

AERO

CORPORATE CENTER
8875 AERO DRIVE

103,470 SQUARE FOOT TWO STORY
FLEX/OFFICE BUILDING FOR LEASE



Conceptual Plan



Voit
REAL ESTATE SERVICES

AERO

CORPORATE CENTER

8875 AERO DRIVE

103,470 SF TWO STORY BUILDING FOR LEASE



PROPERTY FEATURES

- 103,470 SF two story building on 3.71 acres
 - 1st Floor - 54,870 SF
 - 2nd Floor - 48,600 SF
- 15'+ clear height
- Grade loading
- Fully sprinklered
- 4/1,000 parking ratio
- Great visibility and frontage on Aero Drive

FLEX HEADQUARTERS FACILITY

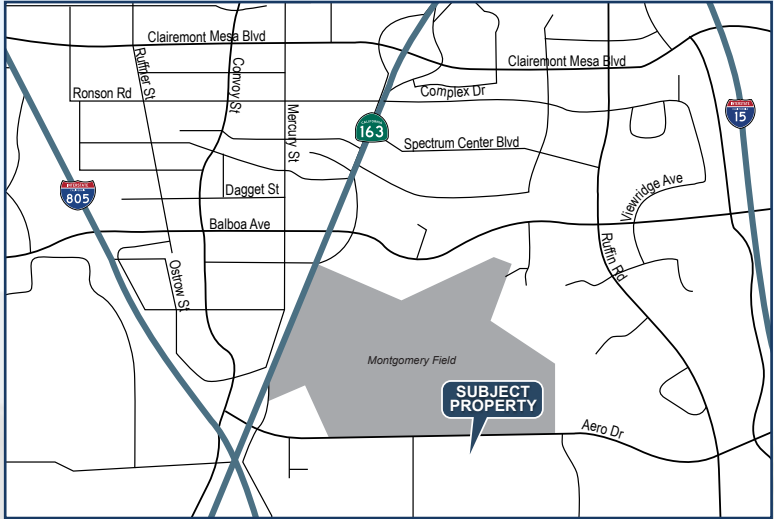
- Building is designed for corporate office with R&D, light manufacturing and/or warehouse capability
- Exterior and interior can be enhanced for image conscious tenants

OFFICE HEADQUARTERS FACILITY

- Building has design plans to convert 1st floor to attractive corporate office space, in addition to existing 2nd floor office.

LEASE RATE: Negotiable

FIRST FLOOR | FLOOR PLAN



SECOND FLOOR | FLOOR PLAN



Conceptual Plans



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