

OFFICE/FLEX SPACE FOR LEASE

# MUIRTEC II

2840 Howe Road, Martinez, CA

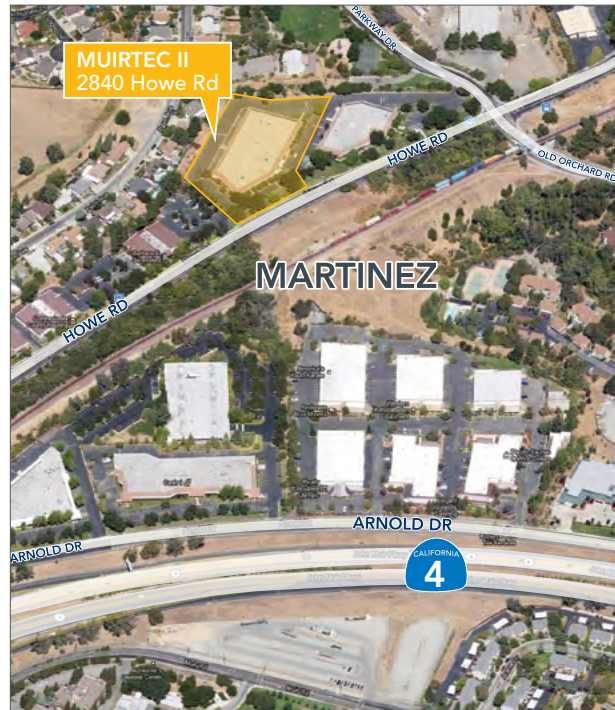


## AVAILABLE SPACE

- Suite E: **±9,672 RSF** (100% Office)  
\$1.45 IG per sf/month

## PROPERTY HIGHLIGHTS

- Finished ceiling: **±9'** in office area
- Clear Height: **±14'** in warehouse area
- Grade-level truck door available to each suite
- Conveniently located to retail, Highway 4 & I-680
- Parking Ratio: **±3.7 / 1,000**
- Additional on-street parking available
- Fully sprinklered



## LEASING INFORMATION

**Bob Maderious**  
Senior Vice President  
925.357.2010  
bob.maderious@transwestern.com  
Lic 00616136

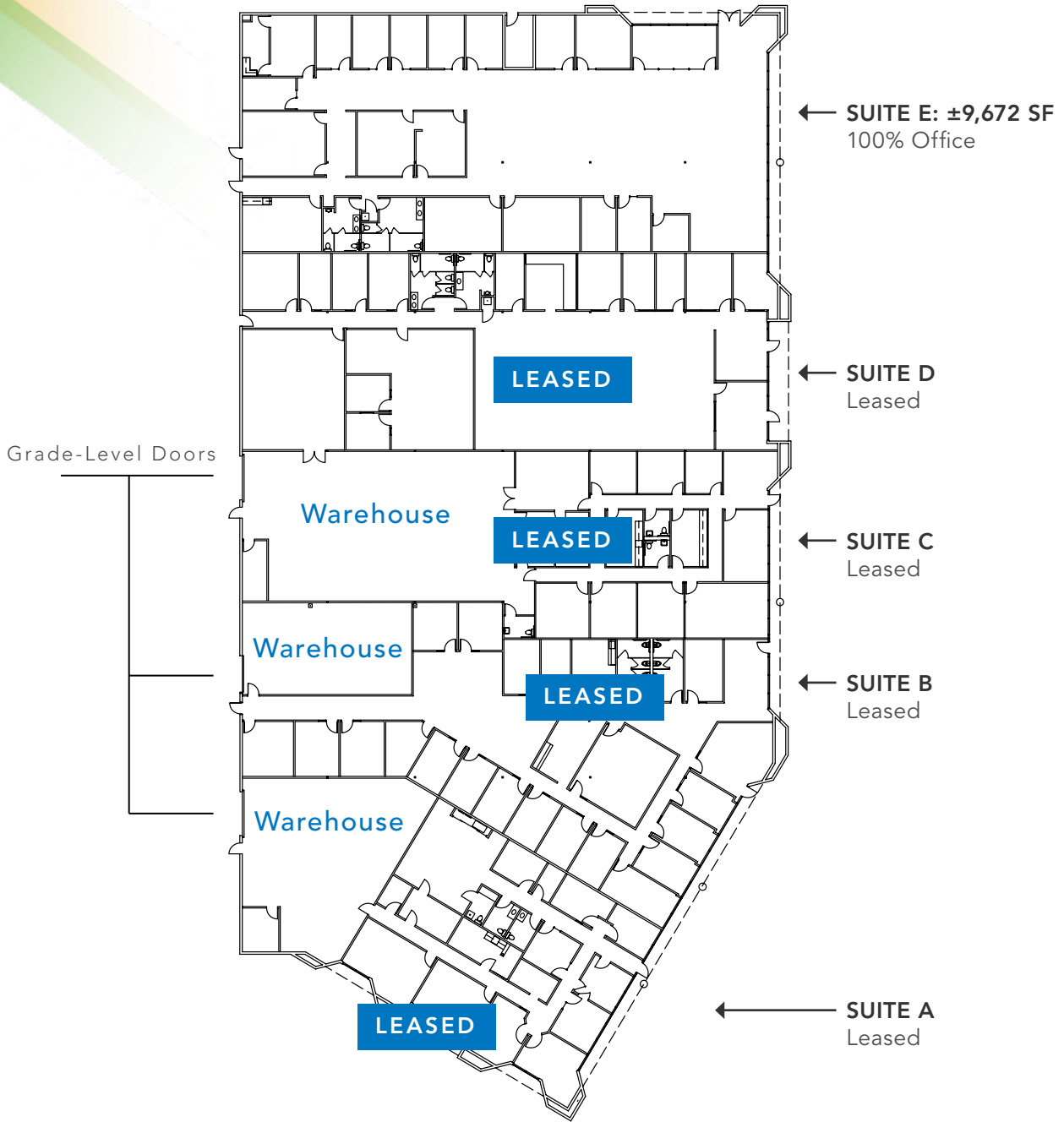
**Thomas Caple**  
Vice President  
925.357.2018  
tom.caple@transwestern.com  
Lic 01089011



500 Ygnacio Valley Road, Ste. 100  
Walnut Creek, CA 94596  
**CA BROKERAGE LIC 01263636**  
T 925.357.2000 F 925.357.2001  
www.transwestern.com/walnutcreek

SITE PLAN

Plans not to scale



LEASING INFORMATION

**Bob Maderious**  
Senior Vice President  
925.357.2010  
bob.maderious@transwestern.com  
LIC 00616136

**Thomas Caple**  
Vice President  
925.357.2018  
tom.caple@transwestern.com  
LIC 01089011



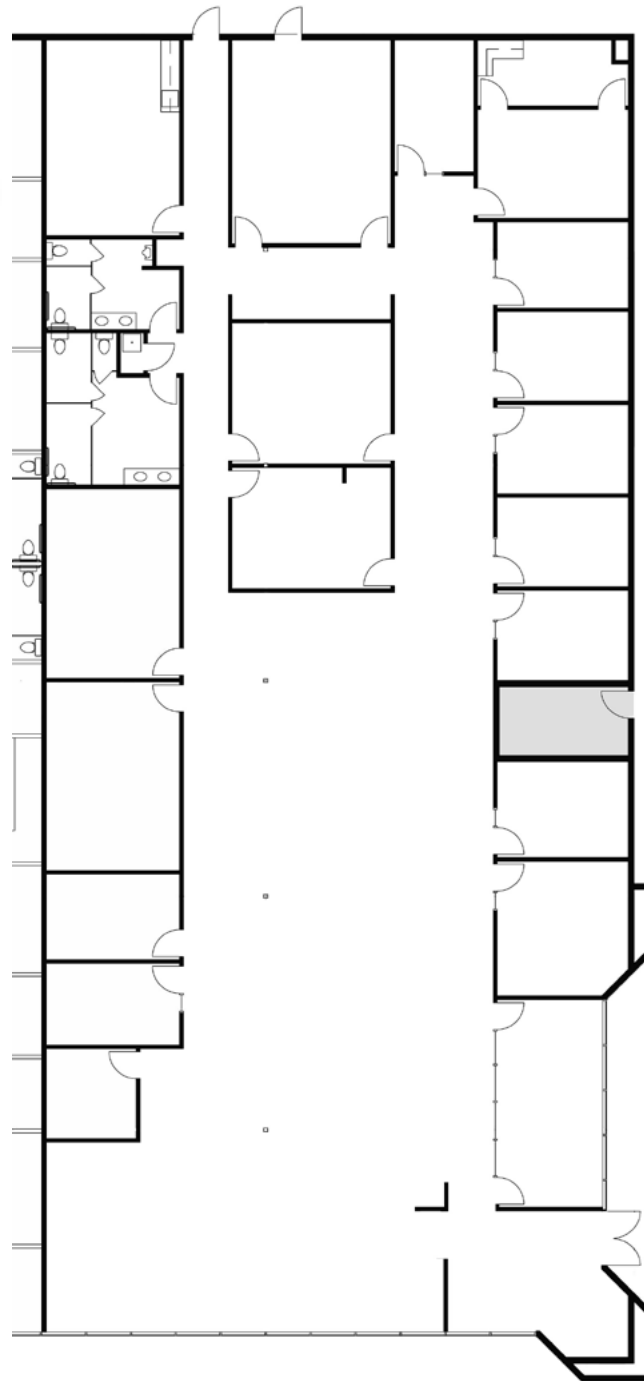
500 Ygnacio Valley Road, Ste. 100  
Walnut Creek, CA 94596  
CA BROKERAGE LIC 01263636  
T 925.357.2000 F 925.357.2001  
www.transwestern.com/walnutcreek

OFFICE/FLEX SPACE FOR LEASE | MUIRTEC II

2840 Howe Road, Martinez, CA

SUITE E: ±9,672 SF (100% Office)

Plans not to scale



LEASING INFORMATION

**Bob Maderious**  
Senior Vice President  
925.357.2010  
bob.maderious@transwestern.com  
LIC 00616136

**Thomas Caple**  
Vice President  
925.357.2018  
tom.caple@transwestern.com  
LIC 01089011



500 Ygnacio Valley Road, Ste. 100  
Walnut Creek, CA 94596

CA BROKERAGE LIC 01263636  
T 925.357.2000 F 925.357.2001

[www.transwestern.com/walnutcreek](http://www.transwestern.com/walnutcreek)