

FOR SALE/LEASE

11480 Sunrise Gold Circle

Rancho Cordova, CA



UNIT 5
±2,771 SF

\$350,000

\$1,800/mo NNN

CONTACT

Jay Richter, CCIM

Vice President

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LIC #01305696

Sean Gallinger

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RANCHO CORDOVA INDUSTRIAL CONDOMINIUM

Unit 5: ±2,771 SF

Sale Price: \$350,000 (\$126/PSF)

Lease Rate: \$0.65/PSF NNN

Zoned M-1, Industrial (as per public records)

12' x 12' GL Door

Building signage

16' Clear Height

Glass front entry and window line, new facade and newer roof

Ready for improvements

Located just one block from the signalized intersection of Sunrise Blvd and Sunrise Gold Circle



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FLOOR PLAN (NOT TO SCALE)

Available - Suite 5

Sale Price: \$350,000 (\$126/psf)

2,771 Total SF

Lease Rate: \$1,800/Month, Gross (\$0.65/SF)

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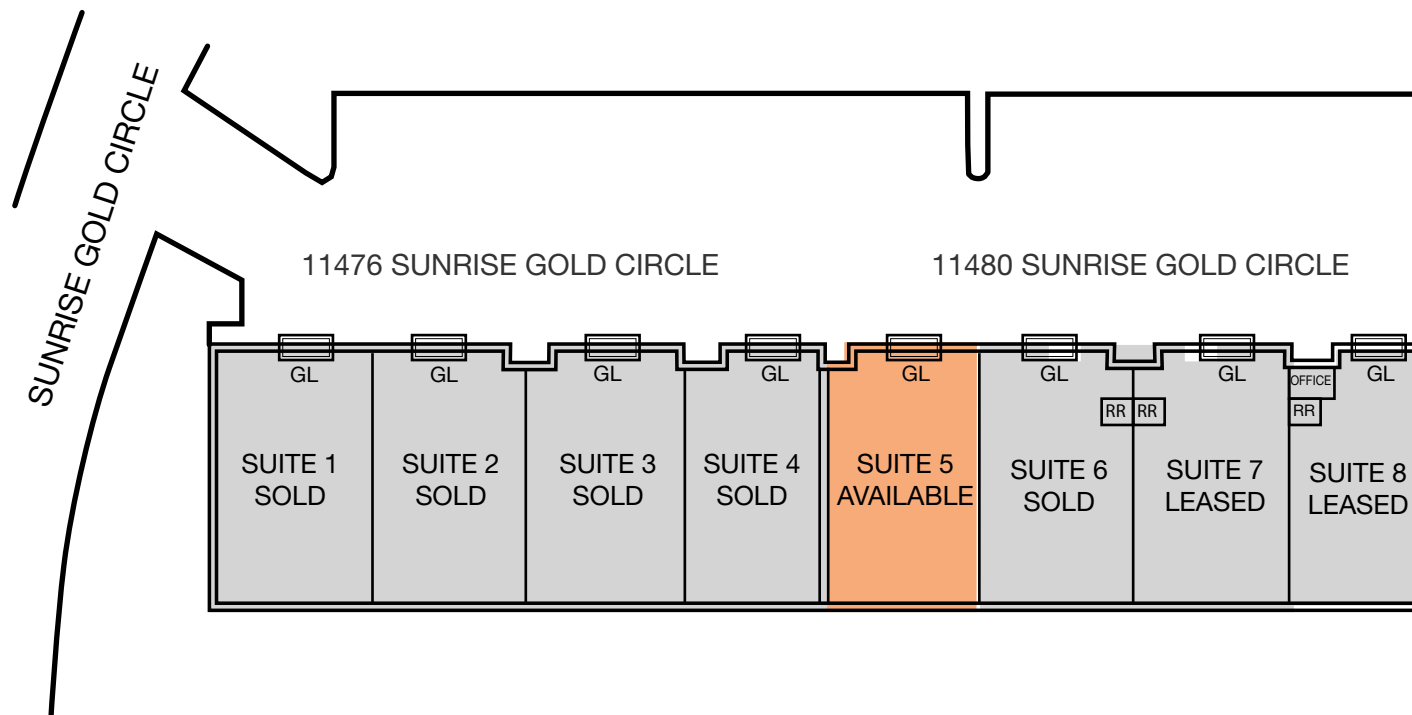
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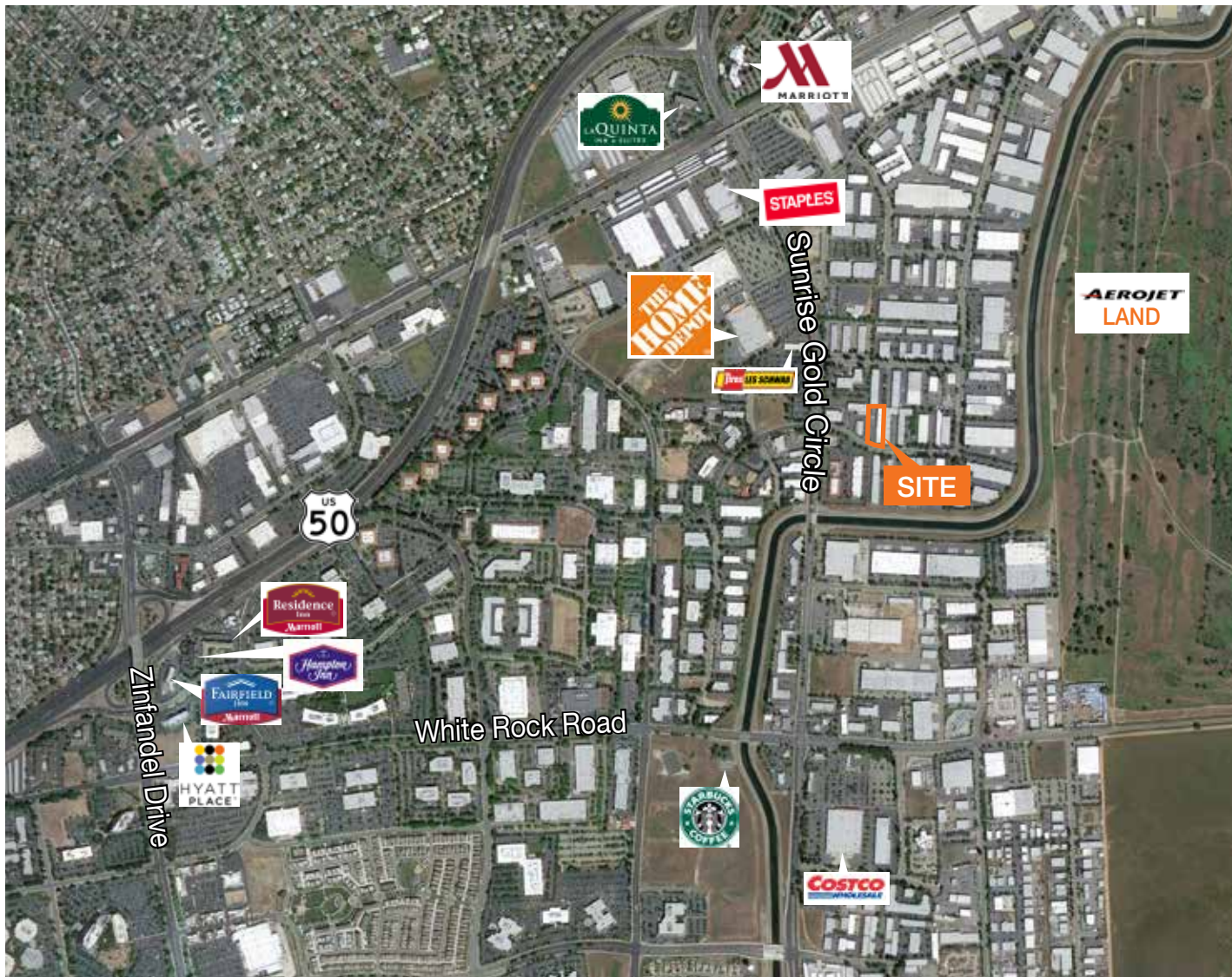
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AREA OVERVIEW



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