

EAST INDUSTRIAL BAY



FOR LEASE ±43,948 SF INDUSTRIAL SPACE

7041 LAS POSITAS ROAD, SUITE F, LIVERMORE, CA 94551

LOCAL EXPERTISE. INTERNATIONAL REACH. WORLD CLASS.



LEASED

SUITE F
±43,948 SF

Available
11/01/2025

LEASED

SUITE A/B
±59,701 SF

Available Now

** See Separate Flyer**

LAS POSITAS ROAD



Available November 1, 2025

PROPERTY HIGHLIGHTS



Suite F: ± 43,948 SF Industrial Space



± 4,233 SF of existing Office Space including four (4) private offices, open office, break room and two (2) restrooms



Min. Clear Height: 24 feet



Power: 600 Amps, 480 Volt, 3 Phase (Tenant to verify)



Eight (8) 10'x10' dock level doors
One (1) 12'x14' Grade Level door



Column spacing: 40'x50'



Fully insulated warehouse



Lease rate: \$1.05/SF plus \$0.23psf NNN

- Pit levelers in place
- Motion sensor T-5 lighting
 - Skylights

7041
LAS POSITAS ROAD



Suite F: ±43,948 SF



MATTRESS FIRM

amazon

Veritiv

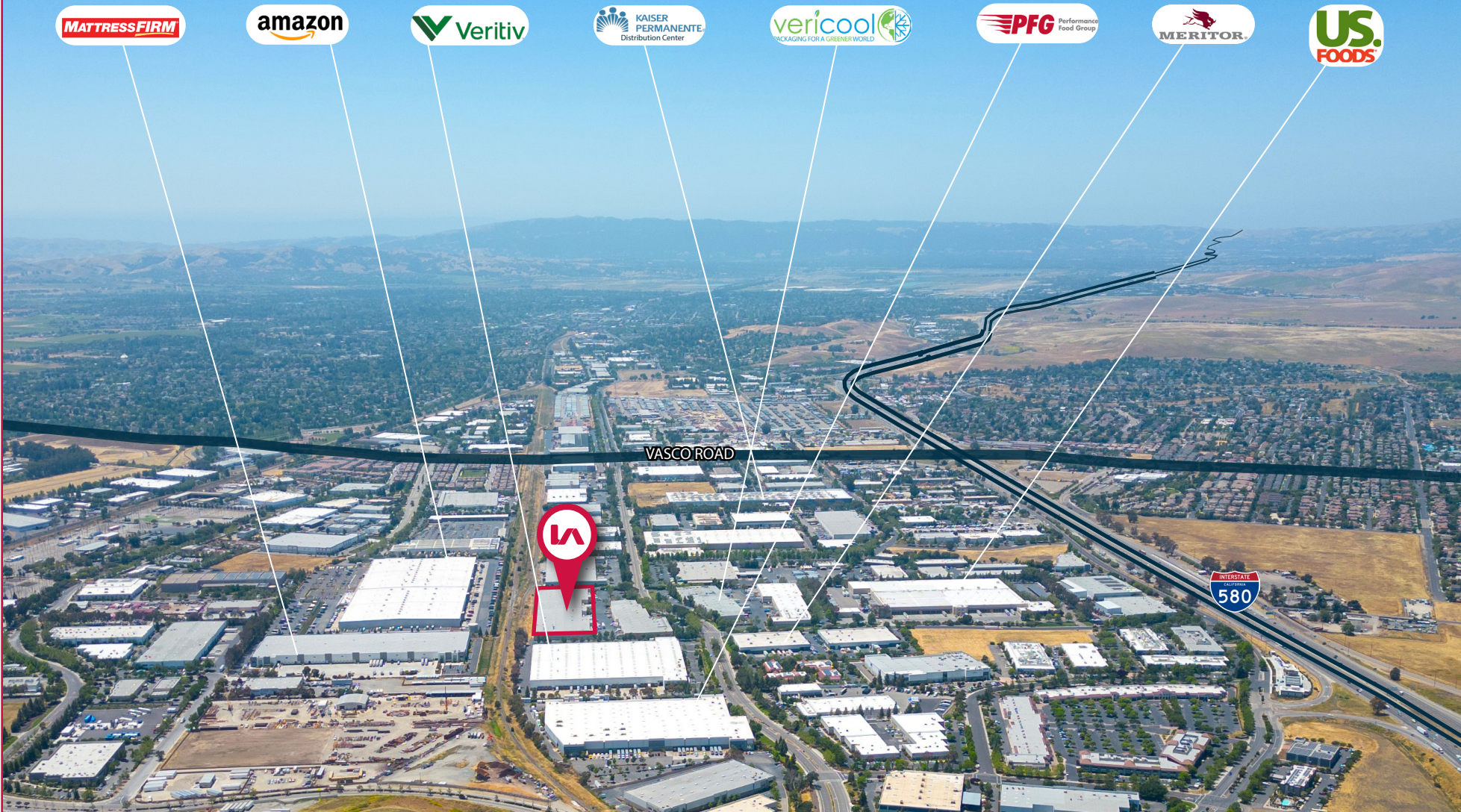
KAISER PERMANENTE
Distribution Center

vericool
PACKAGING FOR A GREENER WORLD

PFG
Performance Food Group

MERITOR

US
FOODS



VASCO ROAD

INTERSTATE
580

DEMOGRAPHICS:

	15 MILES	30 MILES	45 MILES
2023 Total Population	465,706	3,741,303	8,035,515
Total Businesses	16,899	136,314	317,839
Total Employees	205,544	1,580,497	3,621,661
Manufacturing	601 / 3.6%	5,606 / 4.1%	10,776 / 3.4%
Manufacturing Employees	24,950 / 12.1%	218,560 / 13.8%	344,460 / 9.5%
Transportation & Warehousing	337 / 2.0%	3,235 / 2.4%	6,514 / 2.0%
Transportation & Warehousing Employees	2,836 / 1.4%	38,454 / 2.4%	96,854 / 2.7%

AERIAL MAP

REGIONAL MAP

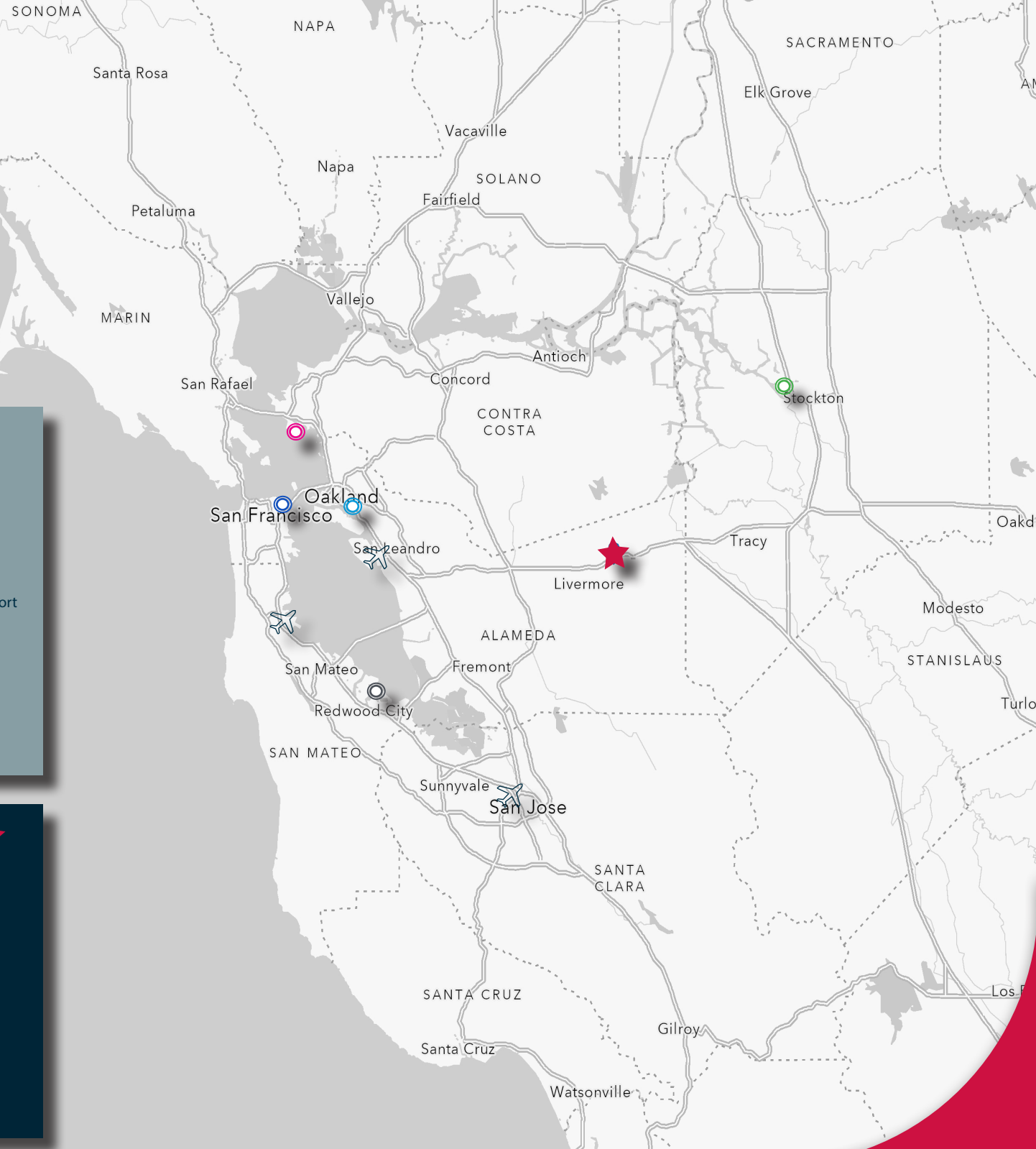
BAY AREA ACCESS TO SITE ★

- 37 miles Port of Oakland
- 32 miles Oakland Airport
- 38 miles Port of Stockton
- 43 miles San Jose Airport
- 47 miles Port of San Francisco
- 49 miles San Francisco Airport
- 48 miles Port of Richmond
- 51 miles Port of Redwood City



WEST COAST ACCESS TO SITE ★

- 84 miles SACRAMENTO
- 648 miles PORTLAND
- 217 miles RENO
- 708 miles PHOENIX
- 337 miles LOS ANGELES
- 733 miles SALT LAKE CITY
- 456 miles SAN DIEGO
- 821 miles SEATTLE
- 524 miles LAS VEGAS
- 1,249 miles DENVER



FOR LEASE

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Sean Offers, SIOR

Principal
soffers@lee-associates.com
925-737-4159
LIC NO 01858116



Blake Dicus

Principal
bdicus@lee-associates.com
925-737-4144
LIC NO 02074870