



INNOVATION
PROPERTIES
GROUP

ipgsf.com

SUITE 105

1933 Davis St. San Leandro CA

22,711 SF

Ground Floor Industrial/Flex

GATE 510

State Of The Art
R&D Campus

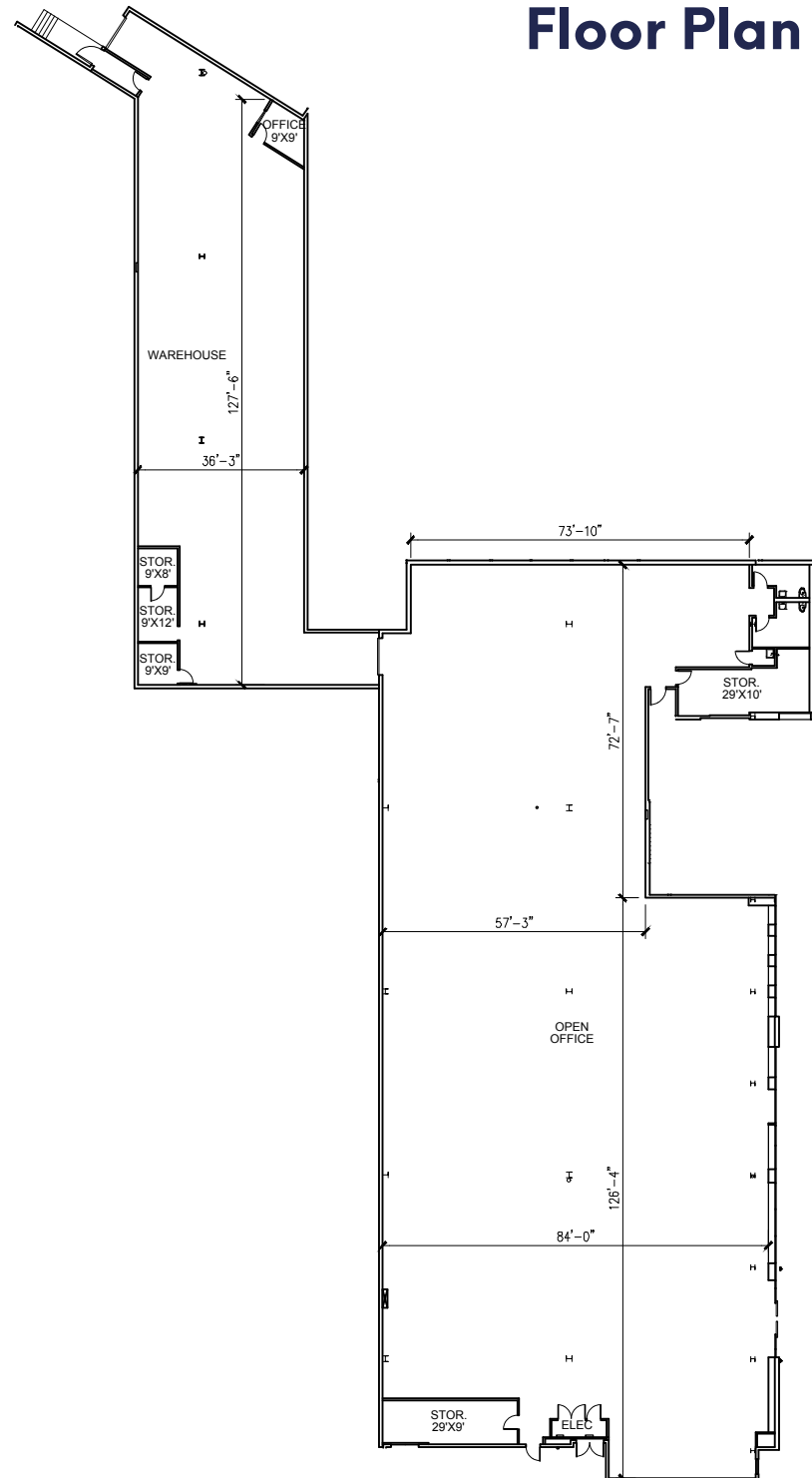


Suite: 105
SF: 22,711

Space Features:

- Can be combined with Suite 102 for an additional 11,443 SF totaling 34,154 SF
- Ground Floor with window lined entry • Parking directly in front
- 1 Dock High Roll up
- Formally an Office Depot
- Industrial / Flex / Retail use
- 400 amps @ 480v
- Science-Focused Campus Ideal For Climate Tech, Life Sciences, EV, Ag-Tech, Lab, Biotech, AI, Health Tech, Robotics, Cleantech, Chemistry, Medical Device, Food Science, Drone Tech, VR.
- Robust HVAC System Heavy Power
- Flexible Opportunity
- Landlord Will Build To Tenants Spec Requirements

Floor Plan & Specs





Many Commute Options



- Oak Airport (7 Minutes)
- UCSF Mission Bay (28 Minutes)
- Downtown SF (22 Minutes)
- Ferry (11 Minutes)
- Alameda (16 Minutes)
- Emeryville (18 Minutes)
- UC Berkeley (23 Minutes)

san leandro LINKS
Williams e
21st Amendment
Brewery

san leandro LINKS
Davis e
Timothy
(Westgate)

**Bart Shuttle With
Complimentary Wifi
(5 Minutes To SL Bart)**

**Stanford
(43 Minutes)**

— Free BART Shuttle ● Shuttle Stop



For leasing information

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