

8145 SIGNAL COURT
SACRAMENTO, CA
FOR LEASE
1,973 SF WAREHOUSE SUITE

ETHAN CONRAD
PROPERTIES INC.



VIEW VIRTUAL TOUR

FOR MORE INFORMATION CONTACT:

Todd Newburn
DRE: #01226238
tnewburn@ethanconradprop.com

Ethan Conrad
DRE: #01298662
ethan@ethanconradprop.com

916.779.1000

FEATURES:

- 16' clear height
- Suites have 100-200 amps, 120/208v, 3-phase power
- Conveniently located off Power Inn Rd
- Zoned M2 which is a flexible zoning
- Secured, outdoor parking available

PROPERTY DETAILS:

Well maintained property conveniently located in the South Sacramento industrial submarket.

Large, front fenced, paved yard allows for circulation and parking. Building is fully sprinklered.



LEASE RATE:

Suite E: 1,973 SF \$1,874.00 (\$0.95 PSF, NNN)

NNN costs are approximately \$0.14 PSF.

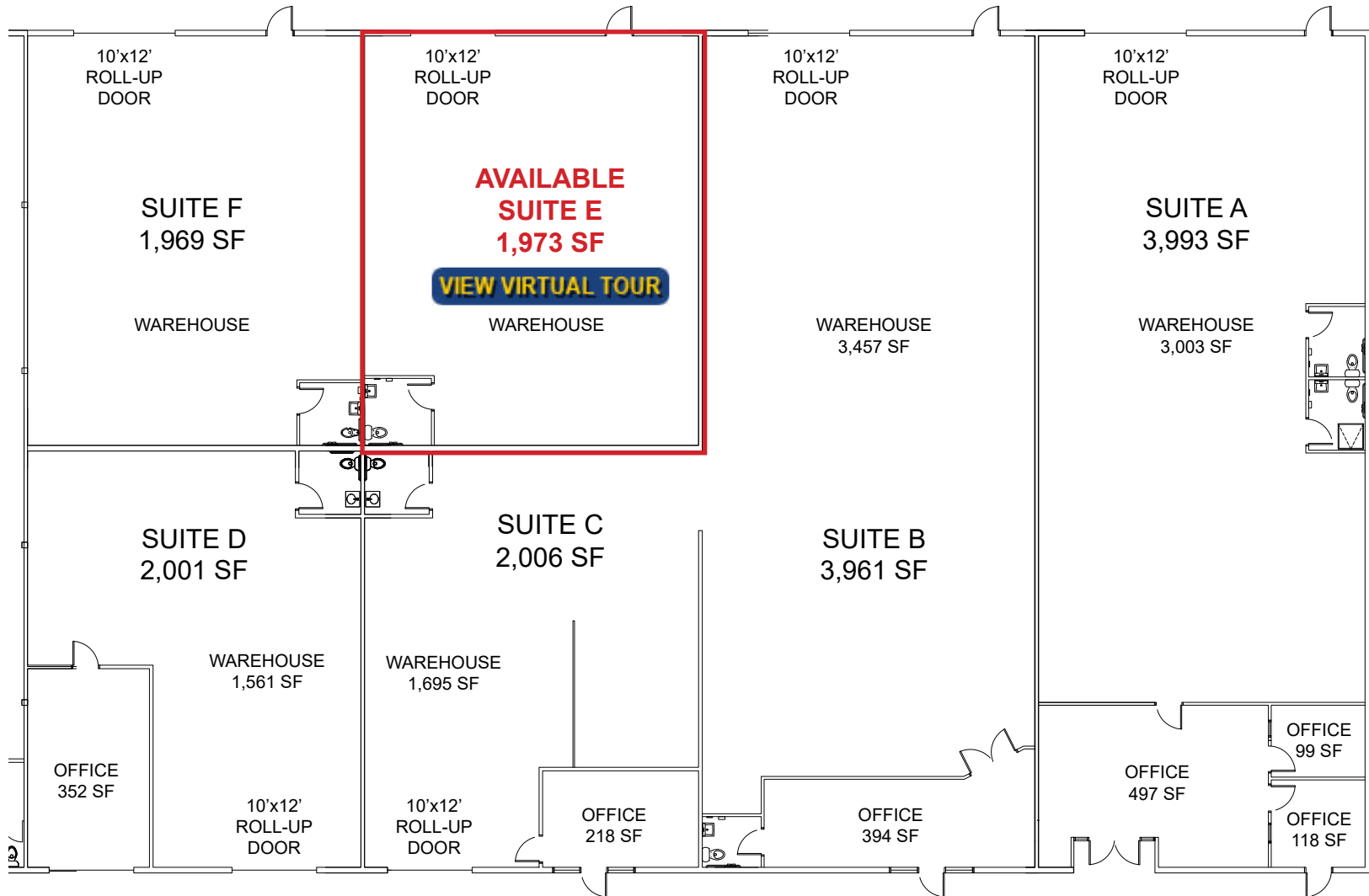
ETHAN CONRAD PROPERTIES, INC.

1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | 916.779.1000

www.ethanconradprop.com

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FLOOR PLAN



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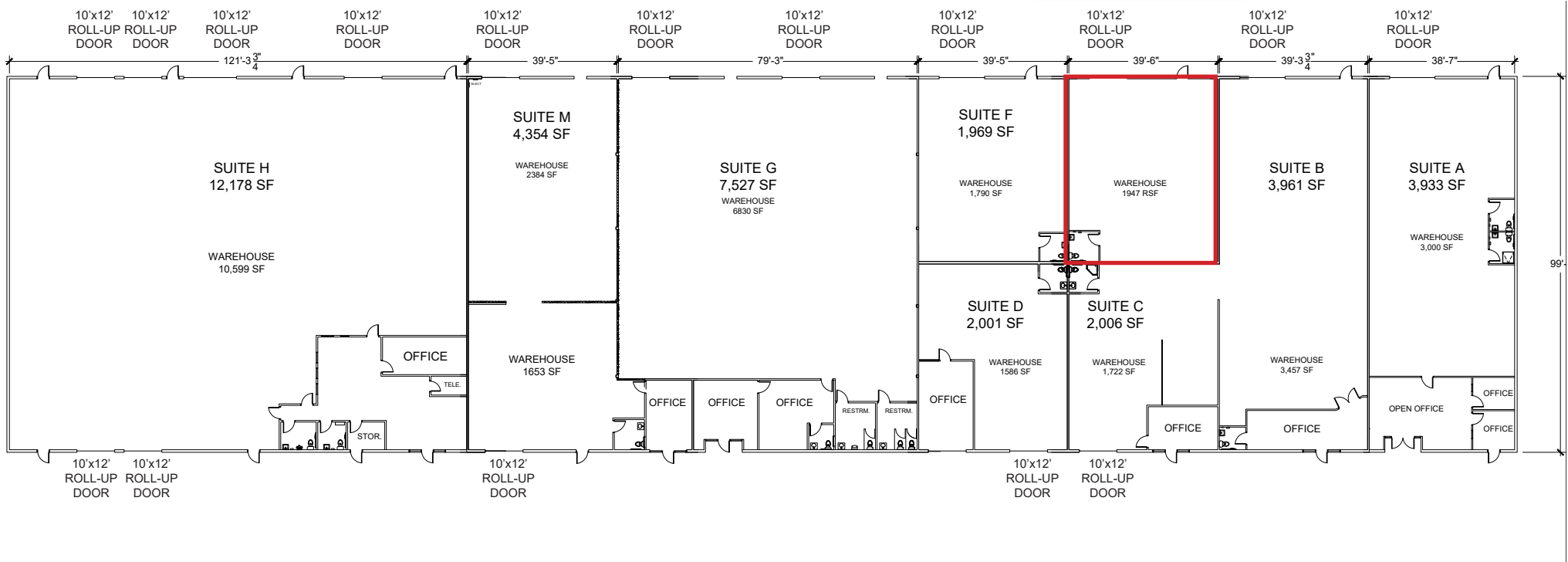
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SITE PLAN

AVAILABLE
SUITE E
1,973 SF

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