



Warehouse Space
For Lease

3701 Collins Ave, Richmond, CA- 94806

3701 Collins Ave | Suite 4B

Street Address	3701 Collins Ave, Richmond, CA- 94806
Unit Size	4620 sf
Lease Rate	\$1.30/sf or \$6,006/mo Plus Operating Expenses
Security Deposit	Equal to last month's rent
Zoning	IL- Light Industrial
Available	4/30/2026

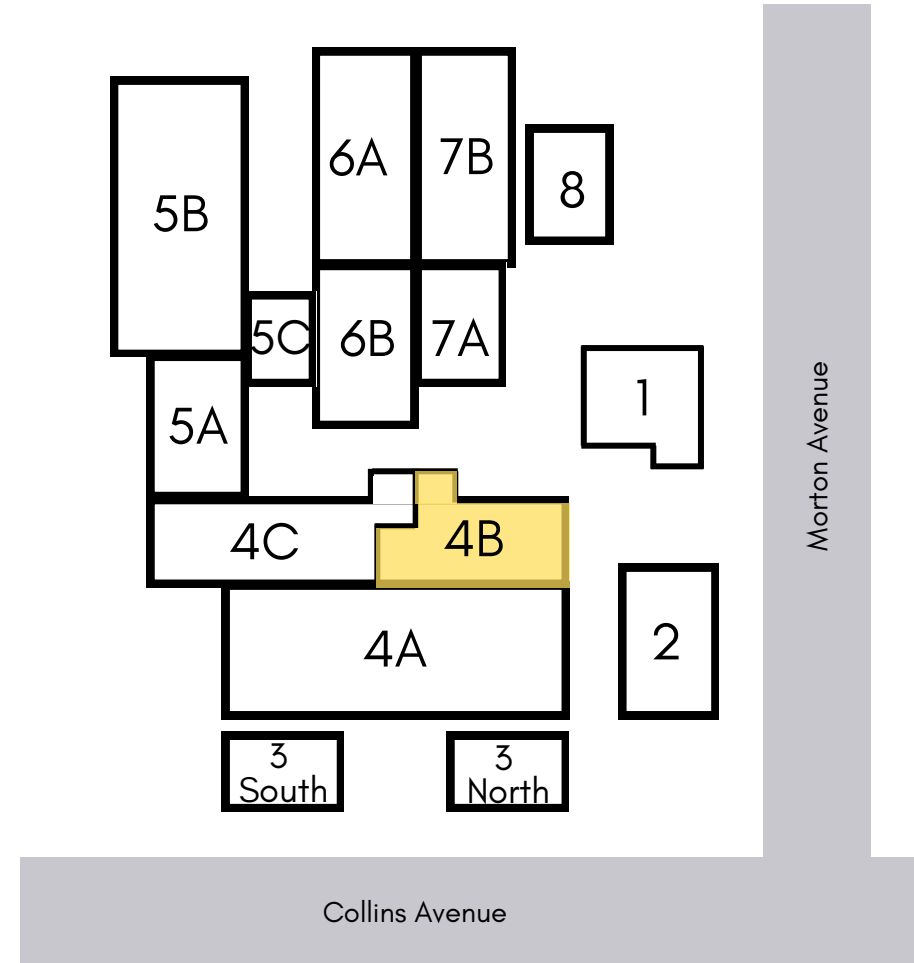
Space Features

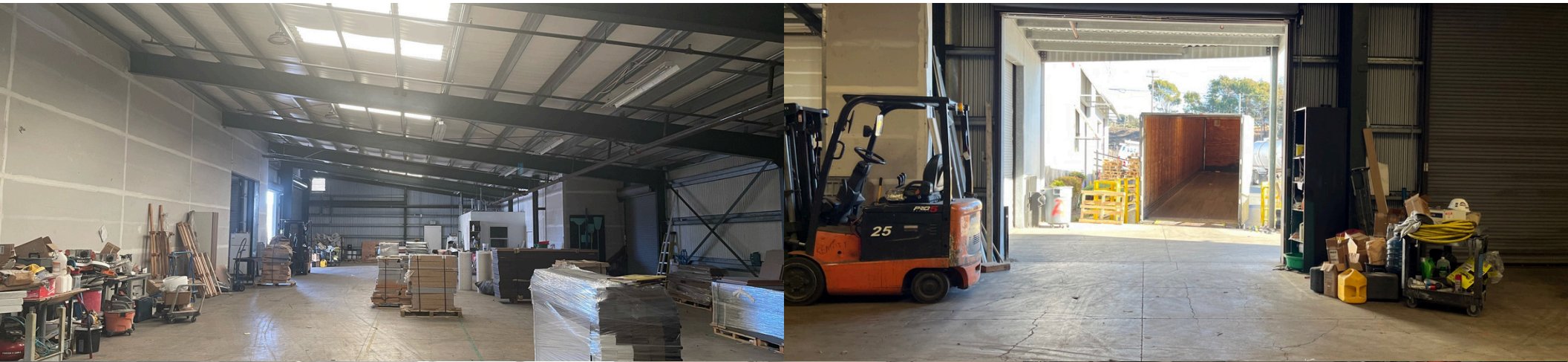
- First Floor:
 - 2 Private Offices (450 sf)
 - HVAC system included
- Warehouse:
 - Open floor plan with slanted ceiling (4260 sf)
 - 1 Grade-level, roll-up door
 - 1 Elevated roll-up door
 - 3- Phase Power
 - ADA-compliant common bathroom
 - Personnel door
 - LED lighting
 - Fully sprinklered system

Property Features

- Located in a newer, well-maintained industrial park
- Access to shared loading dock
- LED lighting throughout
- Separately metered PG&E
- Secure, private mailbox
- High-speed internet available from Comcast or AT&T
- Surveillance system throughout the property
- Locked gates surrounding the property with 24/7 tenant access

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Richmond, California

Richmond, California is a strategically located city in the San Francisco Bay Area, making it an ideal choice for businesses seeking convenient access to major transportation networks. Situated in western Contra Costa County, Richmond offers direct access to key highways including Interstate 80 and Interstate 580, enabling efficient travel to Oakland, San Francisco, and Sacramento. The city is also serviced by the Richmond Parkway and close to Highway 4, providing additional east-west connectivity. These routes make Richmond a valuable logistical hub for companies involved in shipping, manufacturing, and distribution.

In addition to its strong highway infrastructure, Richmond is near several vital commercial and industrial hubs. The Port of Richmond offers deep-water shipping capabilities, supporting import/export businesses, while proximity to the Port of Oakland and Oakland International Airport extends global reach. Richmond is also served by BART and Amtrak, facilitating commuter and cargo movement across the region. With its robust infrastructure, competitive commercial real estate rates, and central Bay Area location, Richmond stands out as a practical and cost-effective base for growing businesses.

