

# FOR LEASE • BUILDING 362 A-1

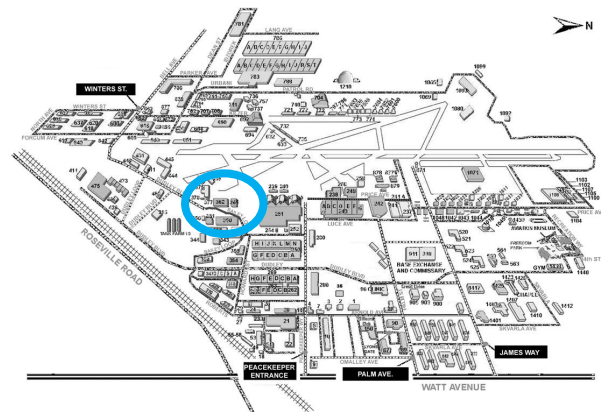
24,575 • 4917 Bailey Loop, McClellan



 Jason Klier • Jennifer Lewis

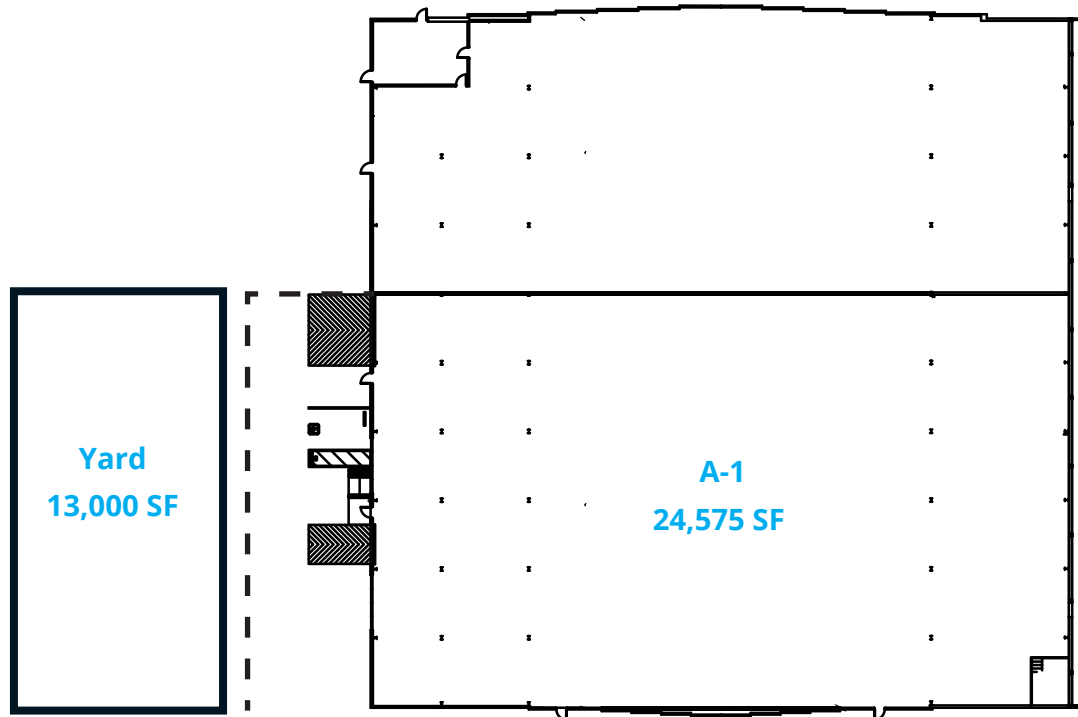
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## Building Features

**Warehouse: 24,575 SF**

**Yard: 13,000 SF**

- ✓ Office space: Build to suit
- ✓ Column spacing: Free span
- ✓ Clear height: 30'+
- ✓ Grade level hangar doors
- ✓ Yard: Yes
- ✓ Fiber ready
- ✓ Building signage opportunity
- ✓ Ample parking: 1:1,000 SF

## Services & Amenities

- ✓ Onsite full service hotel
- ✓ Onsite meeting & event services
- ✓ Onsite full service airport and FBO
- ✓ Onsite restaurants
- ✓ Regional transit shuttle to lightrail
- ✓ Close proximity to Watt & I-80 Freeways
- ✓ 24/7/365 onsite security patrol
- ✓ Residential apartments & homes for rent
- ✓ Full broker cooperation