



Colliers

For Lease

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±4,400 - 18,000 SF
Available

**3200 Orange Grove Ave
North Highlands, CA 95660**

Building Features

- ±20' Clear height
- Easy access to I-80 and Capital City Freeway
- Highway frontage on I-80

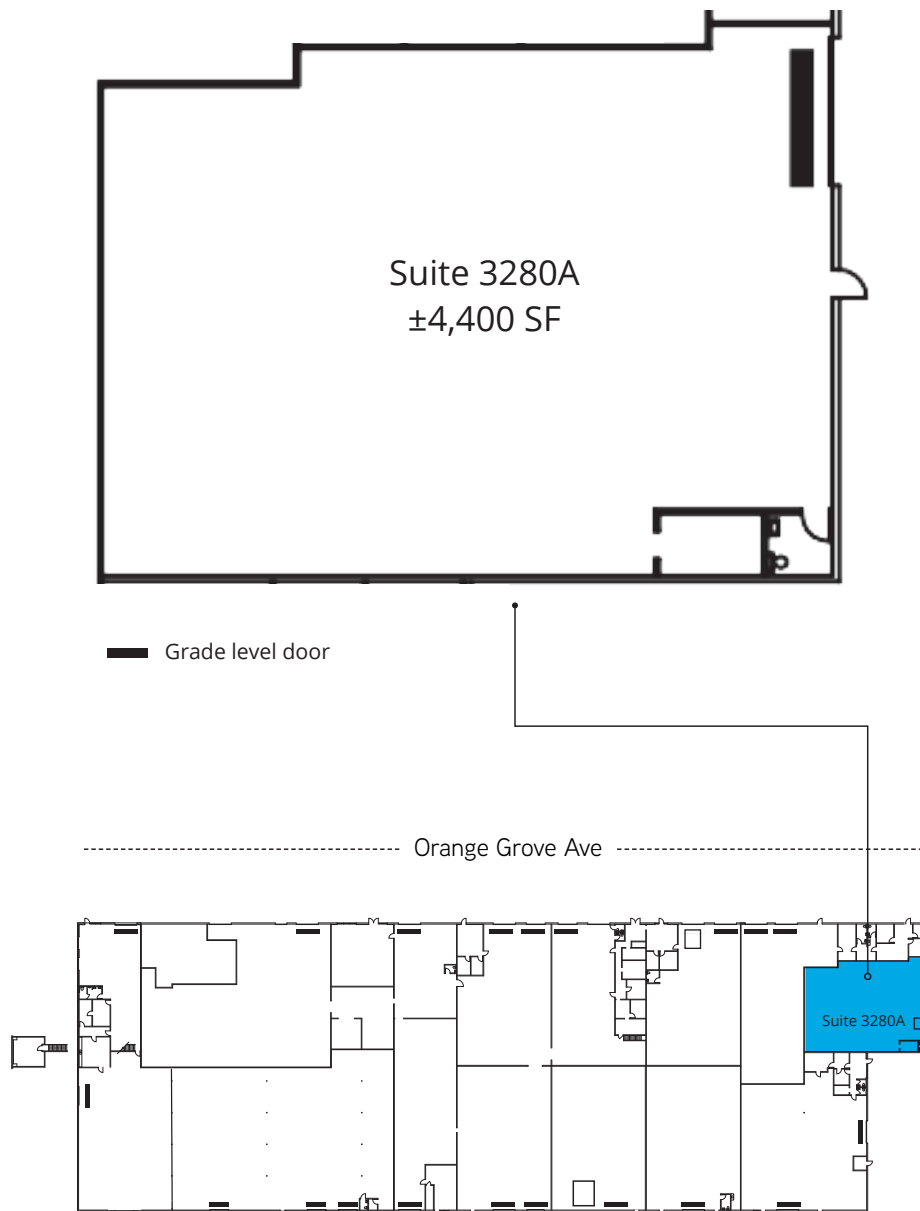
Owned By  **Invesco**

Accelerating success.

Floor Plan

Suite 3280A | $\pm 4,400$ SF

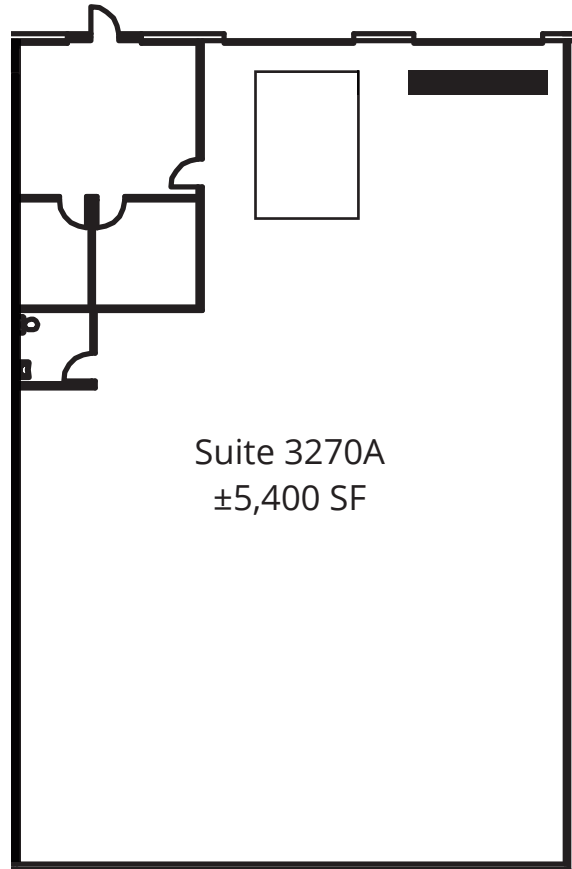
- ± 50 SF Office
- 1 grade level door
- Fenced yard area



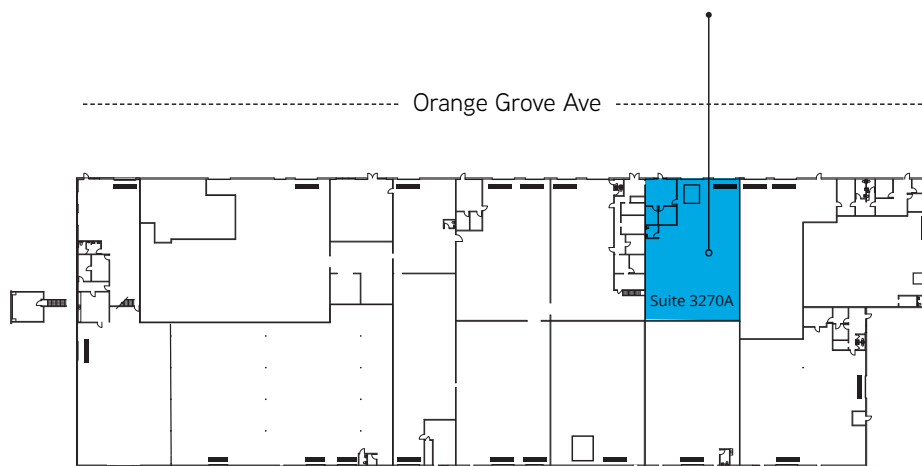
Floor Plan

Suite 3270A | ±5,400 SF

- ±634 SF Office
- 1 dock high door
- 1 grade level door



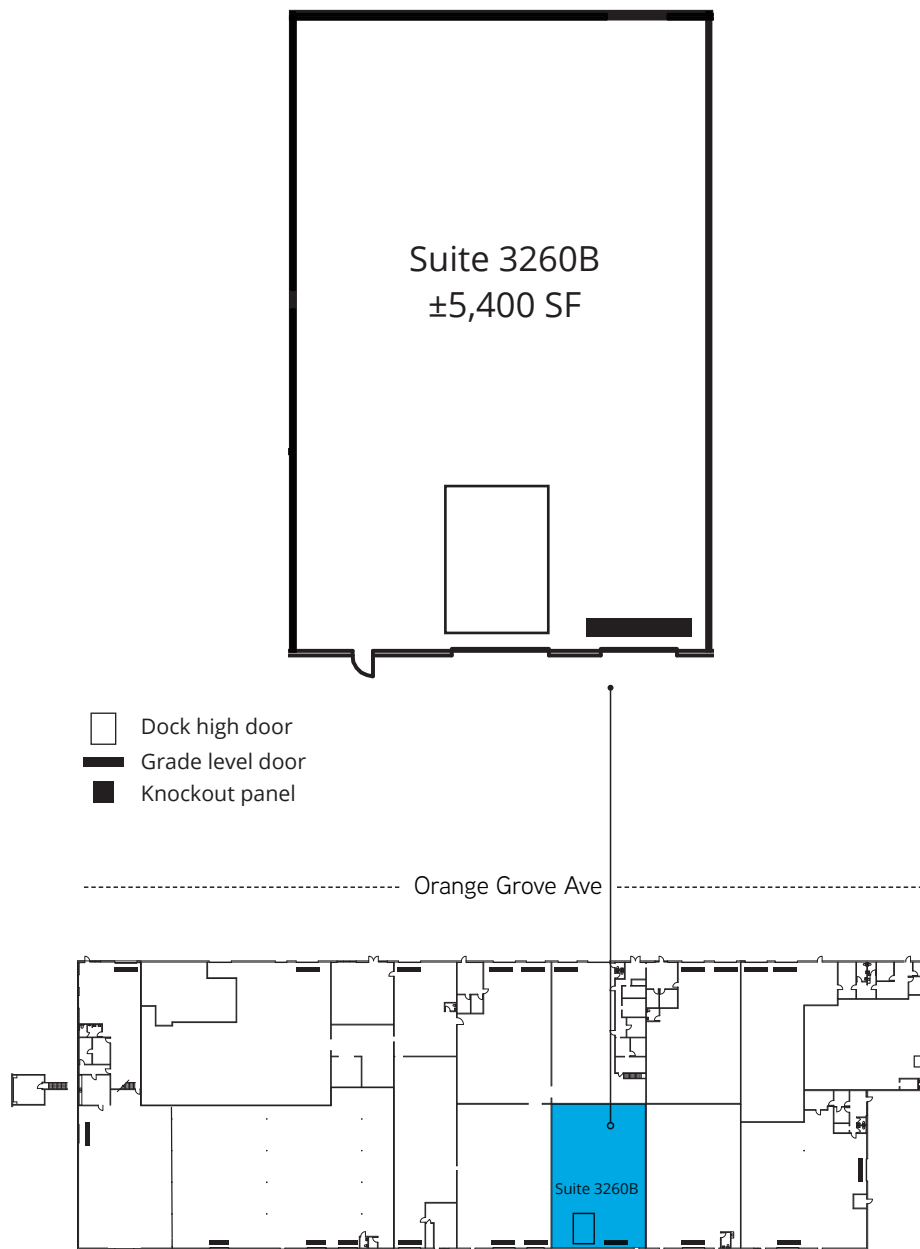
-  Dock high door
-  Grade level door
-  Knockout panel



Floor Plan

Suite 3260B | ±5,400 SF

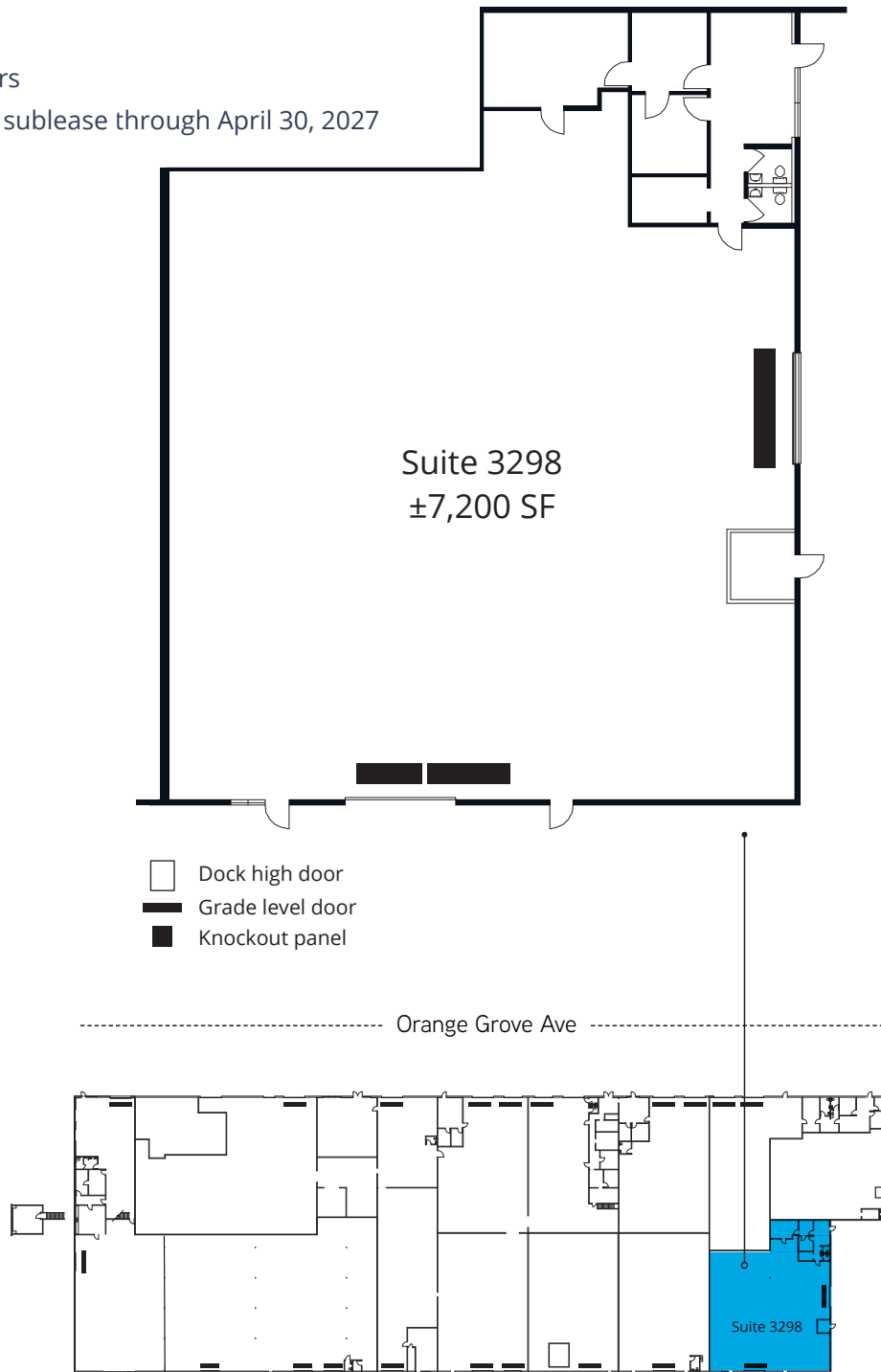
- ±120 SF Office
- 1 dock high door
- 1 grade level door



Floor Plan

Suite 3298 | ±7,200 SF

- ±784 SF Office
- 3 grade level doors
- Also available for sublease through April 30, 2027



Location



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