

# 401 PARR BLVD | RICHMOND, CA

**FOR LEASE**



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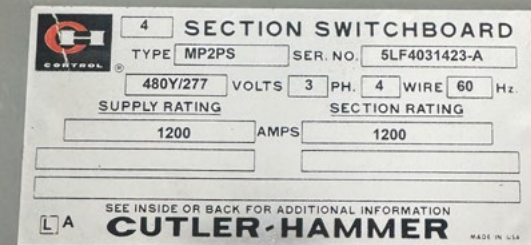
**Heavy Utility Warehouse With Large Electric, Gas & Water Lines  
19,351 SF Warehouse | 1.36 AC Lot | 1200 AMPS 480Y/270 3PH Power**

# PROPERTY DETAILS

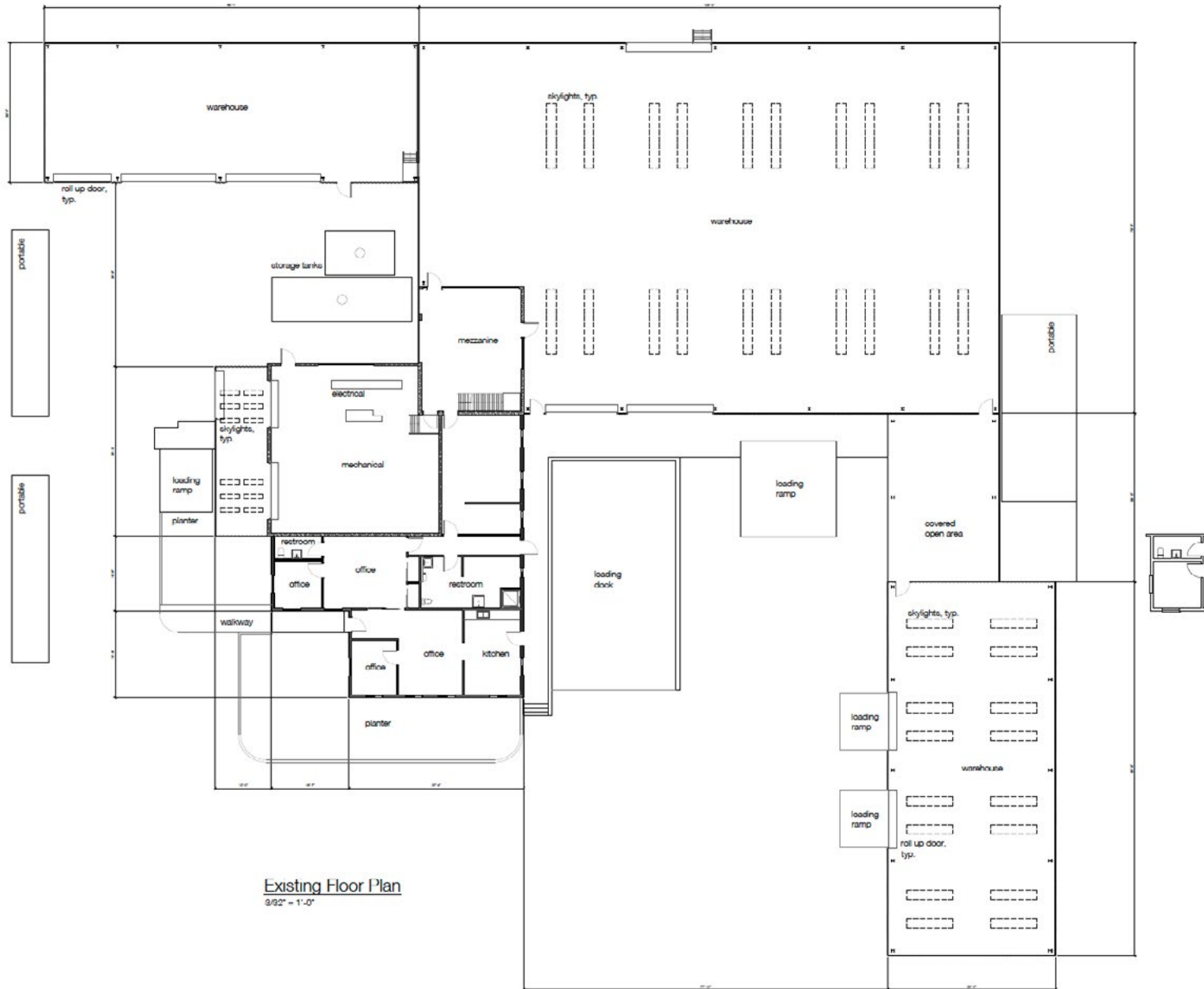


## LEASE RATE: Call Broker

- 19,351 SF Warehouse
- 59,416 SF Lot (1.36 AC)
- 2 Docks
- 8 Roll-Ups
- Heavy Utilities
  - » 1200 AMPS 480Y/270 3PH 4 Wire
  - » Large Gas Line
  - » Large Water Line
- 14-18' Clear Heights
- Fenced and Secured Yard
- Office Space
- Sprinklered
- New LED Lighting
- [Zoning: Light Industrial](#)



# DESIGN SET



Existing Floor Plan  
3/8" = 1'-0"

# GALLERY



# AERIAL VIEW

