



FOR LEASE

±13,832 SF Industrial Space w/ ±25,140 SF Paved/Fenced Yard  
210 LAS ANIMAS AVE, UNIT 2 | GILROY, CA

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# ±13,832 SF Industrial Space

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## ASKING PRICE

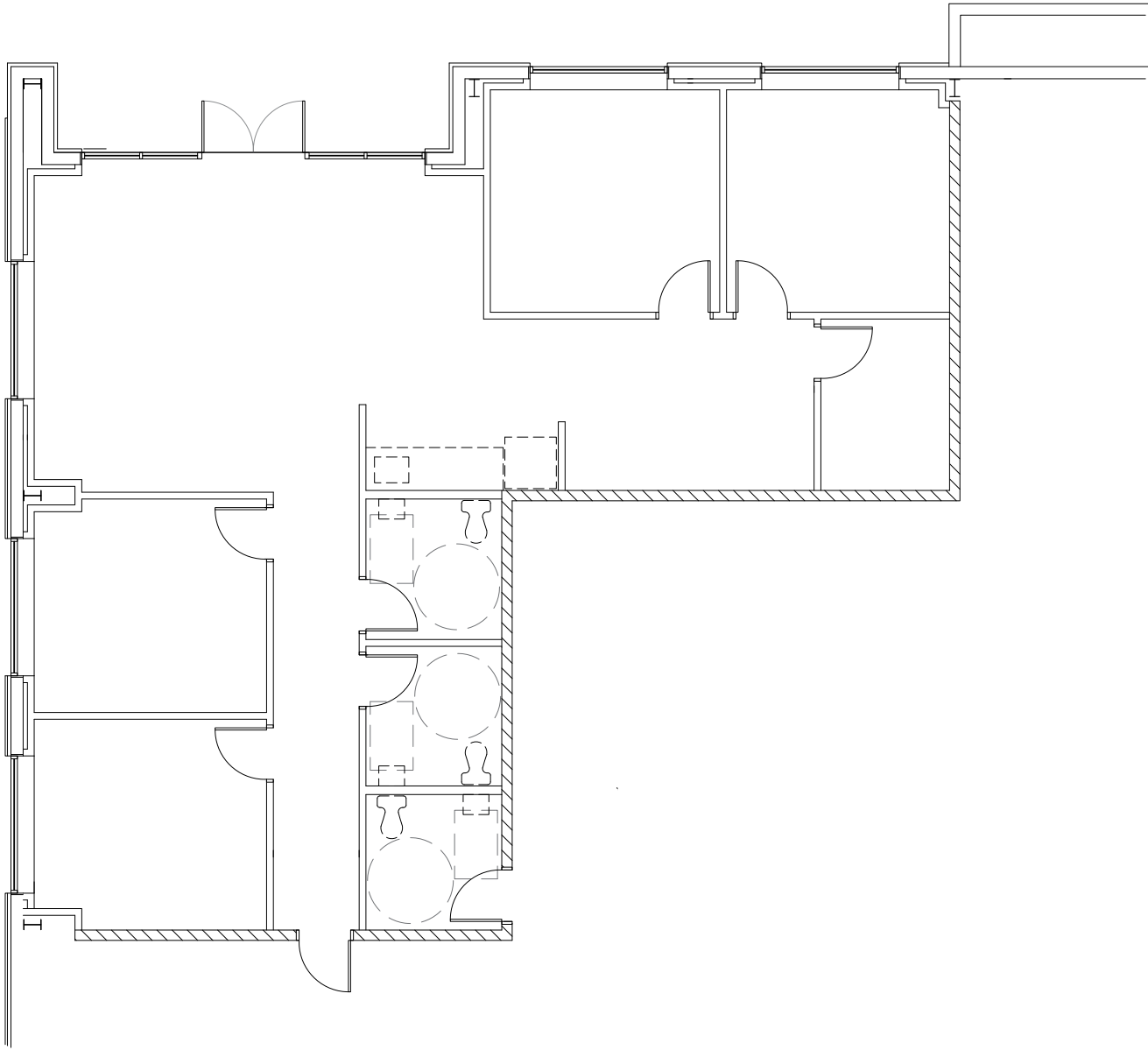
\$1.60/SF/Month, Gross Rent

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- ±25,140 SF Paved/Fenced Yard
- Two 14 x 14 Grade Level Doors
- 21'-23' Clear Height
- 400 Amps @ 480V, 3 Phase Power
- Clear Span Warehouse
- ESFR Sprinklers
- ±15% Office, Remainder Warehouse (±1,800 SF)
- Building Completion end of Q3 2026
- Call Brokers to Tour



# Office Floor Plan

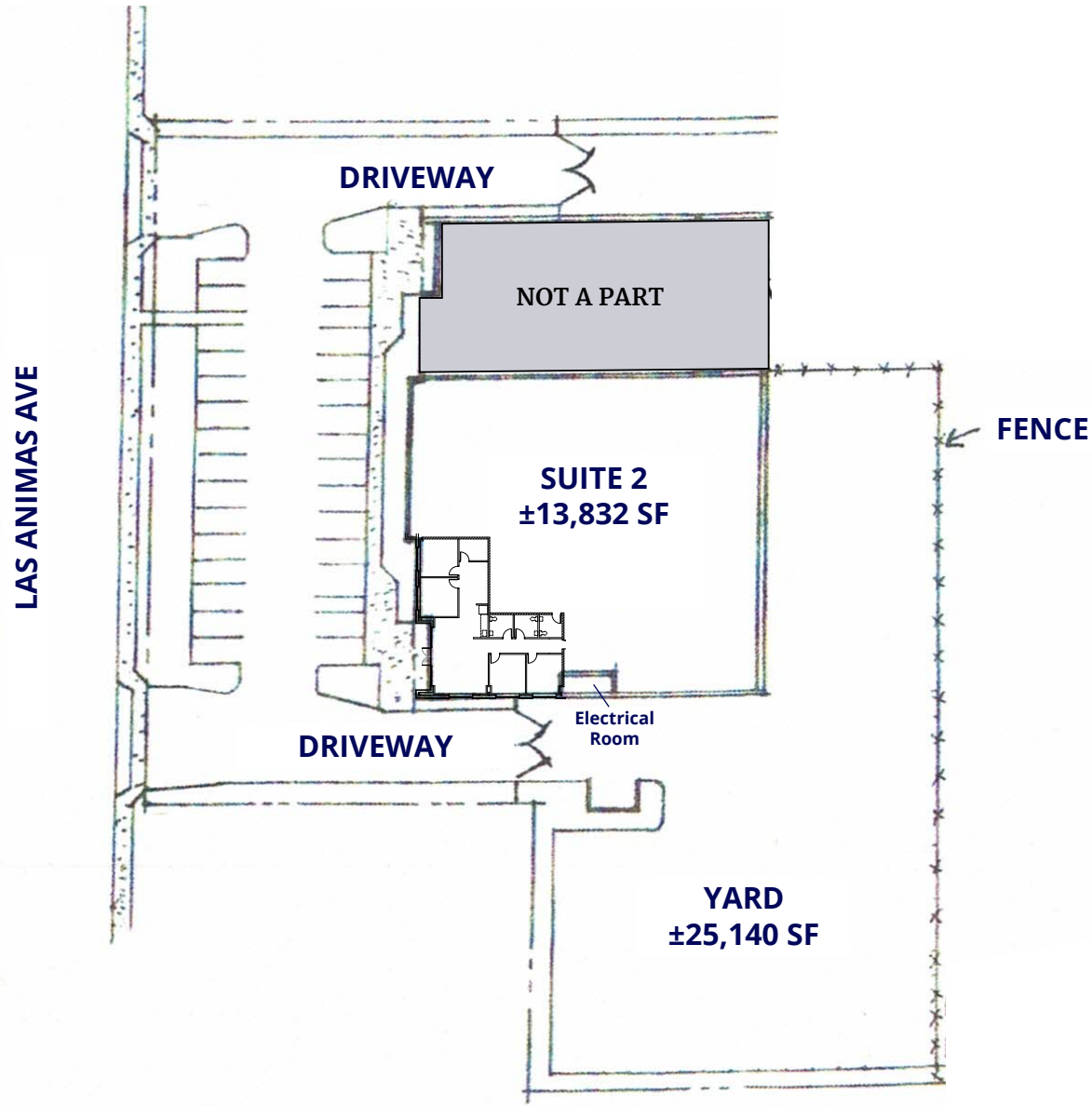


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**±1,800**  
square foot  
office

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# Site Plan



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**±25,140**  
square foot  
yard

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# Location Map



For more information, contact:

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