

FOR SALE**±4.05 ACRES**
GENERAL INDUSTRIAL LAND**Site**1520 LATHROP ROAD
LATHROP, CALIFORNIA**ALLOWABLE USES**

- MANUFACTURING
- TRUCK / TRAILER USES
- INDUSTRIAL YARD
- OUTDOOR STORAGE
- BATTERY MANUFACTURING
- BUILDING MATERIALS
- CEMENT PRODUCTS/
MANUFACTURING
- FOOD PROCESSING/PRODUCTION
- WAREHOUSE/DISTRIBUTION

For full list visit the City of Lathrop Planning
Department website

**PRIME CENTRAL VALLEY /
LATHROP DEVELOPMENT SITE****1520 LATHROP ROAD | LATHROP, CA**

1520 Lathrop Road in Lathrop is zoned General Industrial (City of Lathrop), and has immediate access to I-5. It is ideally positioned in a distribution hub, neighboring many well known corporate occupiers and institutional owners.

San Joaquin County is 2nd in the U.S. for it's concentration of transportation and warehousing employment, and is actively developing itself as a logistics hub. This property, located within San Joaquin County, offers many opportunities for industrial / warehouse users, especially those looking to be connected to the Bay Area and distribution centers at a competitive price.



GREAT LOCATION

EASY ACCESS TO MAJOR ARTERIALS
I-5, I-205, HWY 99 & HWY 120



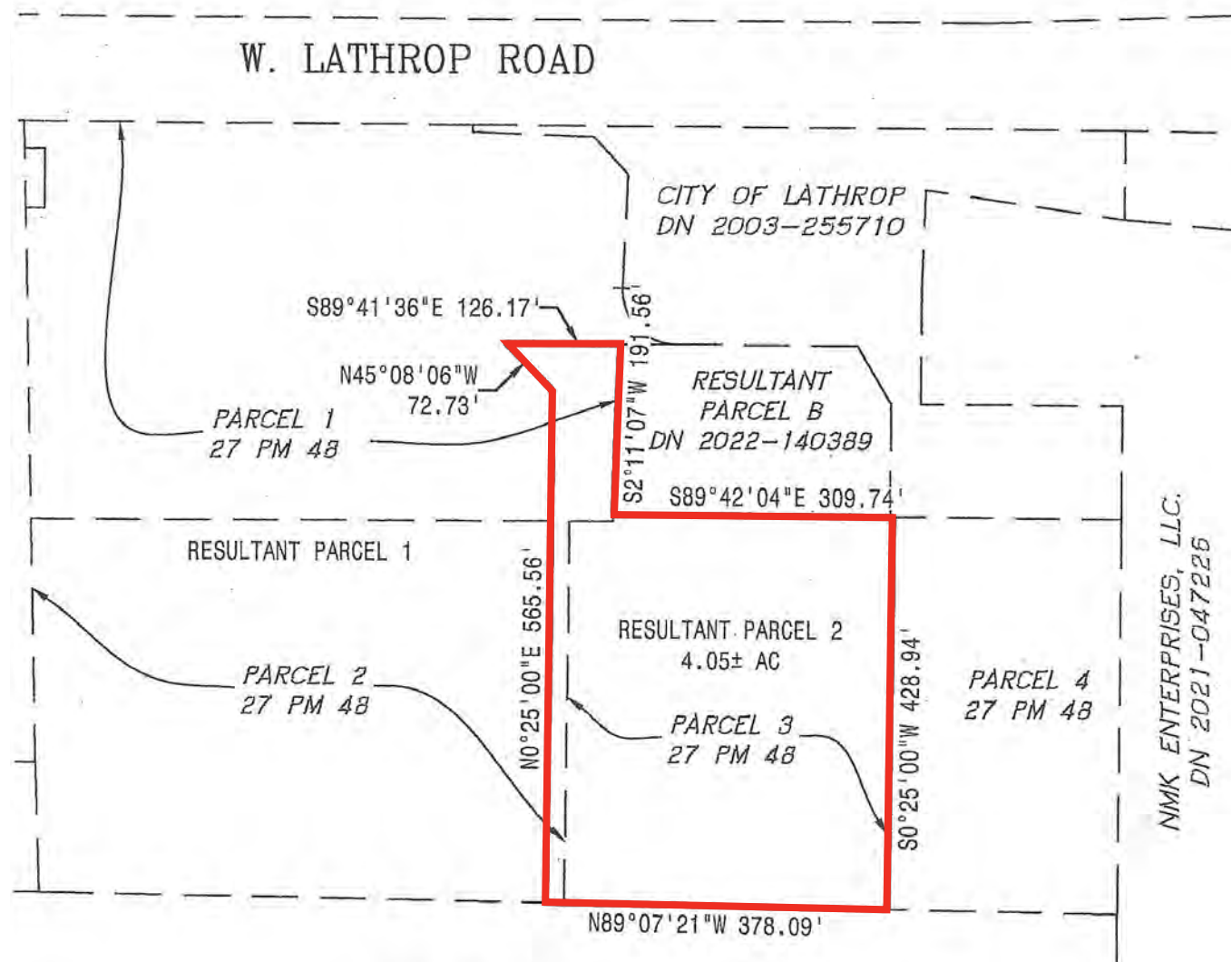
INTERMODAL FACILITIES

WITHIN CLOSE PROXIMITY TO
UP & BNSF INTERMODAL FACILITIES



FREIGHT

MULTIPLE PORTS LOCATED WITHIN
60 MILES OF THE LOCATION







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