

→ **\$1.00 PSF Broker Bonus**

*This offer applies to a 5+ year lease term.

WRIGLEY CREEK INDUSTRIAL PARK

BAY AREA

224 Railroad Avenue
Milpitas, CA 95035



FOR LEASE

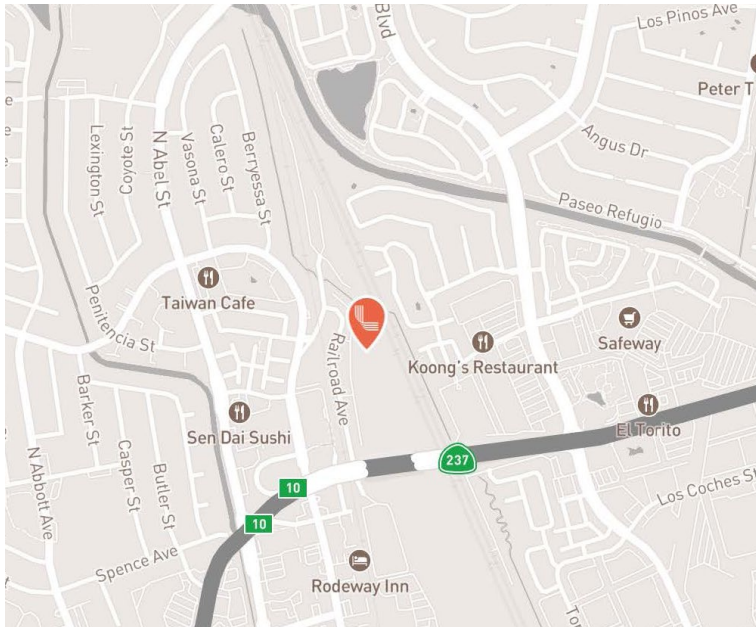
±21,825 SF

UNIT 224



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PROPERTY HIGHLIGHTS

Available Now	±21,825 SF
Office Build Out	10% Office Space
Private Offices	4
Building Updates	Newly Renovated Office Space
Power	200 Amps @ 277/480 Volts
Dock High Doors	4
Grade Level Doors	1
Clear Height	24' to 28'
Parking	±2.0/1,000

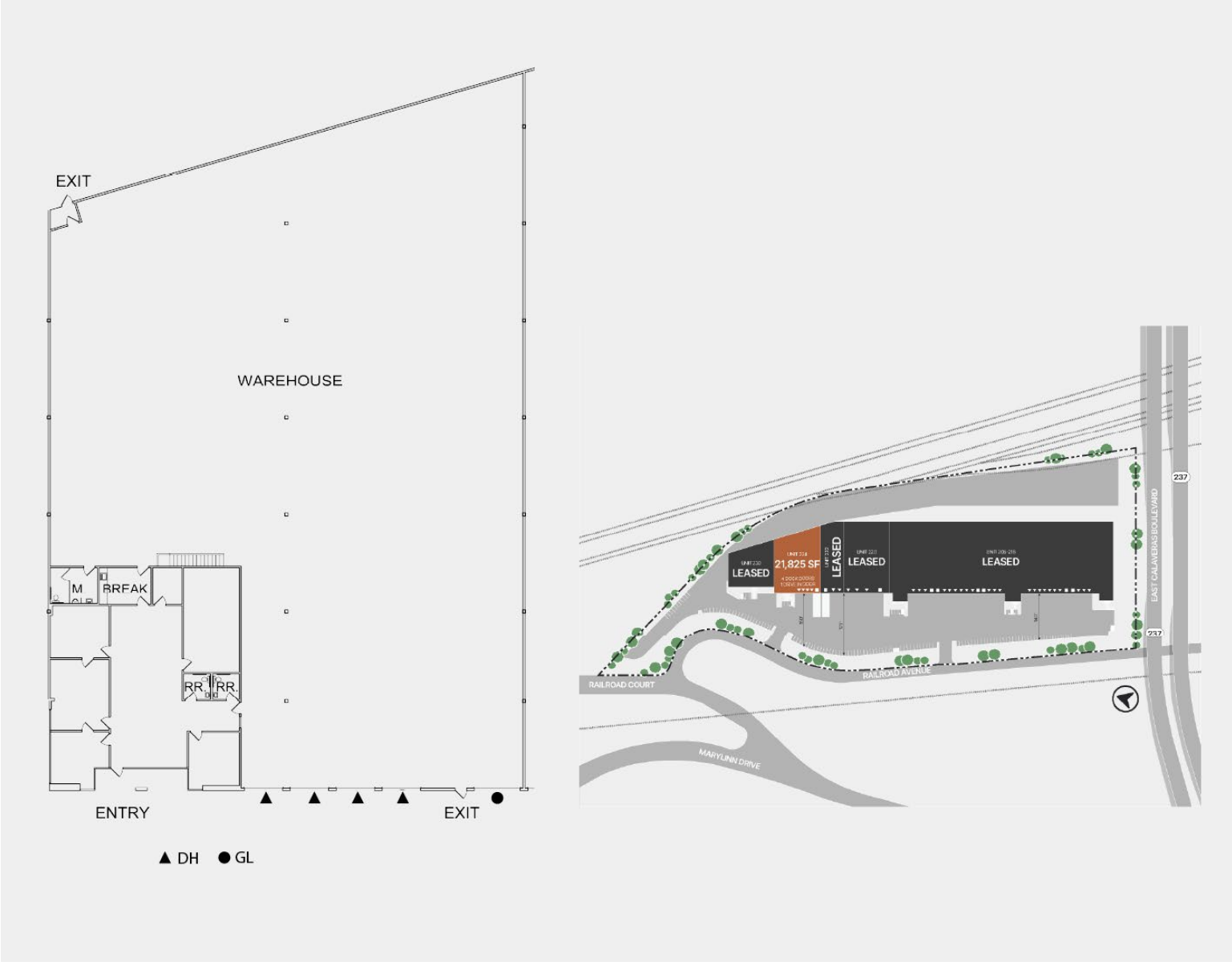
Positioned in the dynamic Milpitas industrial corridor, this distribution-ready facility places tenants at the center of Silicon Valley's logistics network. With proximity to major freight routes, this property delivers the infrastructure and connectivity modern distribution operations demand.

FOR LEASE

±21,825 SF

→ Excellent access to I-880/680 & Hwy 237

→ Approximately 1.5 miles to Milpitas BART Station (Orange & Green Lines)



CONTACT INFORMATION

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