

WAREHOUSE/RETAIL/OFFICE SPACE



2800 Auto Plaza Way, Tracy



FOR LEASE

2800 Auto Plaza Way, Tracy, CA

SIZE: Three units – 2,600 sq. ft., 2,600 and 7,920 square feet. The units can be combined, and the largest unit can be divided.

LOCATION: 2800 Auto Plaza Way is located north of I-205 and is accessed via Pavilion Parkway. It is immediately south across the street from the new state DMV office which generates large amounts of traffic.

ZONING: This is a PUD zone which accommodates a variety of uses – office, retail, automotive.... Current tenants include AAMCO Transmission shop, Firestone Tire store, Ecomotive smog only shop, and Dynasty Furniture. The furniture store occupies the largest space but will vacate for a new tenant.

GENERAL:

- Two spaces are in cold shell condition. The largest space is built out but can be reconfigured.
- Each unit has a 20' wide and a 10' wide roll-up door.
- 14' clear height.
- Gated parking lot.
- Store front windows.

RENT: \$.60 per square foot per month Gross.



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