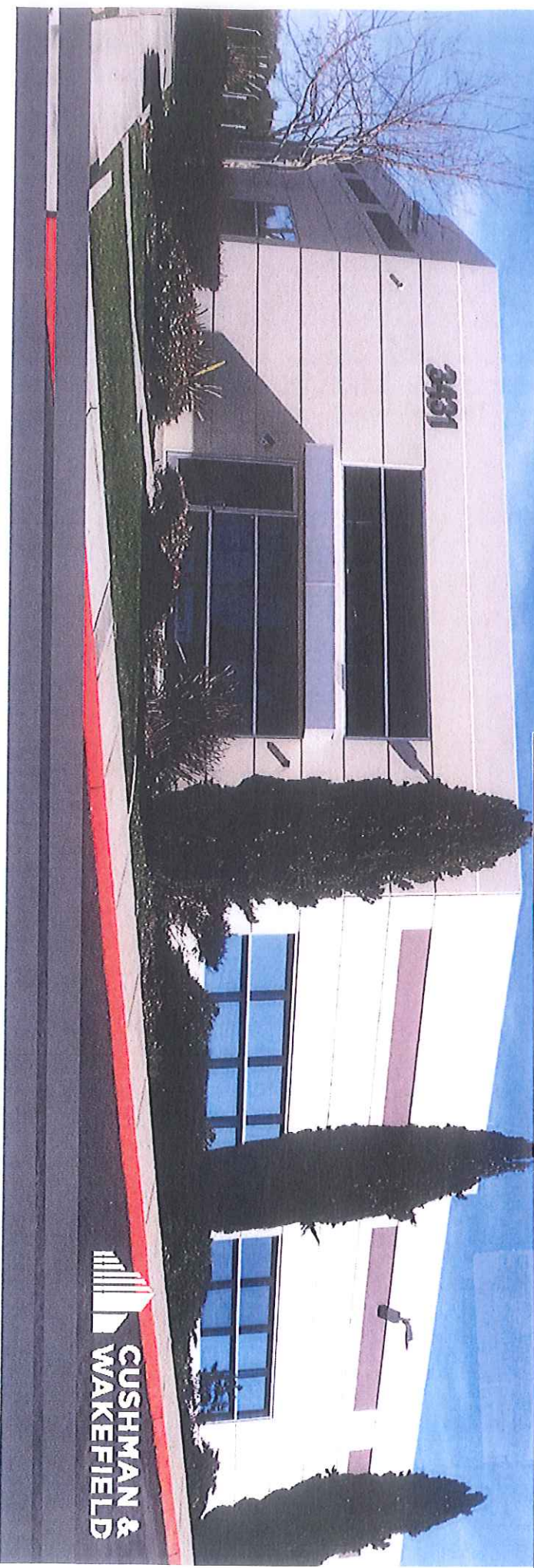




Address: 3431 Regatta Blvd, Richmond, CA	Cost per sq.ft.: \$151.71
Price: \$1,600,500	Parcel Size: 1.1 acre
Building Size: 10,550 sq. ft.	On Market: 1 month
Close Date: June 29, 2017	
Terms, Conditions, Comments: Buyer is an owner-user and used 1031 tax exchange monies - IPX - purchased in "as is" condition.	
Seller: SPILLC	Buyer: Phoenix Day Lighting Co. - SF
Listing Broker: Jeff Negri, Cushman & Wakefield Inc.	Selling Broker: Scott Robinson & Ben Enos, Robinson Real Estate



Industrial for Sale

3431 Regatta Richmond, CA

Sale Price: \$1,575,000 (\$149 psf)

- ◆ 10,550 s.f. one story industrial building
- ◆ Constructed in 2005
- ◆ Tilt-up concrete construction
- ◆ Zoned M-1
- ◆ Served by city water, sewer and natural gas
- ◆ 6 offices, kitchen, ADA accessible restrooms
- ◆ 18' interior clear height in office
- ◆ One grade level overhead door
- ◆ Sprinklered
- ◆ Easy access to I-80, Richmond/San Rafael Bridge and Bay Bridge
- ◆ Ideal property for Owner/User

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