

INDUSTRIAL/FLEX SPACE FOR LEASE



+/- 10,000 RSF INDUSTRIAL / FLEX SPACE

PINER BUSINESS CENTER: 921 PINER ROAD, SANTA ROSA, CA



ALASKA, NORTHERN CALIFORNIA,
CENTRAL CALIFORNIA, SOUTHERN
CALIFORNIA, OREGON AND
WASHINGTON

WWW.STGGROUP.COM

**NEGOTIABLE RATE
MODIFIED GROSS**
(PG&E, Janitorial & IT not included)

CONTACT

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THE STG GROUP
1304 Southpoint Blvd., Suite 280
Petaluma, CA 94954
707.569.9000



OVERVIEW

- LOCATED W. OF HWY 101, E. OF AIRWAY DR.
- EAST ACCESS TO HWY 101, CLEVELAND AVE, RANGE AVE, HOPPER AVE, INDUSTRIAL AVE, MARLOW RD
- CLOSE PROXIMITY TO RESTAURANTS, AUTO SERVICES, GROCERY STORES, CODDINGTOWN MALL
- PARKING 2.5:1000
- POWER 120-208 V, 3 PHASE
- ZONING IL, LIGHT INDUSTRIAL (Allowable Uses: Light manufacturing, R&D, indoor commercial recreation facility, building/landscape/farm material sales, accessory office)



SPACE AVAILABLE:

Suite 921 +/- 10,000 rsf

Large open space with 1-2 offices, kitchen, 6 roll-up doors, 2 restrooms (men & women)



+/- 25,000 RSF INDUSTRIAL/FLEX SPACE DIVISIBLE BY +/- 10,000 RSF

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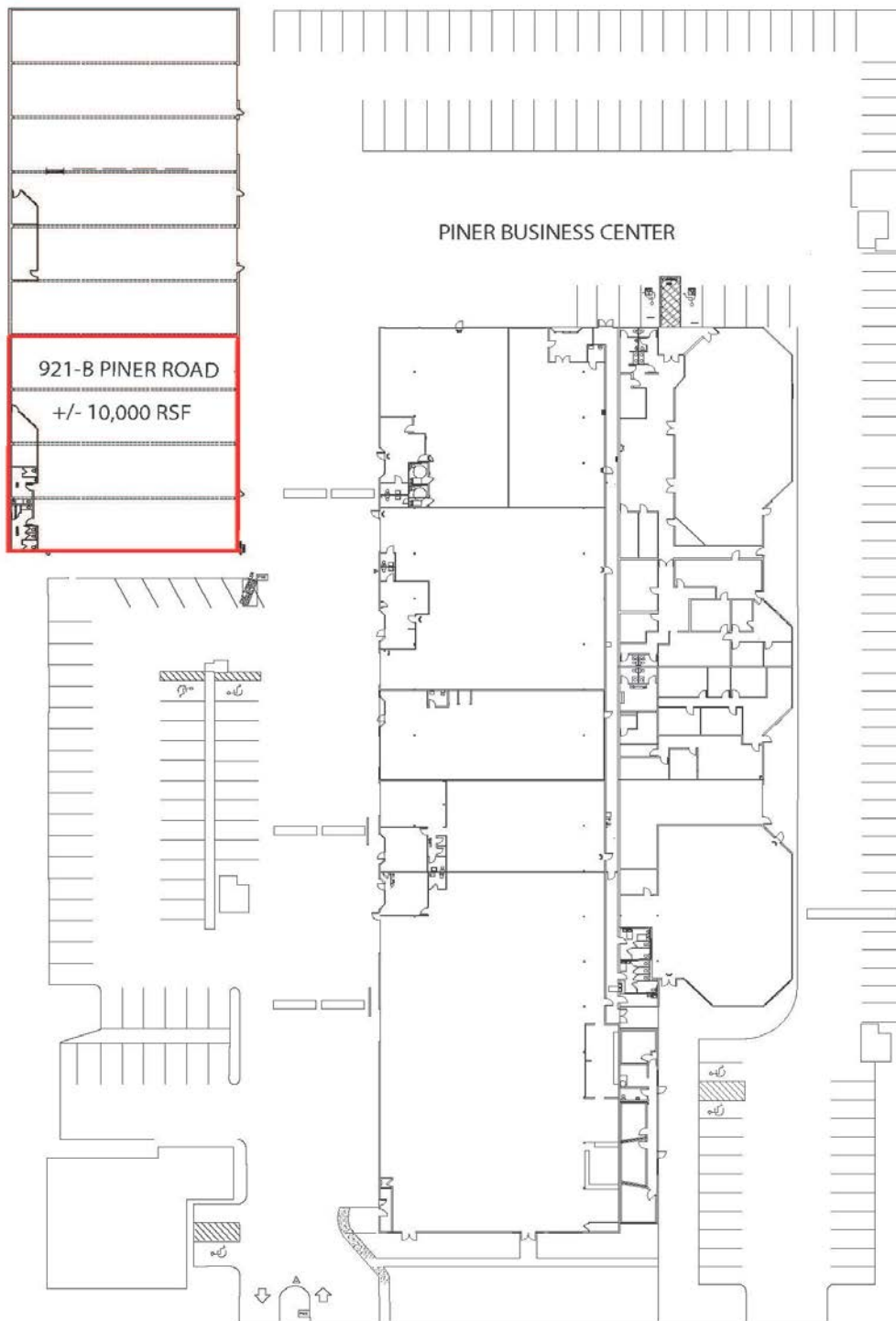
The STG Group is pleased to offer our upcoming industrial / flex space for lease located at the Piner Business Center: 917-921 Piner Road, Santa Rosa, CA. This single story, single tenant-layout building was built in 1972, with concrete slab on grade foundation and flooring, built as a rectangular building shape consisting of exterior metal clad on steel frame walls and a pitched, steel-beam, metal roof. Building 921 consists of a clear height of approximately 24 feet and approximately 10,000 rsf.



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