

9,000 sq ft Heavy Industrial Warehouse Plus Office Space off Hwy 101

9,374
SQUARE FEET

\$9,187.00
RENT

\$11.76 /yr
RENT / SF

(707) 836-4336
www.pruittpark.com



PROPERTY ADDRESS

5900 Pruitt Avenue
#230
Windsor, CA 95492

COMMERCIAL TYPE: **Industrial**

LEASE TYPE: **Gross** AVAILABLE: **9/1/25**

DESCRIPTION

Over 9,300 sf warehouse space available at Pruitt Industrial Park in Windsor, CA with clear heights over 24'.

Warehouse space measures 8,553 sq ft and office space is 821 sq ft.

14' x 14' rollup door plus two personnel doors. Zoned for multiple heavy industrial uses - tough to find in Sonoma County but perfect for your business.

This unit has a job sink, concrete floor and 480-volt power available.

24/7 access with gated entrance and nightly patrolled security 365 days a year. Central location with easy access to Highway 101.

AMENITIES

- Electric 110
- Electric 440
- Electric 220
- Roll-up Door (1)
- Water stub - interior (2)
- Personnel Door (2)
- Gated Access
- Overnight Security Patrol
- Separate private office
- Electric 480
- Private offices
- Concrete Floors

RENTAL TERMS

Rent	\$9,187
Security Deposit	\$9,187
Application Fee	--

