

COLD STORAGE WAREHOUSE

LARGEST FREEZER/COOLER SOLUTION IN THE
INNER SAN FRANCISCO BAY AREA

33400 Dowe Avenue
Union City, CA 94587



FOR LEASE

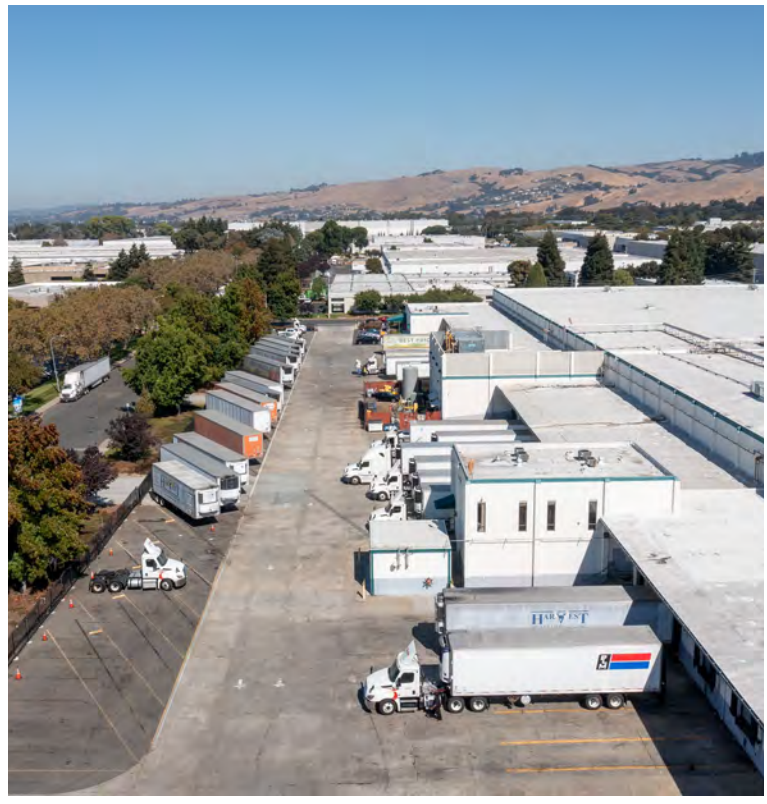
±235,447 SF

Full Building



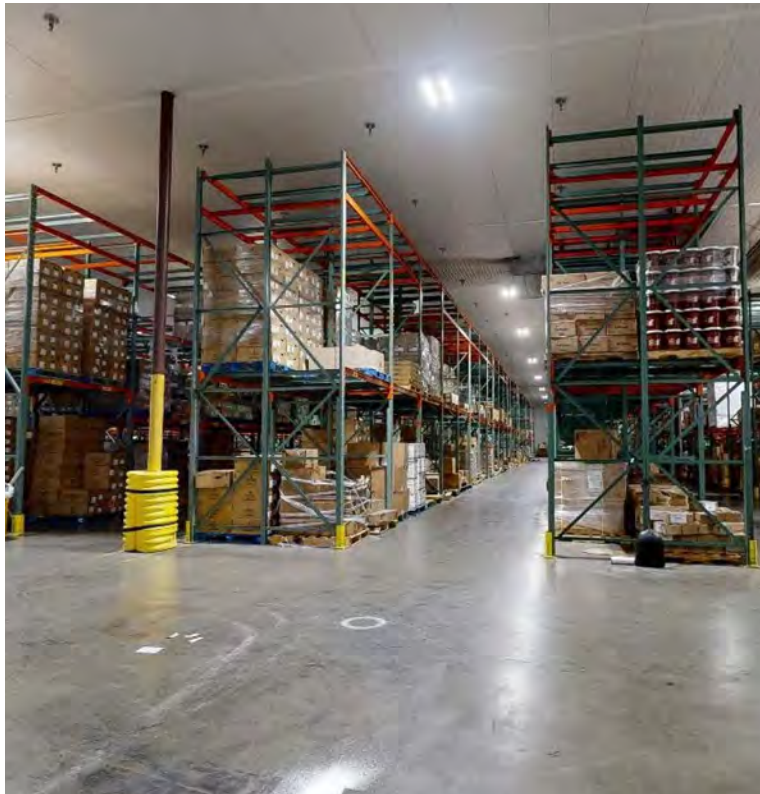
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PROPERTY HIGHLIGHTS

Building Size:	±235,447 SF (±11.64 AC Site)
Freezer/Cooler:	±192,229 SF (-20°F to 34°F)
Cold Dock:	±31,688 SF (35°F)
Office Size:	±9,365 SF (in 3 locations)
Rail Service:	Possible (Union Pacific)
Clear Height:	±21'
Power:	±3,000 Amps @ 277/480V, 3-Phase
Parking:	264 Spaces (240 Auto, 24 Trailer)
Available:	Summer 2026 (Divisible to ±118,723 SF)



BUILDING SPECIFICATIONS

System: Ammonia

Lighting: LED

Piping: Stainless

Pallet Positions: 21,040

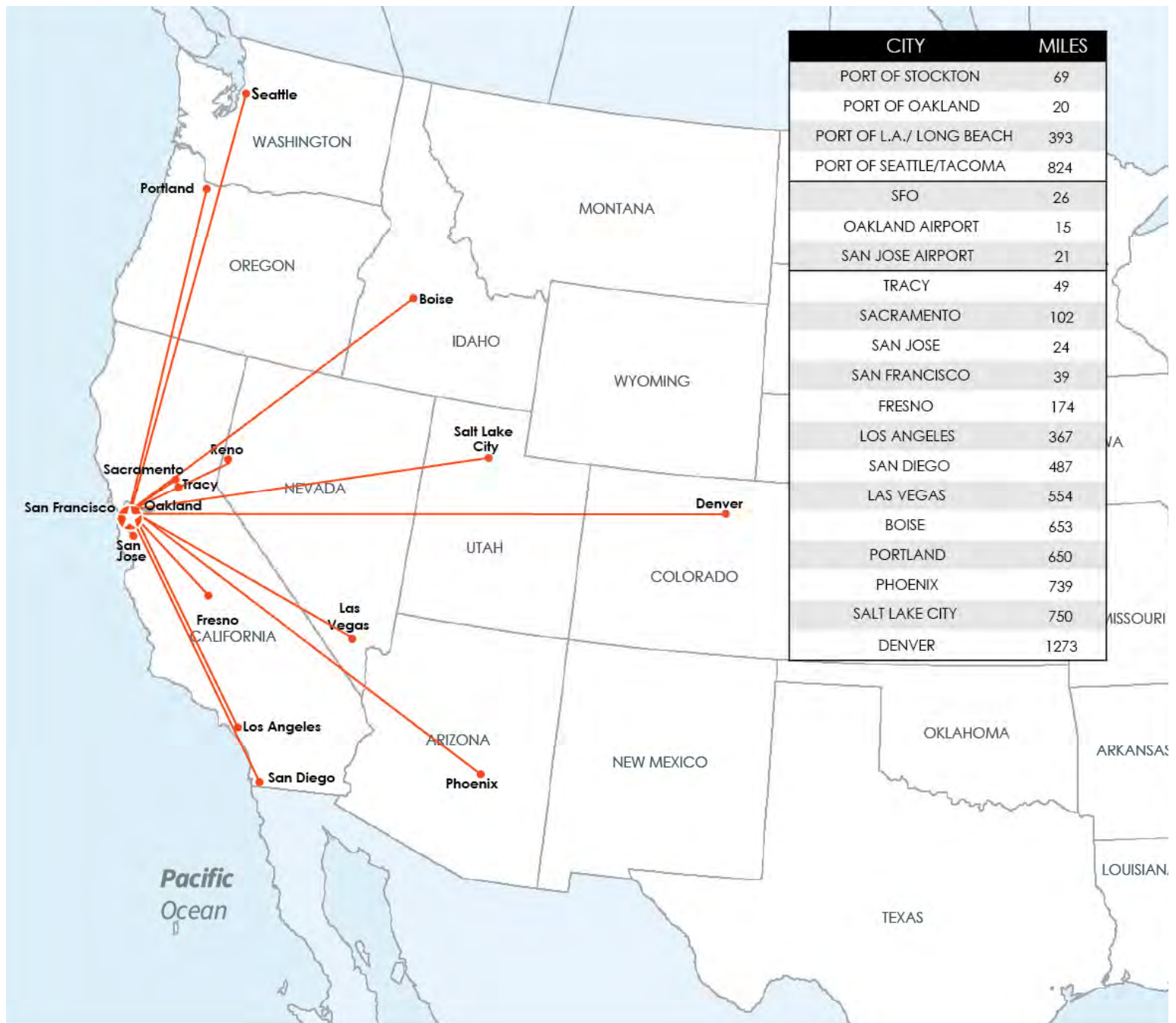
Loading: 25 dock-high doors w/ Pit Levelers & Dock Seals

Sprinkler: Wet System

Can Convert Cooler Space to Freezer Space to Suit

Can Deliver Dry Warehouse to Suit

For More Information: Contact Brokers, Please Do Not Disturb Current Occupier



PROXIMITY TO NOTABLE DESTINATIONS

1-2 Day Driving Distance

ACCESS TO THE INNER BAY AREA





FOOD/BEVERAGE COMPANIES IN CLOSE PROXIMITY

1 American Licorice

2 Marathon Packing

3 Rich's Foods

4 The Chef's Warehouse

5 Southern Glaziers Wine & Spirits

6 Fortinet

7 Bake Mark

8 Savory Creations

9 La Terra Fina

10 Kerry Ingredients

11 Union International Food

12 Sugar Foods Corporation

13 Blommer's Chocolate

14 Sterling Foods

15 Umec, Inc.

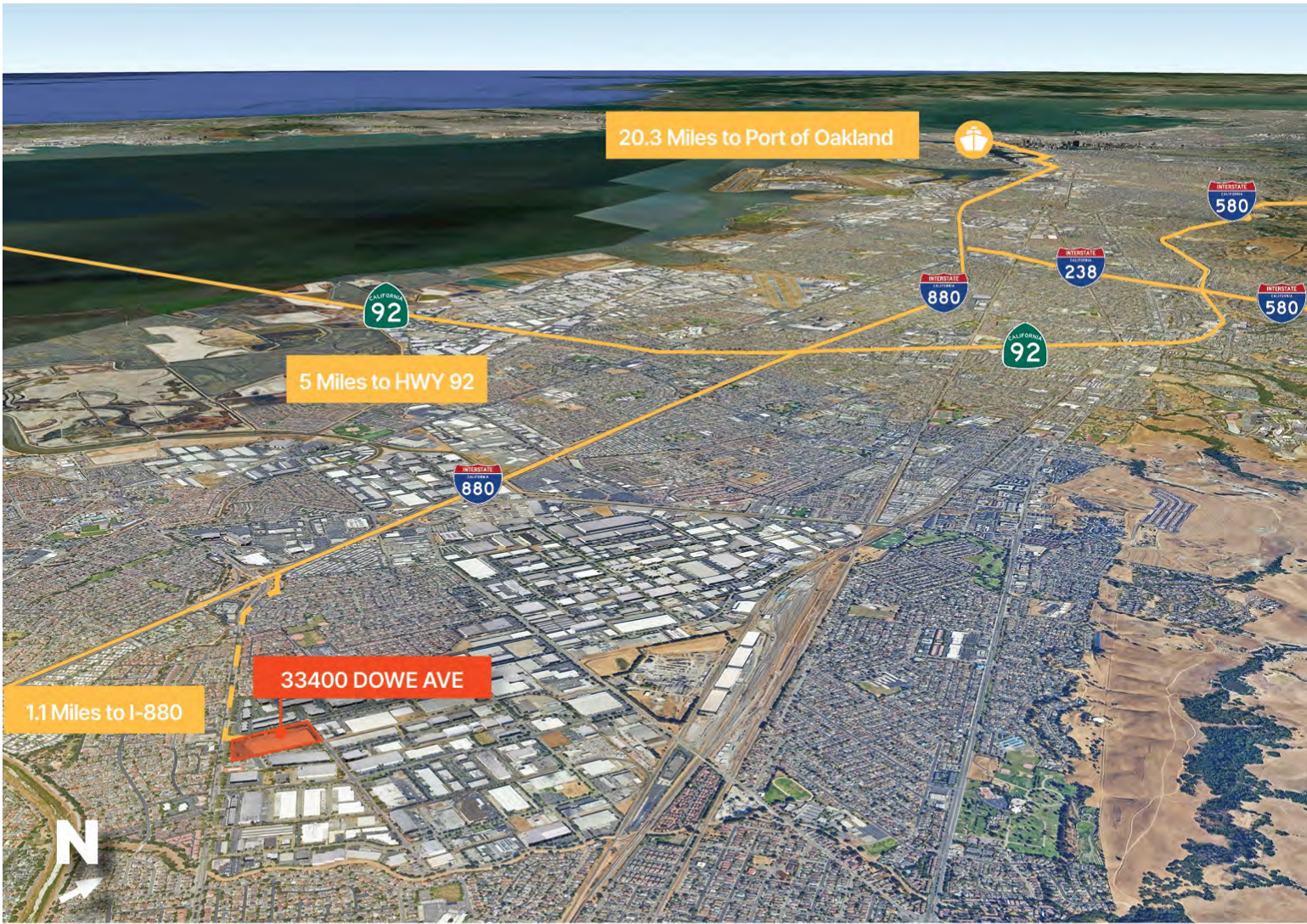
16 Core-Mark

17 U.S.D

18 Roxy Trading

19 Emerald Packaging

20 Tesla



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Properties with a Competitive Edge

Our scale, proprietary data and local relationships allow our 1,200+ skilled team members to help customers stay ahead of market trends.

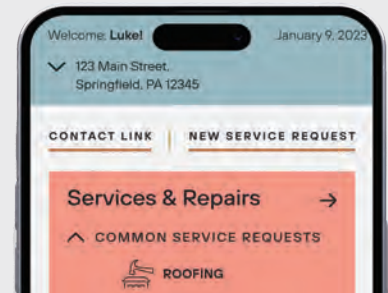


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Link+

Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



500 Million
Square Foot
Portfolio

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