

**FOR LEASE**

**2870**  
**CORDELIA ROAD**

**BROKER INCENTIVE: FULL MARKET FEE +**

2 tickets to Hawaii for any lease over 10,000 SF signed by April 30th, 2026. \*Contact broker for details.



**±7,200 - 13,200 SF WAREHOUSE/OFFICE SUITES**  
±20,400 SF TOTAL | SOLANO BUSINESS PARK | FAIRFIELD, CA

### **2870 Cordelia Road, Suite 150**

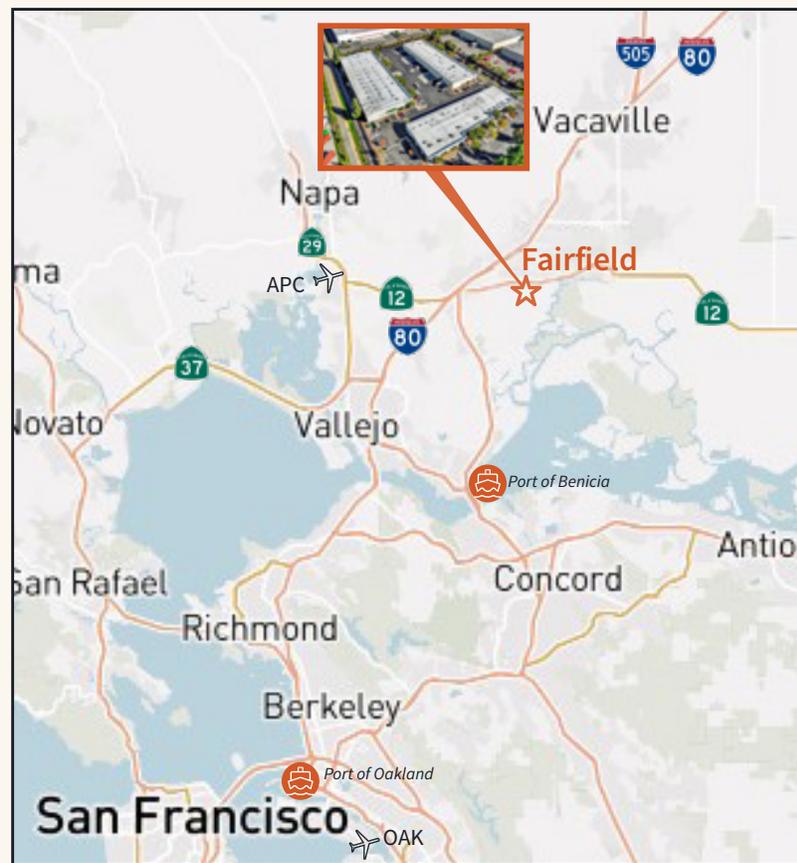
- ±13,200 SF warehouse/office suite
- ±2,200 SF of office area including reception, 4 private offices, open plan area, break room and lab area
- 2 docks with auto levelers and 2 grade-level doors
- 400 amps of 277/480v, 3-phase electrical service
- Fenced side yard

### **2870 Cordelia Road, Suite 130**

- ±7,200 SF warehouse/office suite
- ±500 SF of office area including 2 restrooms
- 1 dock-high and 1 grade-level door
- 800 amps of 277/480v, 3-phase electrical service

### **BUILDING FEATURES**

- 108,000 SF multi-tenant light industrial/whse bldg
- 60-mil TPO insulated roof
- Attractive exterior elastomeric repainting
- 22'-24' warehouse ceiling clearance
- 3.0 per 1,000 parking ratio
- Automatic security gates for rear yard access
- 24/7 security camera monitoring



**CHRIS NEEB**

chris.neeb@jll.com  
(707) 495 7777

RE License No: 01324612

**MATT BRACCO**

matt.bracco@jll.com  
(925) 200 3537

RE License No: 01185434

**GLEN DOWLING**

glen.dowling@jll.com  
(707) 227 7800

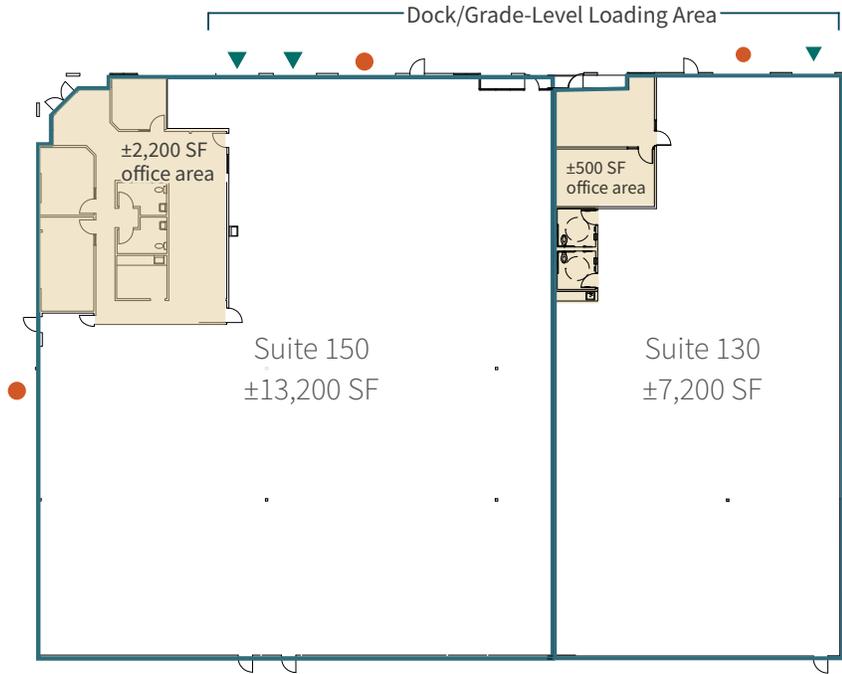
RE License No: 00890450

Jones Lang LaSalle Brokerage, Inc.  
Real Estate Lic# 01856260

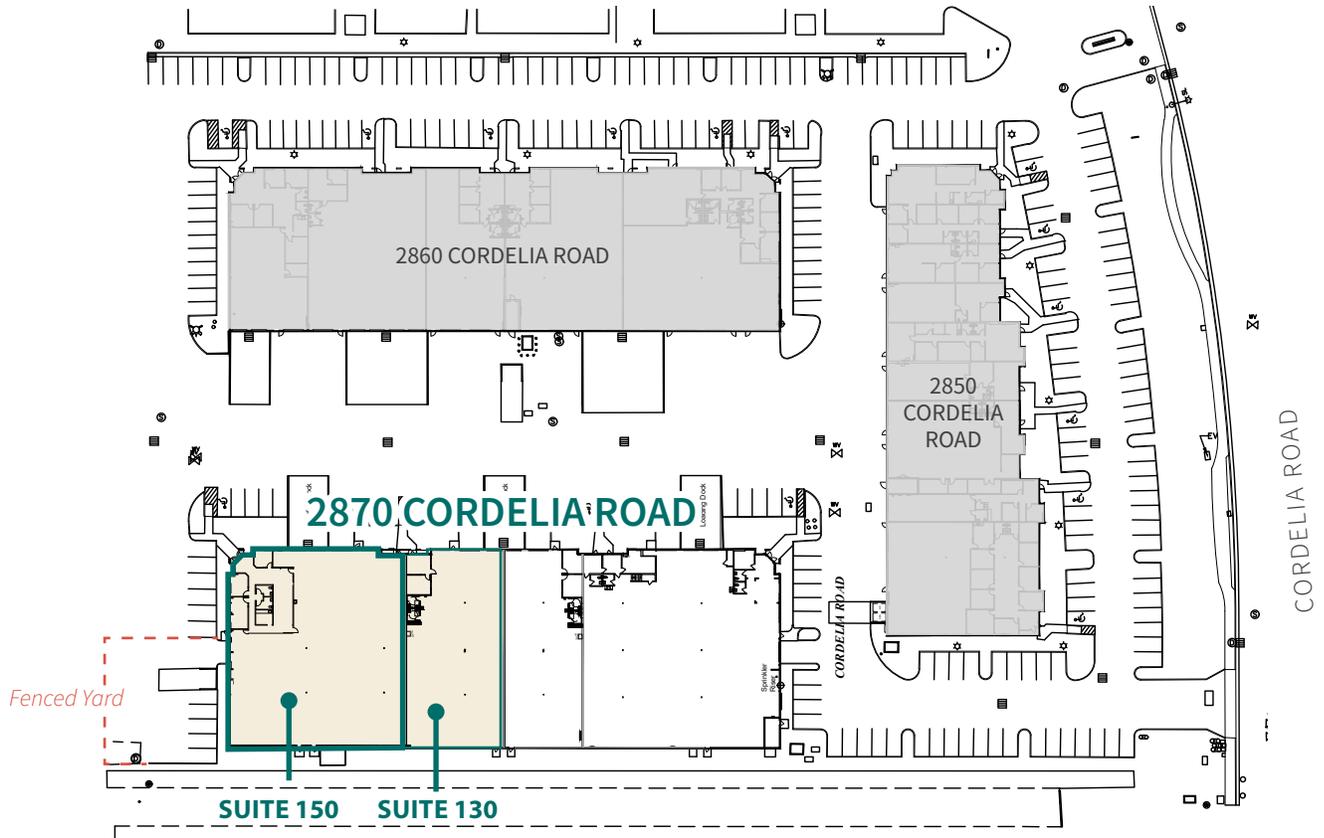
FOR LEASE

FLOOR PLANS

2870  
CORDELIA ROAD



SITE PLAN



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2026. Jones Lang LaSalle IP, Inc. All rights reserved.