

**FOR LEASE**

**2870**  
**CORDELIA ROAD**

**BROKER INCENTIVE: FULL MARKET FEE +**

2 tickets to Hawaii for any lease over 10,000 SF signed by June 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**

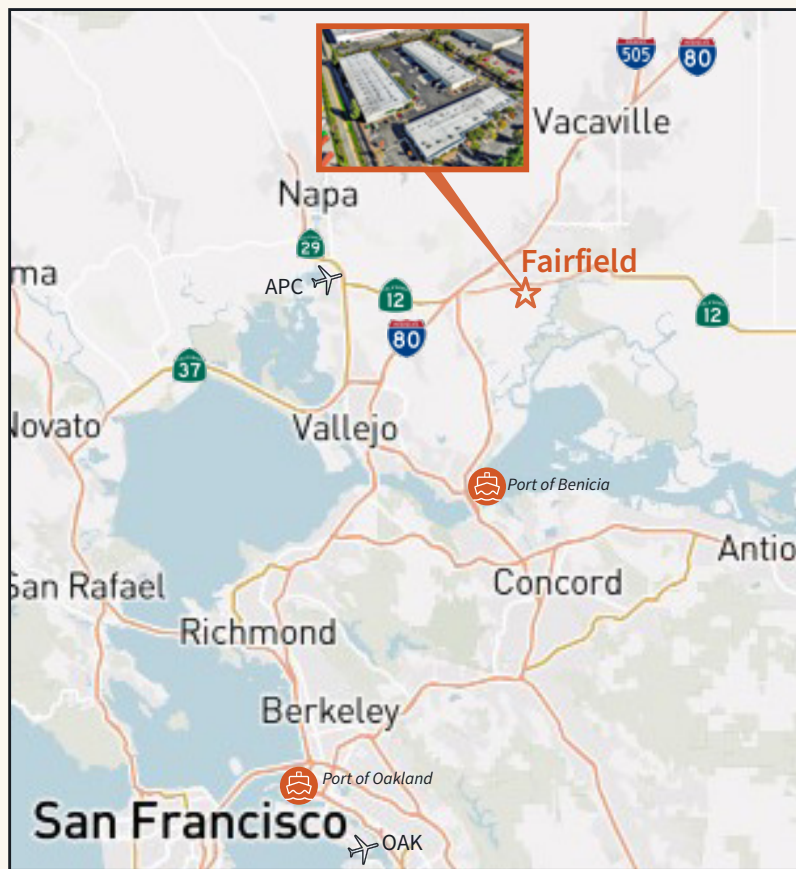
- ±13,200 SF warehouse/office suite
- ±2,200 SF of office area including reception, 4 private offices, open plan area, break room and lab area
- 2 docks with auto levelers and 2 grade-level doors
- 400 amps of 277/480v, 3-phase electrical service
- Fenced side yard

### **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



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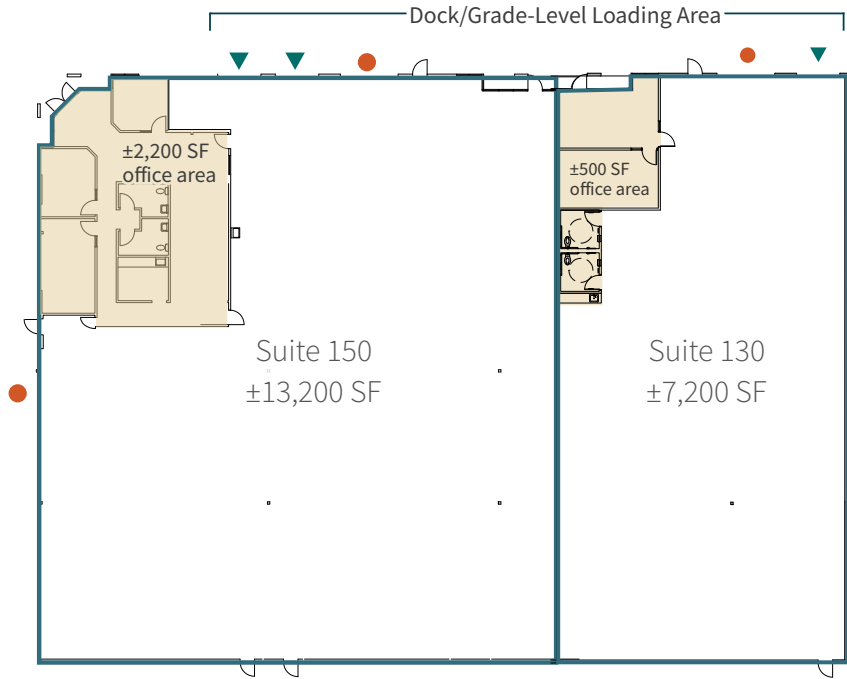
RE License No: 00890450

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

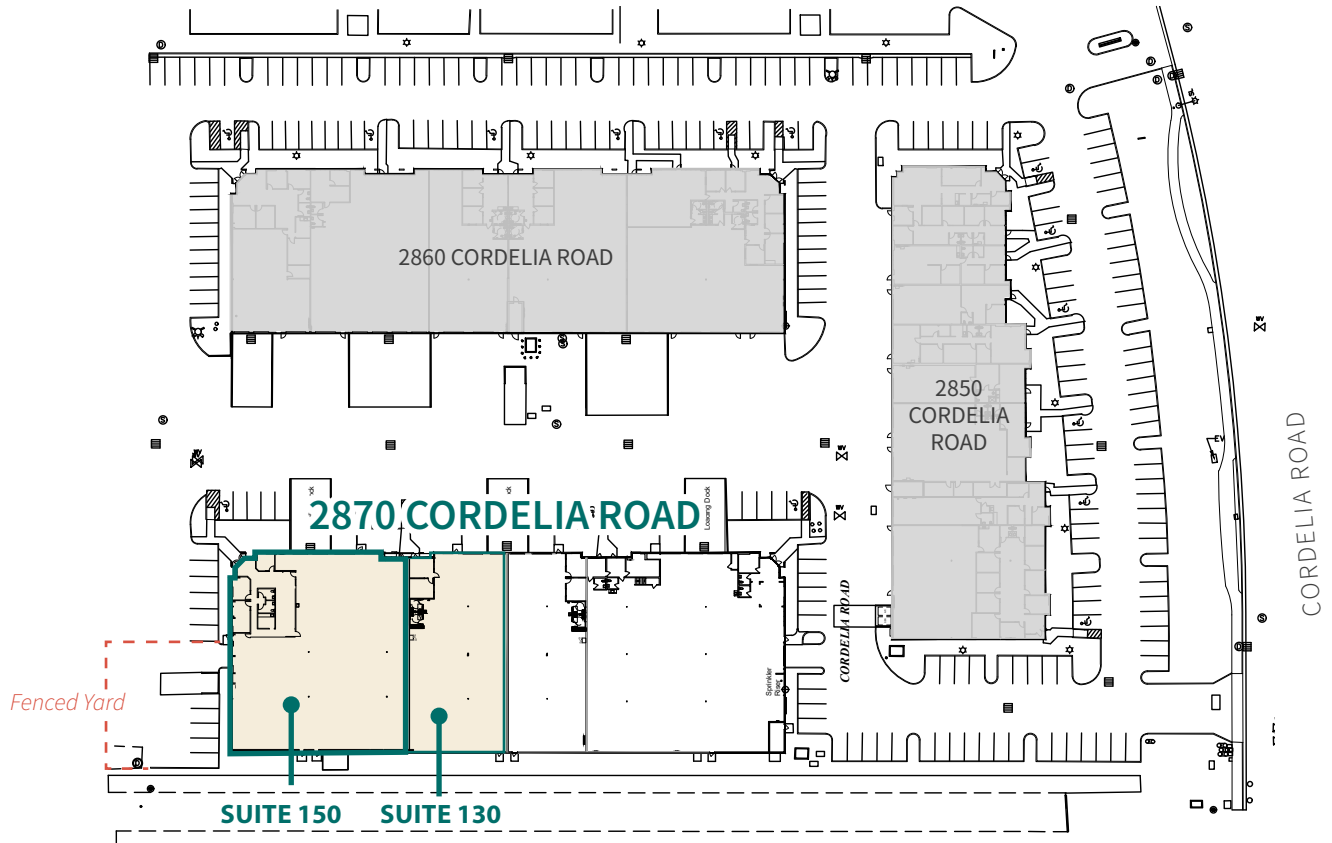
FOR LEASE

FLOOR PLANS

2870  
CORDELIA ROAD



SITE PLAN



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