

CARNERA CORPORATE CENTER

462 Devlin Road, Napa, CA

5,030 SF Building
For Lease or Sale



CARNERA CORPORATE CENTER

462 DEVLIN ROAD | NAPA, CA

Carnera Corporate Center is ideally located in the [Napa Valley Gateway Business Park](#) at the intersections of Highway 12 & 29, just 7 miles west of I-80 and adjacent to the Napa County Airport. The project's strategic location, at the [Gateway to the Napa Valley](#), is just a short distance from world renowned wineries, championship golf courses and destination resorts, along with an array of retail amenities.

The project currently offers [1 standalone building](#) totaling [5,030 SF of class "A" office space](#) for lease or sale.

Building Highlights:

- Campus setting with extensive landscaping
- Exterior courtyard with meandering pathways, trellises, benches and a central fountain
- 3.7 per 1,000 employee parking ratio
- Operable windows with abundant light throughout building
- High ceilings
- Located next to newly developed Marriott Hotel
- Excellent Napa Valley views
- Open office plan, reception, conference room and break room
- Vacant and ready to occupy

PROJECT HIGHLIGHTS



Standalone building totaling 5,030 SF



Abundant parking



Campus Setting with exterior courtyard



Adjacent to Napa County Airport

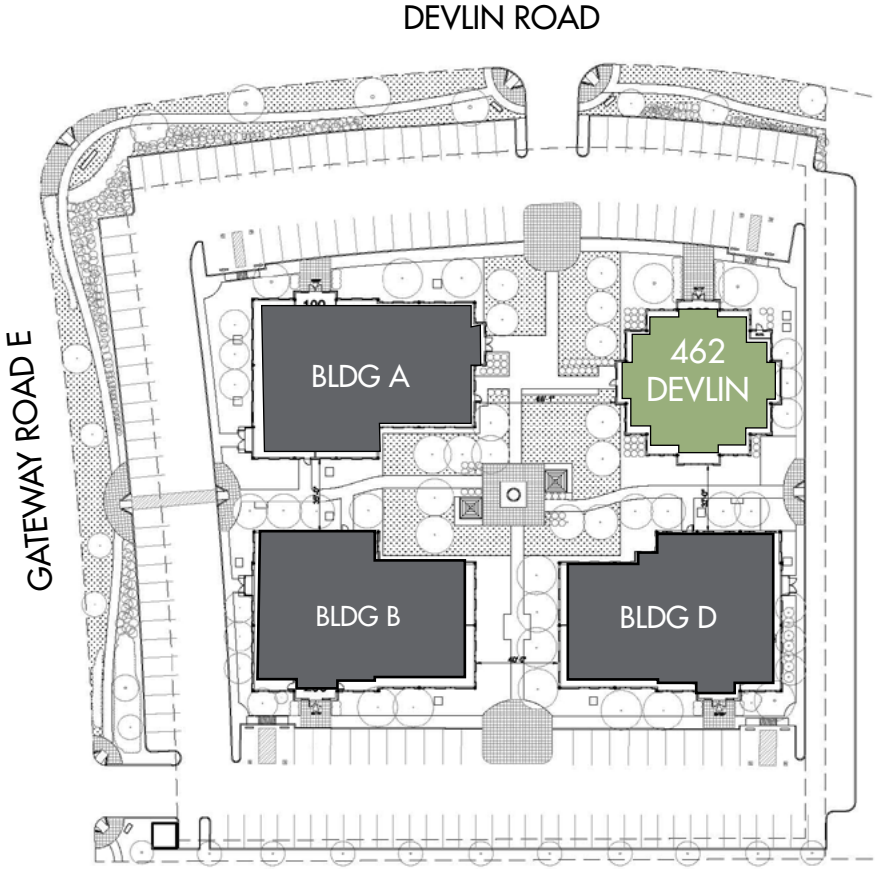


Close proximity to Highways 29, 12, & I-80

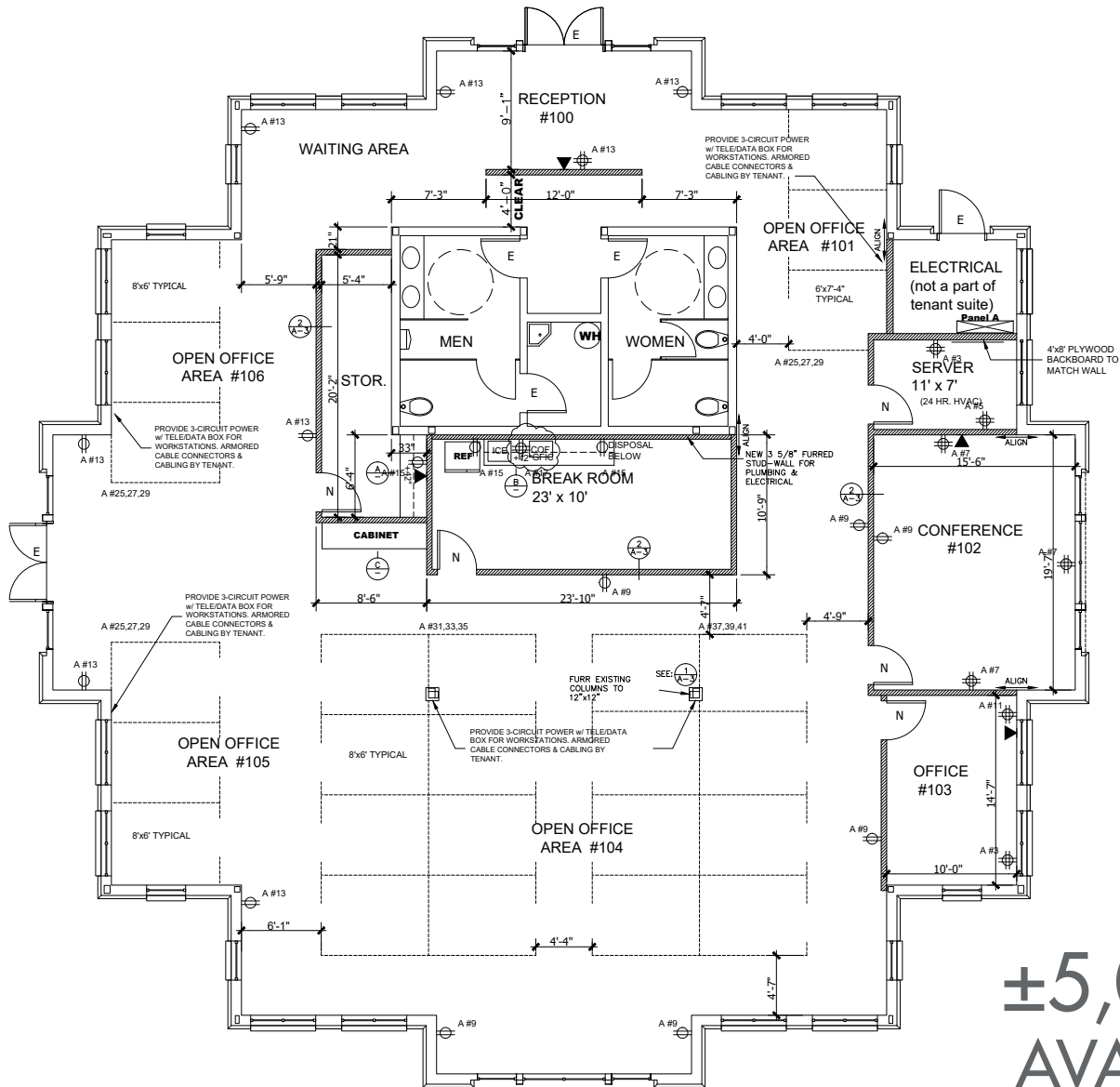




CARNERA
CORPORATE CENTER
SITE PLAN



462 DEVLIN ROAD FLOOR PLAN



**±5,030 SF
AVAILABLE**



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To schedule a tour or for more information, please contact:

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