

LINK LOGISTICS CENTER @ DEPOT PARK

±477,020 SF FOR LEASE (DIVISIBLE)

Sacramento's only Class-A building in
a fully secured industrial park.

Adjacent land is available for abundant
auto and trailer parking.

[VIEW WEBSITE](#)

6101 Midway Street | Sacramento, CA



BUILDING FEATURES




Fully secured industrial park with 24/7 guarded access

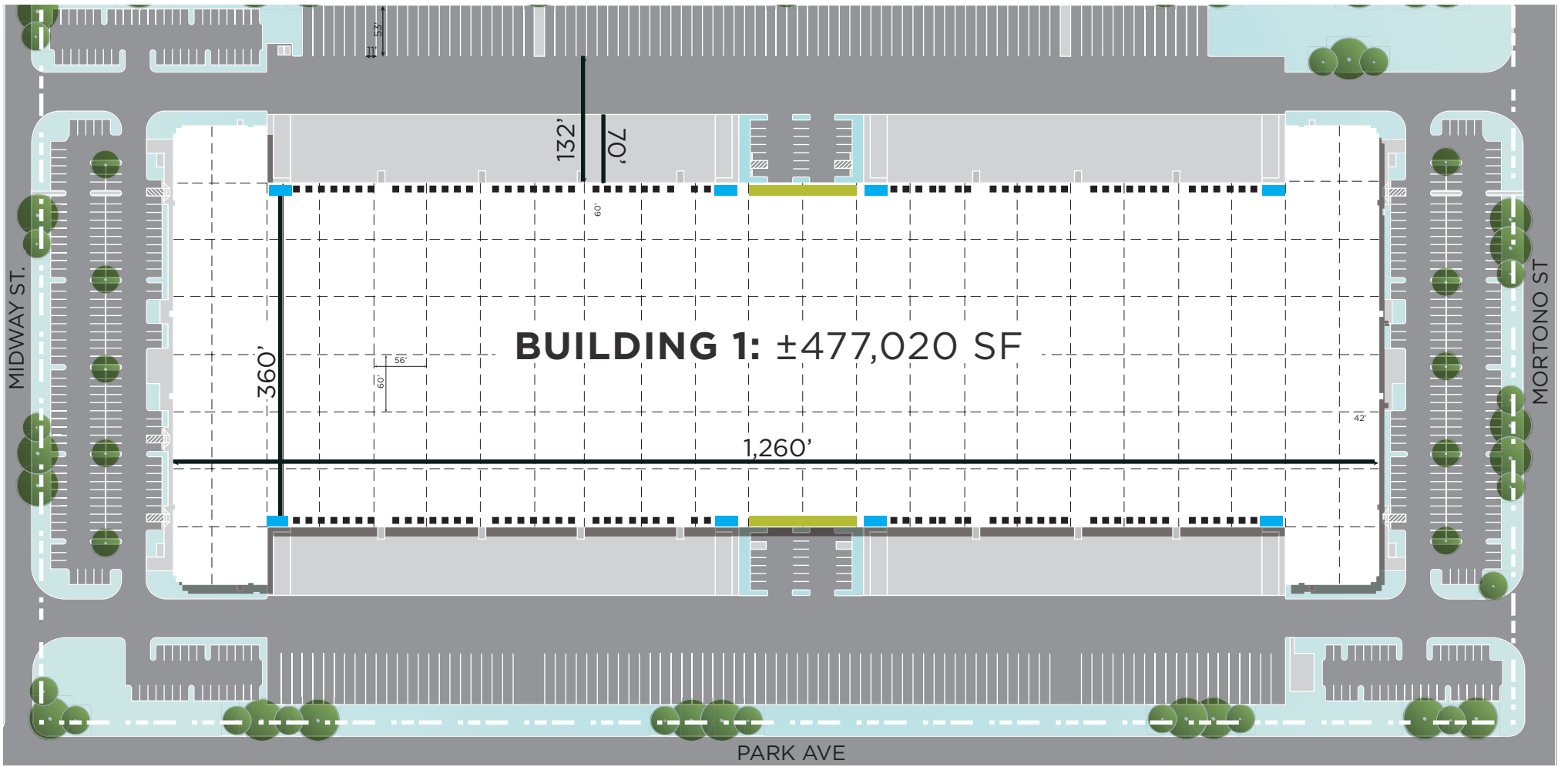
Total Building SF	477,020
Divisible to	120,000
Parcel size	26.94 acres
Overall building dimensions	480' X 1,260'
Column Spacing	56' X 60'
Speed bay	60'
Clear Height	36'
Electrical Service	277/480 Volt, 4000 amps, 3 phase
Sprinklers	ESFR - K-22 head @ 212°F temp
Auto parking	500 (additional possible)
Trailer parking	178 (additional possible)
Dock high doors	114 - 9'x10' (up to 18 additional doors possible)
Grade level doors	8 - 12' X 14'
Concrete truck apron	70'
Truck court	132'
Slab thickness	7"
Insulation	R-19
Skylights	Yes
Roof type	TPO 60MIL



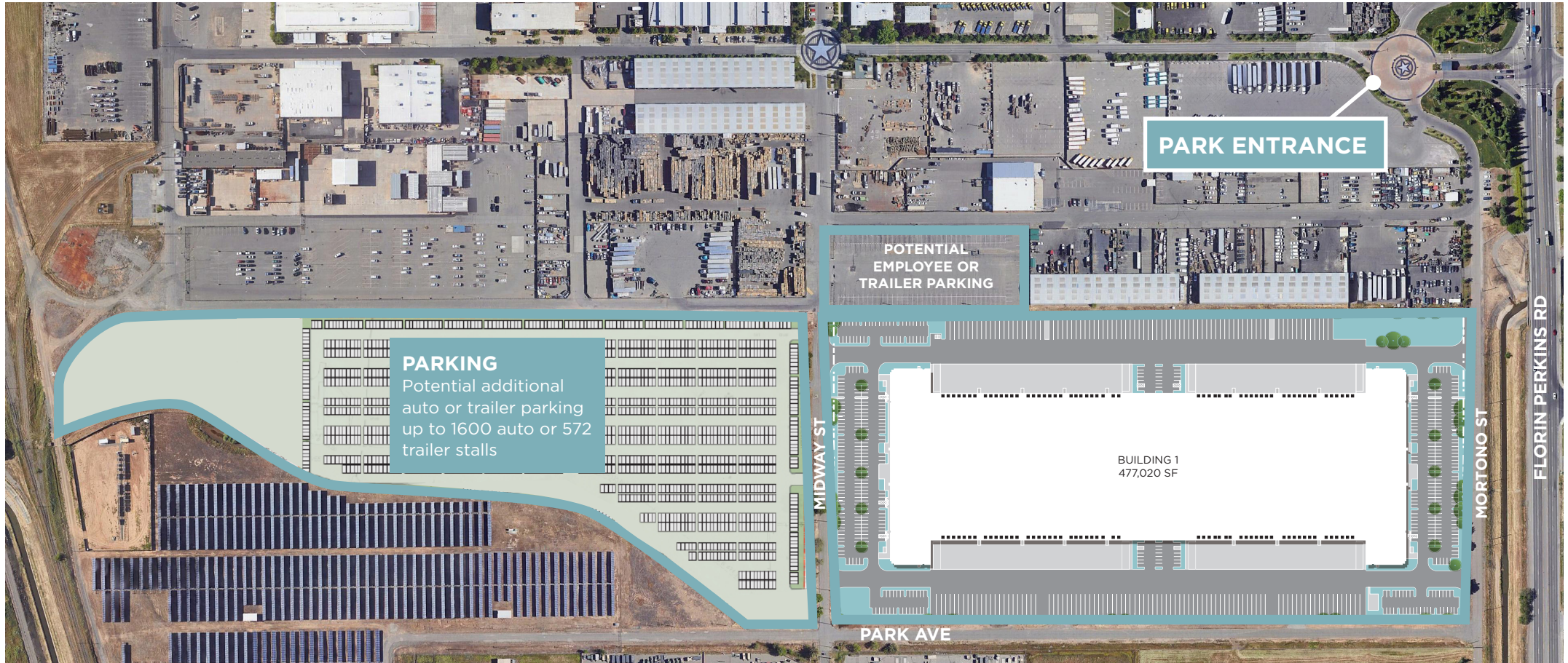
SITE PLAN



-  = Grade doors
-  = Dock doors
-  = Additional docks possible



SITE PLAN



ACCESSIBILITY

PEOPLE REACHED

	Same Day	Next Day	Total Reached
Total Businesses	2,363,046	804,381	3,167,427
Total Residents	64,132,635	21,371,095	85,503,730

DRIVING DISTANCE



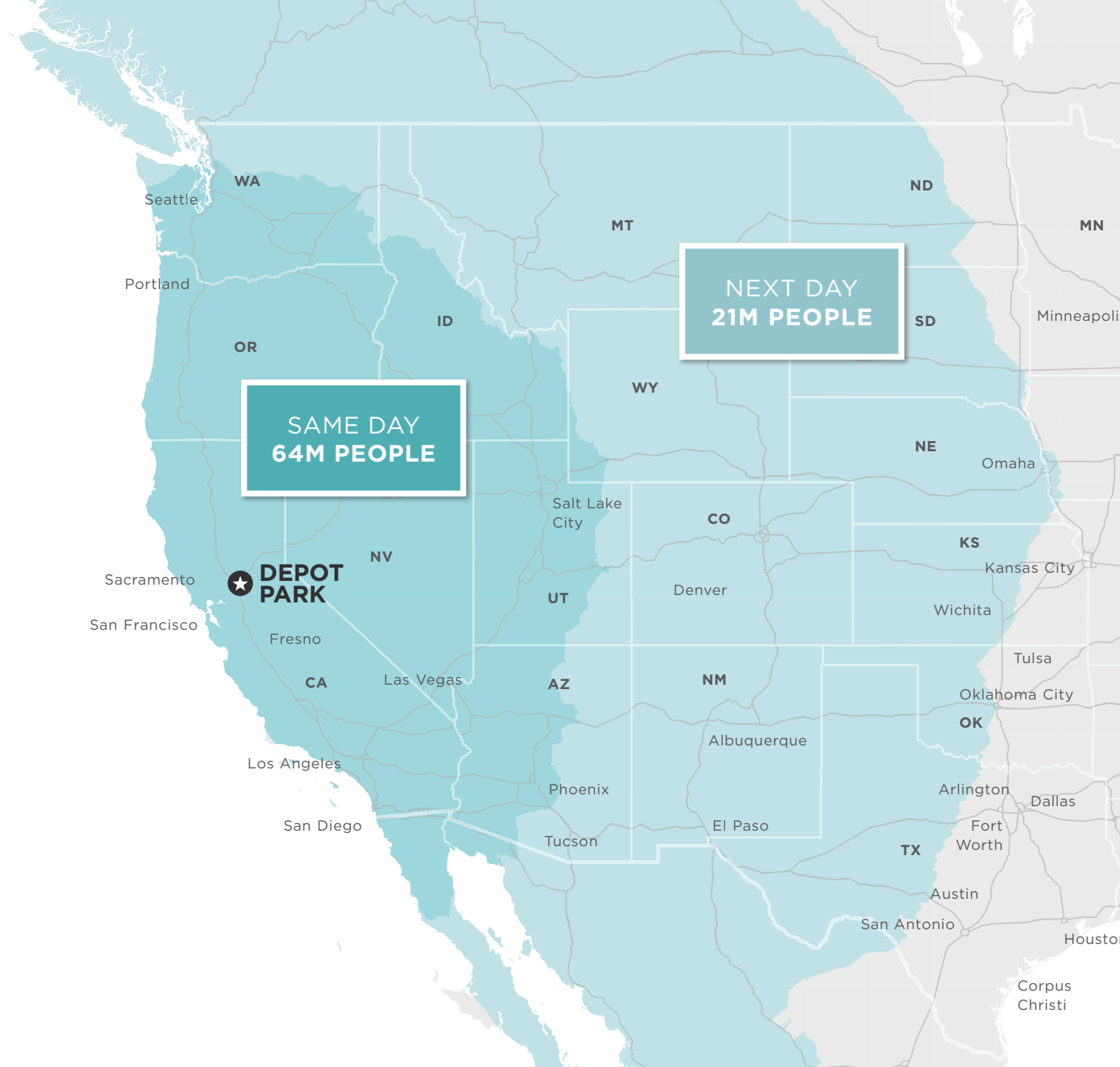
AIRPORT

SMF: 28 min / 20 mi
Mather: 18 min / 8 mi
McLellan: 28 min / 12 mi



PORTS

West Sac: 18 min / 11 mi
Oakland: 90 min / 89 mi
Stockton: 60 min / 49 mi



WHY SACRAMENTO

Fastest Growing Large City in California

FORBES



COMPETITIVE ADVANTAGE

	Real Estate Cost	Available Blue Collar Labor Pool
Sacramento, Depot Park	\$0.57	46,598
Stockton/Tracy	\$0.57	26,016
Fairfield	\$0.60	25,804
Reno	\$0.48	15,391

SACRAMENTO BY THE NUMBERS

#1

Metro for the Bay Area (*Redfin*)

6%

Population growth rate 2014-2019 (*EMSI*)

36

Median age in Sacramento (*EMSI*)

11%

Millennial population growth rate 2014-2019 (*EMSI*)

2.4M

Residents in 2019 (*U.S. Census*)

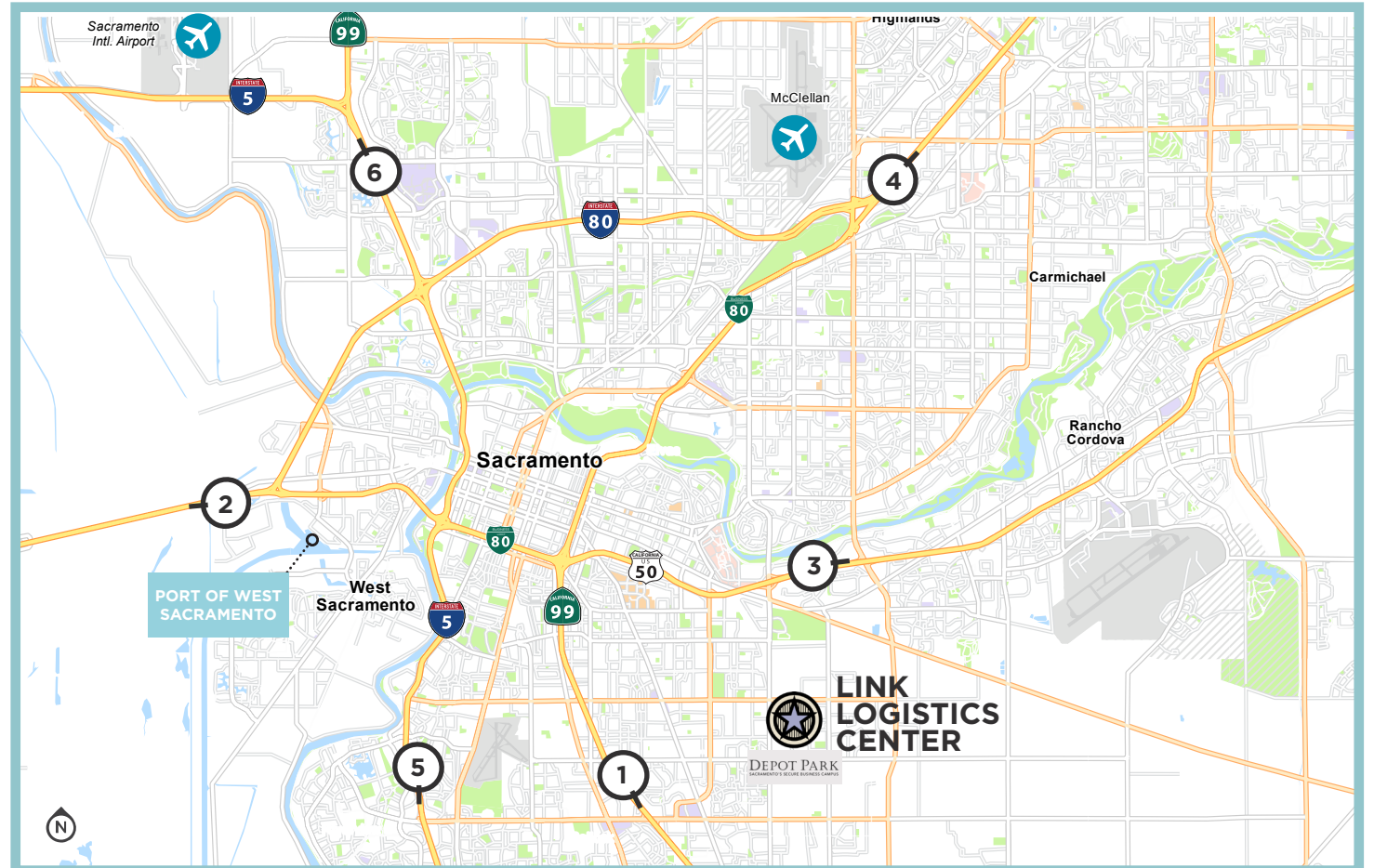
12,300

Average people migrating here annually (*GSEC*)

REGIONAL MAP

DRIVING DISTANCE

1. Stockton	50 mi
2. San Francisco	87 mi
3. Lake Tahoe	109 mi
4. Reno	135 mi
5. Los Angeles	386 mi
6. Portland	578 mi



CONTACT US

Matt Cologna, SIOR

Senior Director
+1 916 288 4805
matt.cologna@cushwake.com

Bryce MacDonald

Senior Director
+1 916 288 4806
bryce.macdonald@cushwake.com

David Nicholson

Senior Director
+1 916 288 4422
david.nicholson@cushwake.com

Tyson Vallenari, SIOR

Executive Managing Director
+1 510 919 2328
tyson.vallenari@cushwake.com

John McManus, MCR, CCIM

Executive Managing Director
+1 510 891 5817
john.mcmanus@cushwake.com





View Site Specific COVID-19 Prevention Plan

©2020 Cushman & Wakefield. All rights reserved. The material in this presentation has been prepared solely for information purposes, and is strictly confidential. Any disclosure, use, copying or circulation of this presentation (or the information contained within it) is strictly prohibited, unless you have obtained Cushman & Wakefield's prior written consent. The views expressed in this presentation are the views of the author and do not necessarily reflect the views of Cushman & Wakefield. Neither this presentation nor any part of it shall form the basis of, or be relied upon in connection with any offer, or act as an inducement to enter into any contract or commitment whatsoever. No representation or warranty is given, express or implied, as to the accuracy of the information contained within this presentation, and Cushman & Wakefield is under no obligation to subsequently correct it in the event of errors.