

# Livermore Airway Business Park

TERRENCE J. ROSE, INC.  
REAL ESTATE

INVESTMENT & DEVELOPMENT

L I V E R M O R E , C A L I F O R N I A



## 2468 Armstrong St.

**Project 1  
Building 2**  
1,715+/- sq. ft.

**Light  
Industrial /  
Office Space  
for Lease**

- Convenient I-580/Airway Blvd. Freeway Accessibility
- Local Property Management
- Unit Size 1,715+/- s.f.
- 3/1,000 Parking
- Tenant Controlled HVAC
- Comcast & AT&T Availability
- 10' x 10' Grade Level Roll-Up Doors
- 14' Interior Clearance
- Sprinklered & Insulated
- 110/208v, 3-Phase Power
- Nearby Tenant Services, Restaurants, Wineries, Golf Courses, Tower-Controlled Airport, and 24 Hr. Fitness

For Information Contact:

**Jennifer Walker/Rebecca Rad**

Phone 925 455 1234 • Fax 925 455 1546

• email: [jwalker@tjrinc.com](mailto:jwalker@tjrinc.com)/[rrad@tjrinc.com](mailto:rrad@tjrinc.com)

[www.tjrinc.com](http://www.tjrinc.com)

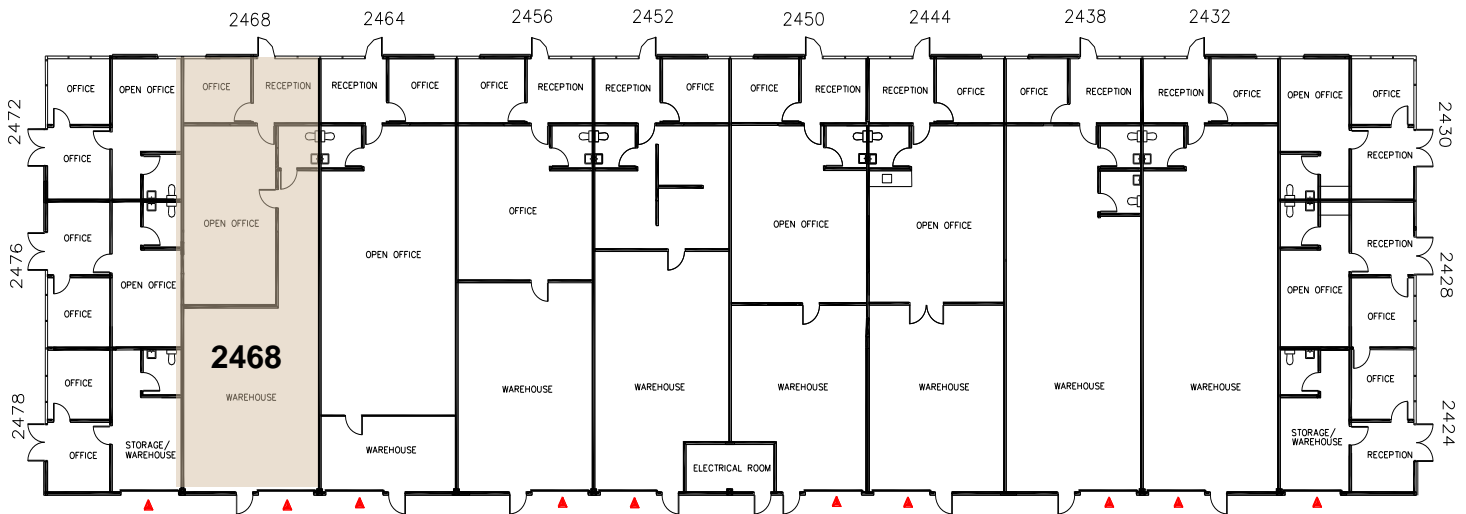
2600 Kitty Hawk Road, Suite 100, Livermore, California 94551

# Project 1 – Building 2 – 2468 Armstrong St.

L I V E R M O R E , C A L I F O R N I A

## Building Floor Plan

1,715+/- Sq. Ft.

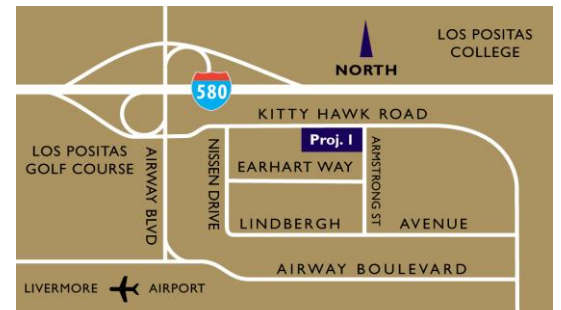


(Floor plan accuracy not warranted and may be changed or updated without notice.)

## Available Space

- **2468 Armstrong St. – 1,715+/- s.f. – \$1.35 sq. ft., plus CAM**  
(Rates, terms, and availability subject to change or withdrawal without notice.)

## Map



MAP NOT TO SCALE



For Information Contact:

**Jennifer Walker/Rebecca Rad**

Phone 925 455 1234 • Fax 925 455 1546

email: [jwalker@tjrinc.com](mailto:jwalker@tjrinc.com)/[rrad@tjrinc.com](mailto:rrad@tjrinc.com)

[www.tjrinc.com](http://www.tjrinc.com)

2600 Kitty Hawk Road, Suite 100, Livermore, California 94551