Dowe Business Park is the premier multi-tenant business park in Union City. It is designed for the company that takes pride in its place of business, a company which appreciates a high profile identity and unparalleled amenities. The entire project is beautifully landscaped with rolling hills, mature trees and outdoor picnic areas, providing the professional environment for today’s business.

The “Class A” business park consists of 353,794 square feet of office, flex office/warehouse, R&D and light industrial buildings that feature state of the art amenities, such as extensive glass-lines, dock and grade level loading, and 277/480v power.
## FOR LEASE > OFFICE/FLEX SPACE

**Dowe Business Park**

32900 - 32990 ALVARADO-NILES ROAD | UNION CITY, CA

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### Unit | SF | Office SF | Features | Rate
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32990, Suite 970 | ±1,750 | 100% | Professional office with Alvarado-Niles frontage | $1.50/SF/month NNN
32970, Suite 720 | ±9,211 | 70% | 70% office space / 30% warehouse space | $1.25/SF/month NNN
32950, Suite 500-505 | Divisible to ±8,500-9,000 & ±11,000-11,500 | 75% | Two (2) loading docks, two (2) grade level doors | $1.35/SF/month NNN

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FOR LEASE > OFFICE/FLEX SPACE

Dowe Business Park
32990 ALVARADO-NILES ROAD, SUITE 970 | UNION CITY, CA

Property Description

Approximately ±1,750 SF available

Rate: $1.50/SF/month NNN
(Operating Expenses estimated at ±$0.41/SF/month)
FOR LEASE > OFFICE/FLEX SPACE

Dowe Business Park
32970 ALVARADO-NILES ROAD, SUITE 720 | UNION CITY, CA

Property Description
Approximately ±9,211 SF available
Available August 1, 2019
70% office space / 30% warehouse space

Rate: $1.25/SF/month NNN
(Operating Expenses estimated at ±$0.39/SF/month)
Property Description

Divisible to ±8,500-9,000 & ±11,000-11,500

> 75% Office Space
> 25% Warehouse Space
> Two (2) Loading Docks
> Two (2) Grade Level Doors
> 18’ Clear Height
> 3/1,000 Parking
> 480v Power Available

Rate: $1.35/sf NNN

(Operating Expenses estimated at ± $0.33 PSF/month)