

# PARKAVION

## HAYWARD EXECUTIVE AIRPORT – HAYWARD, CA HANGAR “E”



### Total Square Footage

- Hangar: 8,400/ft<sup>2</sup>
- Office: 627/ft<sup>2</sup>

### Lobby/ Office/ Restroom

- 13' x 13' Entrance Lobby/ Sitting Area with Storefront Windows, Work Station, and Utility Closet
- (3) Individual Private Offices
  - (1) 13' x 13' with Closet
  - (2) 9'-6" x 14'-6"
- Unisex Restroom

### Hangar Door

- Bi-Fold: Schweiss Doors
- Width: 78'-0" x Clear Height: 28'-0"

### Security System/ Fire Protection

- Third Party Monitored Security Alarm and Fire Detection/Alarm System
- Private Security System with PTZ Video Surveillance and Electronic Access Controls
- Fire Sprinkler System
- (4) Fire Extinguishers

### Fuel Pricing

- Preferred Cost-Plus fuel pricing for the exclusive benefit of ParkAvion tenants.

### Hangar/ Office Electrical

#### Outlets

- (21) 110 Volt / Single Phase / Duplex
- (1) 110 volt / Single Phase/ 4plex
- (2) 250 Volt / Three Phase / 50 Amp

#### Lighting

- (4) T-5 High Capacity Fluorescent Lamps
- Clerestory Window Wall to Provide Clear Light/Well Lit Interiors

### Floor Coating

- High Gloss Polyurethane Floor Coating- Tennant

### Additional Features

- Insulated Architectural Steel Walls
- Utility Sink and Faucet
- Private Wireless Network
- Private Drive-Thru Entrance with Automatic Door and Remotes



**Acquisition Price: \$ 1,108,000**

Average Monthly Operating Expense:	\$ 2,759
Monthly Property Taxes:	<u>1,058</u>
Total Average Monthly Opex	\$ 3,817