

For Lease | ±35,669 SF

Cordelia Commerce Center

5001 Fermi Drive | Fairfield, CA

Highlights

- Project is situated at the confluence of I-80, I-680 and Hwy 12 in Fairfield, CA
- **Building Size:** ±71,550 SF (±360' wide x ±200' deep)
- **Available:** ±35,669 SF (±180' wide x ±200 deep)
- **Office:** To suit
- **Column Spacing:** ±60' wide x ±40' deep
- **Clear Height:** ±28'
- **Grade Level Doors:** Two (2) front (±12' x ±14'), one (1) side (±12' x ±14')
- **Dock High Doors:** Four (4) front (±9' x ±10'), pit levelers and weather seals
- **Parking:** 1/1,000 per rentable SF
- **Sprinklers:** .495/2,000 GPM
- **Power:** 400 amps @ 277/400 volts to suite
- **Gas:** Natural Gas to Building
- **Year Built:** 2008
- **Zoning:** IL (Limited Industrial)

Contact Brokers

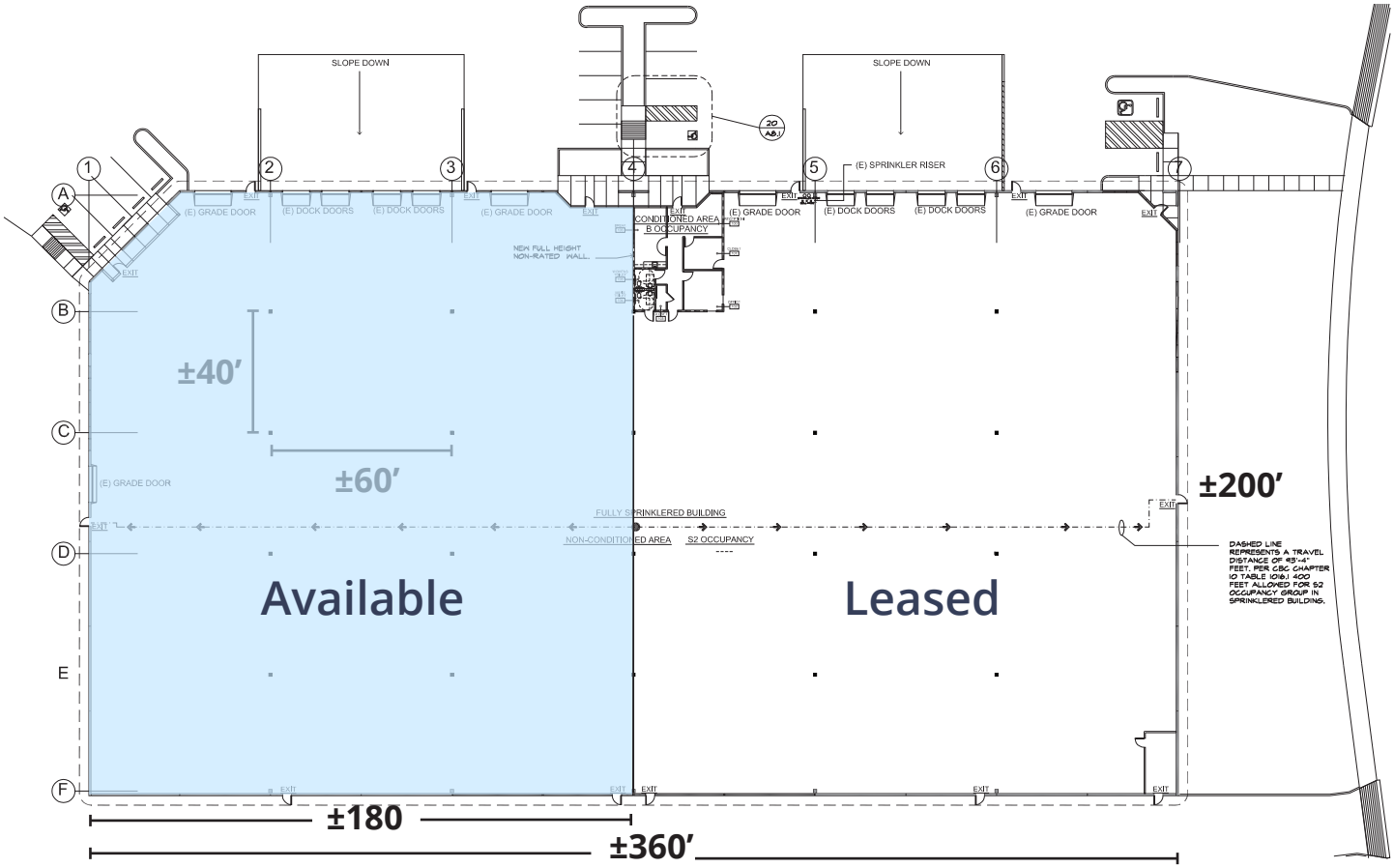
Phil Garrett, SIOR
Executive Vice President
CA License No. 00844836
phil.garrett@colliers.com
+1 707 863 8357

Jon Quick
Senior Vice President
CA License No. 01242750
jon.quick@colliers.com
+1 707 863 8359

Jack Garrett
Associate
CA License No. 02199025
jack.garrett@colliers.com
+1 707 863 4640

5001 Fermi Drive | Fairfield, CA

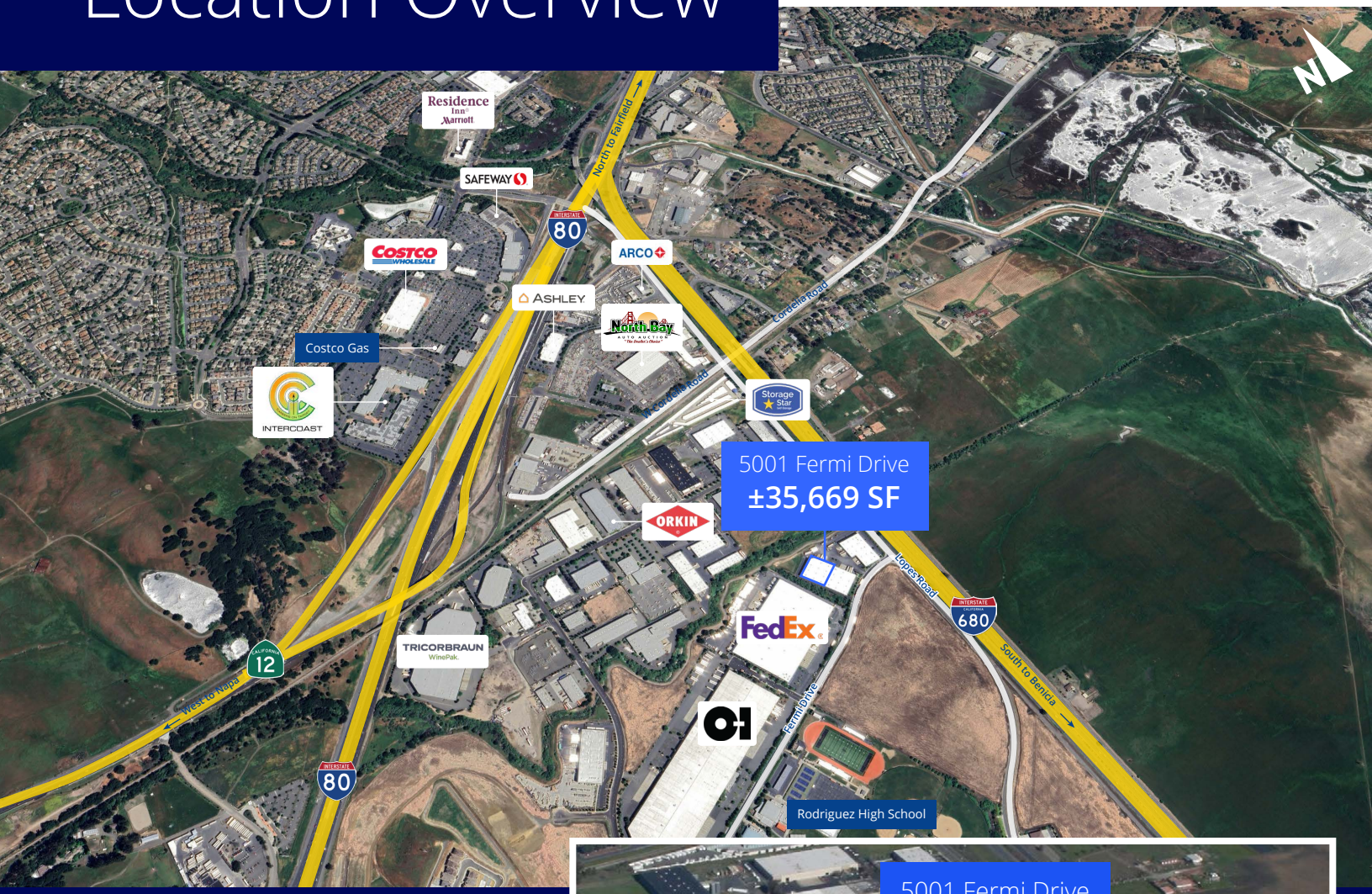
Floor Plan





5001 Fermi Drive | Fairfield, CA

Location Overview



Location Highlights

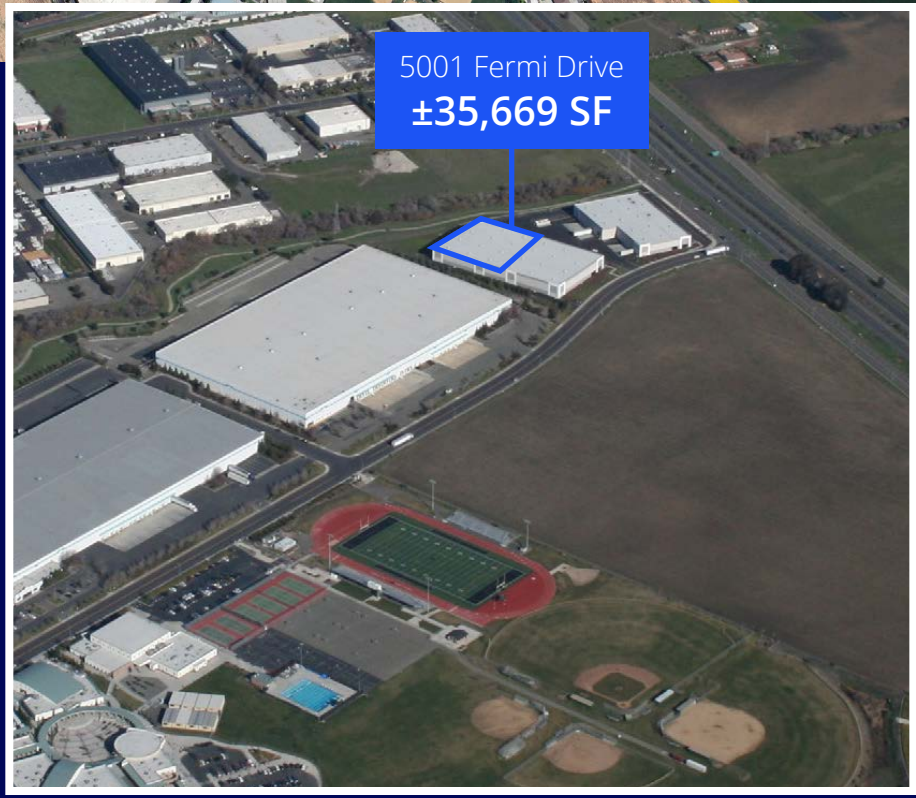
Easy access to I-80 and I-680 and Highway 12

47.9 mi to Sacramento

40.9 mi to San Francisco

35.8 mi to Port of Oakland

11.6 mi to the intersection of Hwy 12 & 29



This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.