



# NAPA VAULT

## SITE PLAN



- Available Units
- Unavailable Units



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1055 Soscol Ferry Rd / Napa, CA 94558

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING A</b>										
A101	16	48	768		12' 0"					F
A102	24	48	1,152		16' 10"		spec unit not on market			S
A103	20	48	960		12' 0"					S
A104	24	48	1,152	356	16' 10"					S
A105	20	48	960		12' 0"					S
A106	24	48	1,152		16' 10"					S
A107	24	48	1,152		16' 10"		exhaust fan, ceiling fan, upgraded floor	\$470,000	\$330	S
A108	20	48	960		12' 0"					S
<b>SUBTOTAL</b>			<b>8,256</b>							

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING B</b>										
B101	20	52	1,040		14' 0"	14' 0"	drive-through unit			S
B102	24	52	1,248		16' 10"	18' 0"	drive-through unit			S
B103	20	52	1,040		12' 0"	14' 0"	drive-through unit			S
B104	24	52	1,248		16' 10"	18' 0"	drive-through unit			S
B105	20	52	1,040		12' 0"	14' 0"	drive-through unit			S
B106	24	52	1,248		16' 10"	18' 0"	drive-through unit			S
B107	24	52	1,248		16' 10"	18' 0"	drive-through unit			S
B108	20	52	1,040		12' 0"	14' 0"				S
B109	24	52	1,248	383	16" 10"	*	includes 383 SF 2nd-story steel mezzanine, upgraded floor & exhaust fan			S
B110	20	52	1,040		12' 0"	*				S
B111	24	52	1,204		16" 10"	*	exhaust fan, ceiling fan, upgraded floor			S
<b>SUBTOTAL</b>			<b>12,644</b>							

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING C</b>										
C101	32	48	1,420		14' 0"	12' 0"	less 116 SF			F
C102	32	48	1,507		14' 0"	12' 0"	less 29 SF			F
C103	24	48	1,152		16' 10"		upgraded floor finish exhaust fan, ceiling fan, upgraded floor	\$463,000	\$330	S
C104	24	48	1,152		16' 10"					S
C105	20	48	960		12' 0"					S
C106	20	48	960		12' 0"					S
C107	24	48	1,152		16' 10"			\$455,000	\$330	S
C108	24	48	1,152		16' 10"					S
C109	20	48	960		12' 0"					S
C110	20	48	960		12' 0"		upgraded floor finish			S
C111	24	48	1,152		16' 10"			\$455,000	\$330	S
C112	24	48	1,152		16' 10"		upgraded floor finish			S
C113	24	48	1,152		16' 10"					S
C114	24	48	1,152		16' 10"					S
C115	20	48	960		12' 0"					S
C116	20	48	960		12' 0"		exhaust fan, ceiling fan, upgraded floor	\$400,000	\$330	S
C117	24	48	1,152		16' 10"					S
C118	24	48	1,152		16' 10"			\$455,000	\$330	S
C119	20	48	960		12' 0"					S
C120	20	48	960		12' 0"					S
C121	24	48	1,152		16' 10"					S
C122	24	48	1,152		16' 10"					S
C123	32	48	1,536		14' 0"	12' 0"				S
C124	32	48	1,536		14' 0"	12' 0"				S
<b>SUBTOTAL</b>			<b>27,503</b>							

\* no drive-thru

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING H</b>										
Building H units (only) are available for LEASE as well as purchase. Please inquire for leasing details or visit <a href="http://www.NapaVault.com/pricing">www.NapaVault.com/pricing</a>										
H101	24	48	1,152		16' 10"			\$438,000	\$330	S
H102	24	48	1,152		16' 10"			\$438,000	\$330	S
H103/H105	48	48	2,304		16' 10"	16' 10"		\$875,000	\$660	F
H104/H106	48	48	2,304		16' 10"	16' 10"				F
H107	20	48	960		12' 0"			\$365,000	\$330	S
H108	20	48	960		12' 0"			\$365,000	\$330	S
H109	24	48	1,152		16' 10"			\$438,000	\$330	S
H110	24	48	1,152		16' 10"			\$438,000	\$330	S
H111/H113	40	48	1,920		12' 0"	12' 0"		\$730,000	\$660	F
H112/H114	40	48	1,920		12' 0"	12' 0"		\$730,000	\$660	F
H115	24	48	1,108		18' 0"		less 44 SF	\$438,000	\$330	F
H116	24	48	1,152	329	18' 0"		includes 329 SF 2nd story walk-up steel mezzanine. (\$79K value)	\$534,000	\$330	S
<b>SUBTOTAL</b>			<b>17,236</b>							

**Note:** Walls In Building H Units (Only) Are Finished With Unpainted, Taped Sheetrock (No Standard Finish White Metal Panels Installed)

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING J</b>										
J101/J103	52	38	1,807		14' 0"	14' 0"	less 143 SF	\$715,000	\$660	
J102/J104	52	38	1,950		14' 0"	14' 0"		\$770,000	\$660	
J105	32	38	1,200		14' 0"	9' 2"		\$475,000	\$330	
J106	32	38	1,200		14' 0"	9' 2"		\$475,000	\$330	
J107/J108	32	75	2,400		14' 0"	9' 2"		\$950,000	\$660	
J109/J110	32	75	2,400		14' 0"	9' 2"		\$950,000	\$660	
J111/J112	32	75	2,400		12' 0"	12' 0"	100% leased			
<b>SUBTOTAL</b>			<b>13,357</b>							

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING K</b>										
Standard-Sized units in Building K will be made available upon depletion of standard-sized units currently available in Buildings A-C										
K101/K102	36	48	1,728		12' 0"	12' 0"		\$685,000	\$660	F
K103	24	48	1,152		16' 10"					S
K104	20	48	960		12' 0"					S
K105	24	48	1,152		16' 10"					S
K106	20	48	960		12' 0"					S
K107	24	48	1,152	329	16' 10"		includes 329 SF 2nd-story walk-up steel mezzanine (\$79K value)	534,000	\$330	S
K108	20	48	960		12' 0"					S
K109	24	48	1,152	329	16' 10"		includes 329 SF 2nd-story walk-up steel mezzanine (\$79K value)			S
K110	20	48	960		12' 0"					S
K111/K112	40	48	1,876		12' 0"	14' 0"	less 44 SF	\$745,000	\$660	
<b>SUBTOTAL</b>			<b>12,052</b>							

BLDG - UNIT	WIDTH	DPTH	GROUND FLOOR SF	MEZZ SF	ROLL-UP DOOR	2ND ROLL-UP DOOR	UPGRADES PRE-INSTALLED/NOTES	PRICE	MNTHLY DUES BY UNIT	STANDARD/FLEXIBLE
<b>BUILDING L</b>										
Building L is 9,464 SF (units 101-106 on 6 individual parcels, no interior walls installed). Asking purchase price: \$370 PSF. Call for complete details										

■ Available Units  
■ Unavailable Units

**Standard Units**  
20'x48' = 960 SF  
24'x48' = 1,152 SF

**Larger, Flexible Units**  
Up to 9,464 SF

**OWNER FEES:** Owners belong to the Napa Vault Owners Association. 2024 monthly dues are currently \$330/month per unit and cover costs such as common area maintenance, security systems, property management, etc. For a breakdown of all fees and other information, visit the Buyers Resources page, where you'll find details about estimated closing and carrying costs.

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