

3474-3492 MT.DIABLO BLVD, LAFAYETTE



3474 Mt.Diablo Blvd, Lafayette



3492 Mt.Diablo Blvd, Lafayette

RETAIL/RESTAURANT SPACE AVAILABLE

2,145 SF

MONTHLY RENT: \$3.75 PSF (NNN)

MONTHLY NNN EXPENSES: APPROXIMATELY \$1.25 PSF

FINANCIAL SERVICES/BANKING/ RETAIL SPACE AVAILABLE

2,505 SF





MONTHLY RENT: \$3.75 PSF/NNN Plus \$1.25 NNN Expenses

AVAILABLE 8/1/23

PROPERTY HIGHLIGHTS

3474-3492 MT.DIABLO BLVD
LAFAYETTE

- Short Distance to Highway 24
- Located at the Corner of Mt. Diablo Blvd and First Street
- Across the Street from the Lafayette Library
- Located on the busy Mt. Diablo Blvd, the main east-west arterial through Lafayette
- Excellent Parking
- Professionally managed and maintained
- Walking distance to many restaurants and coffee shops

	1 MILE	3 MILES	5 MILES
	8,611	56,358	162,542
	43.9	49.8	47.9
	\$134,793	\$128,183	\$119,623
	69% Bachelor's/Grad/ Prof Degree	70% Bachelor's/Grad/ Prof Degree	68% Bachelor's/Grad/ Prof Degree

Zoning: General Commercial District 1 (C1)

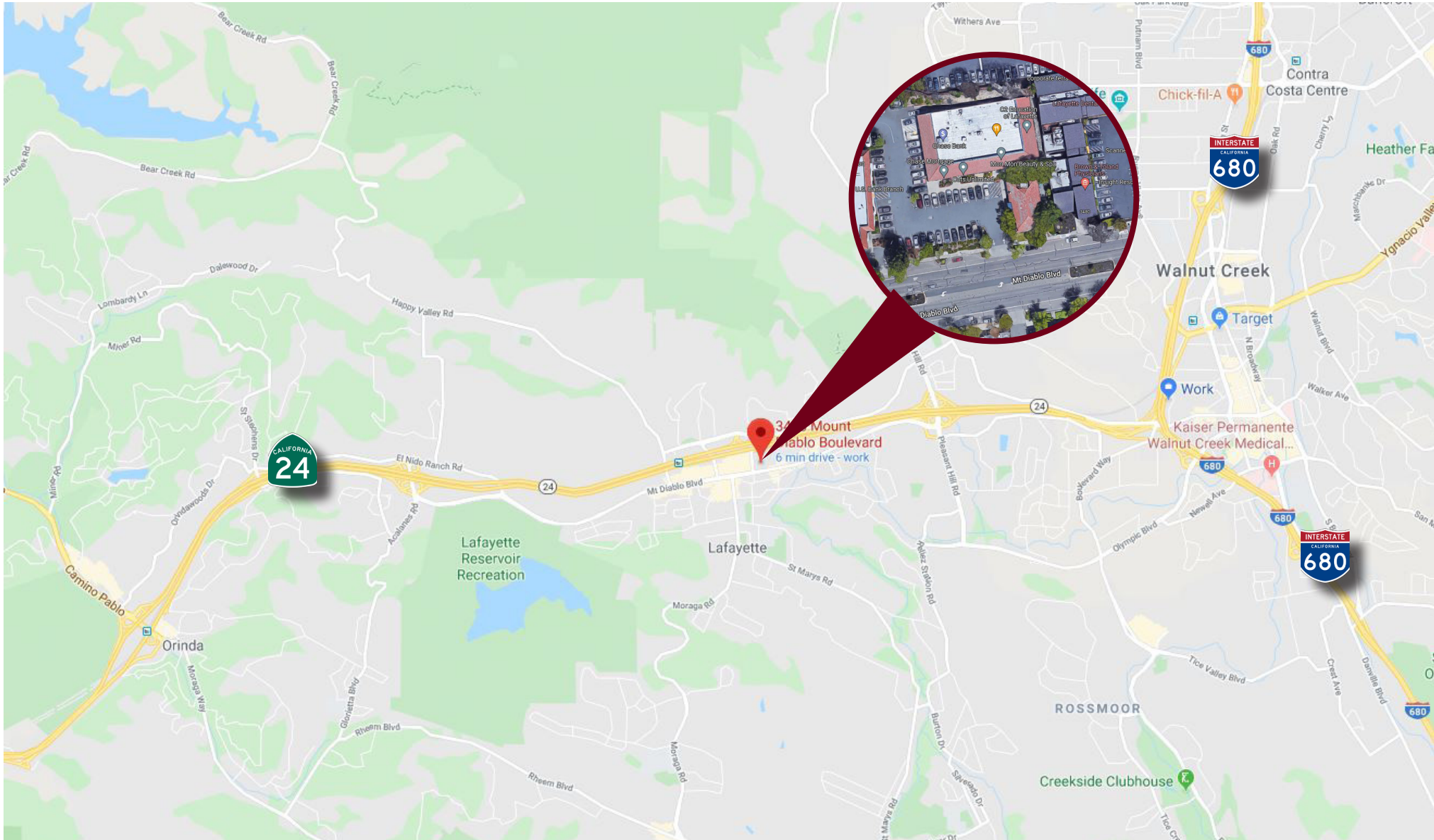
Uses Permitted

- Animal Care
- Business and Communication Service
- General Commercial Sales and Service
- General Personal Service
- Limited Child Care
- Self-Service Laundry
- Home/Business Furnishings
- General Retail Sales
- Medical Services
- Fast-Food restaurant without drive-thru, drive-up and pass-through window

Walk Score: 85 (Very Walkable)

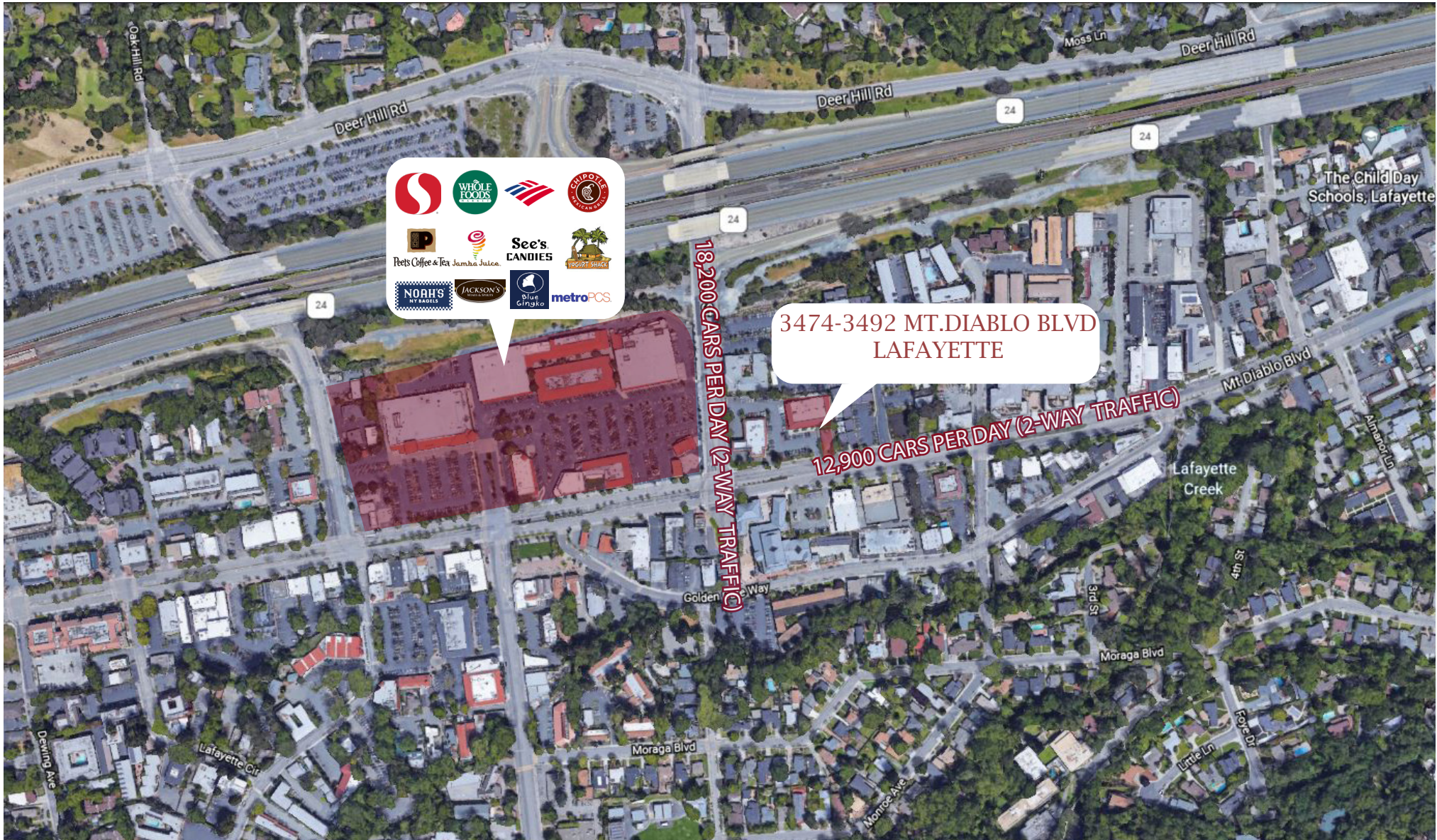
AERIAL

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LAFAYETTE



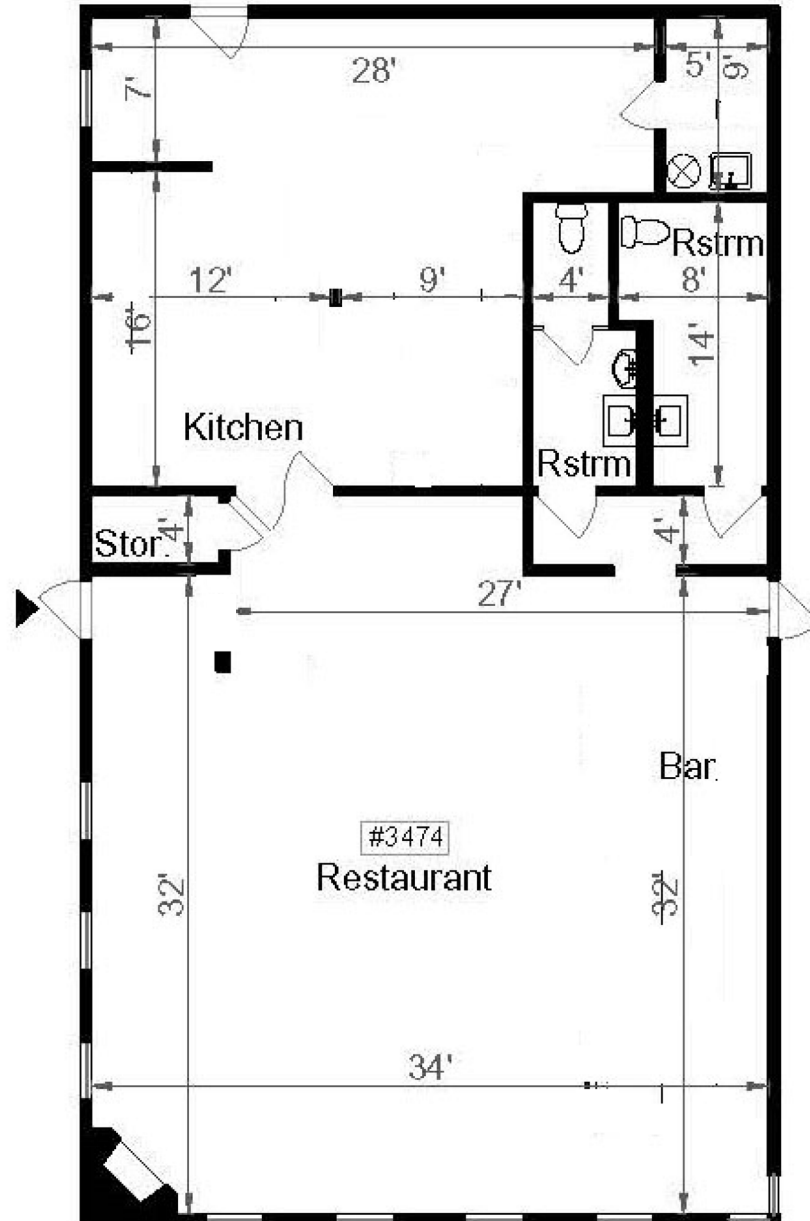
AMENITIES

3474-3492 MT.DIABLO BLVD
LAFAYETTE



FLOOR PLAN

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