



# INDUSTRIAL FOR LEASE

*±22K SF industrial, with ±5K SF  
office, in a prime San Carlos locale*

601 TAYLOR WAY, SAN CARLOS, CA

±34,848 SF land size

Large lot with off-street parking & secure paved yard

Three (3) grade-level doors & two (2) 10 ton cranes

Rear building clear height ±22'

New roof & HVAC

Multiple cold & freezer rooms

Heavy power distributed throughout

USDA Certified

Call agents for pricing

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**KIDDER.COM**





601 TAYLOR WAY

# SEAMLESSLY CONNECTED WITH *DIRECT* ACCESS TO THE 101 & 92 FWYS

601 Taylor Way is located within one mile of the Belmont CalTrain Station. The property is in close proximity to restaurants, hotels, retail and fitness centers.

5.5 MI

HWY 92

5.8 MI

HWY 280

11 MI

SFO AIRPORT

24 MI

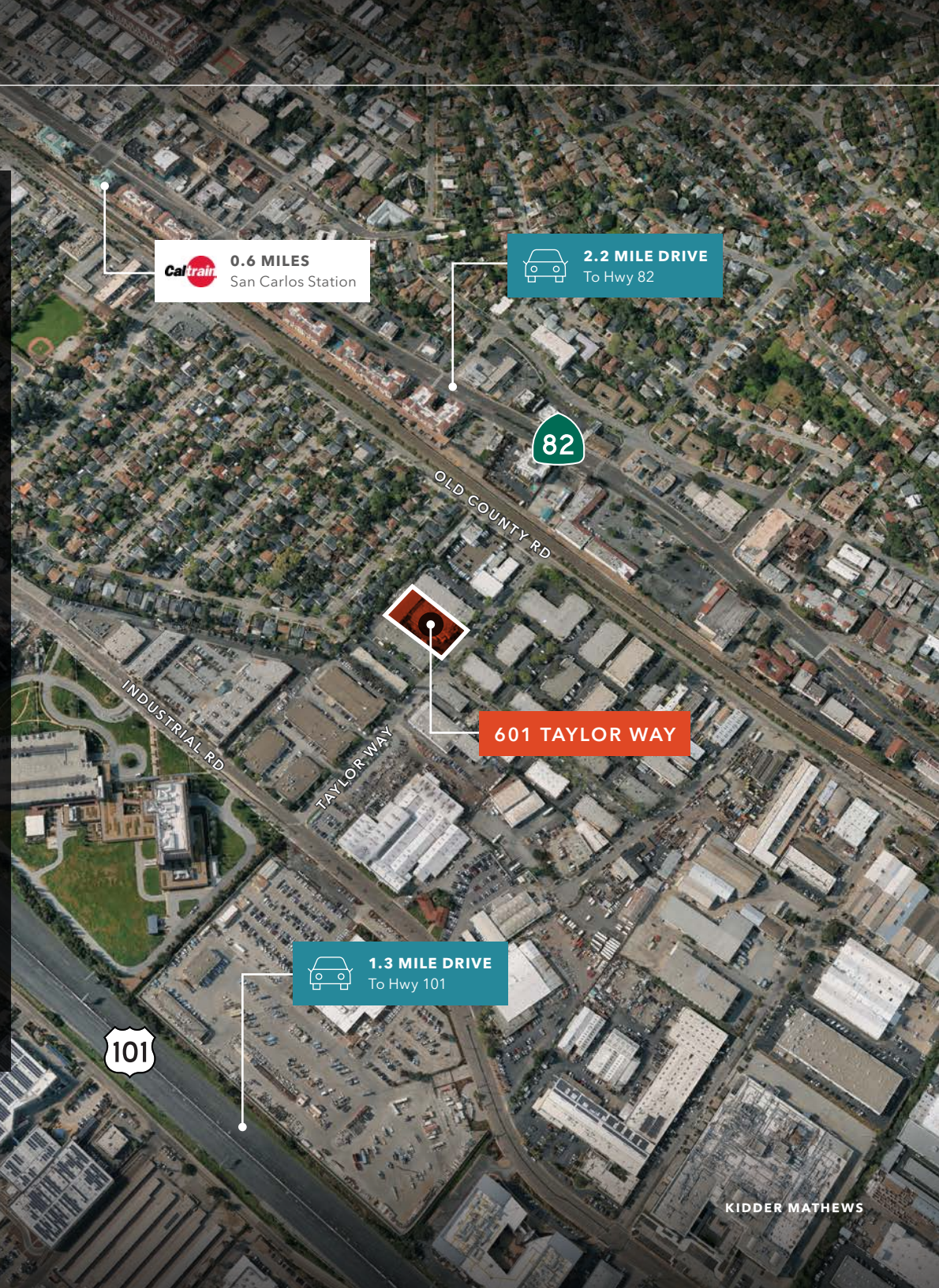
SAN FRANCISCO

23 MI

SJC AIRPORT

25 MI

SAN JOSE

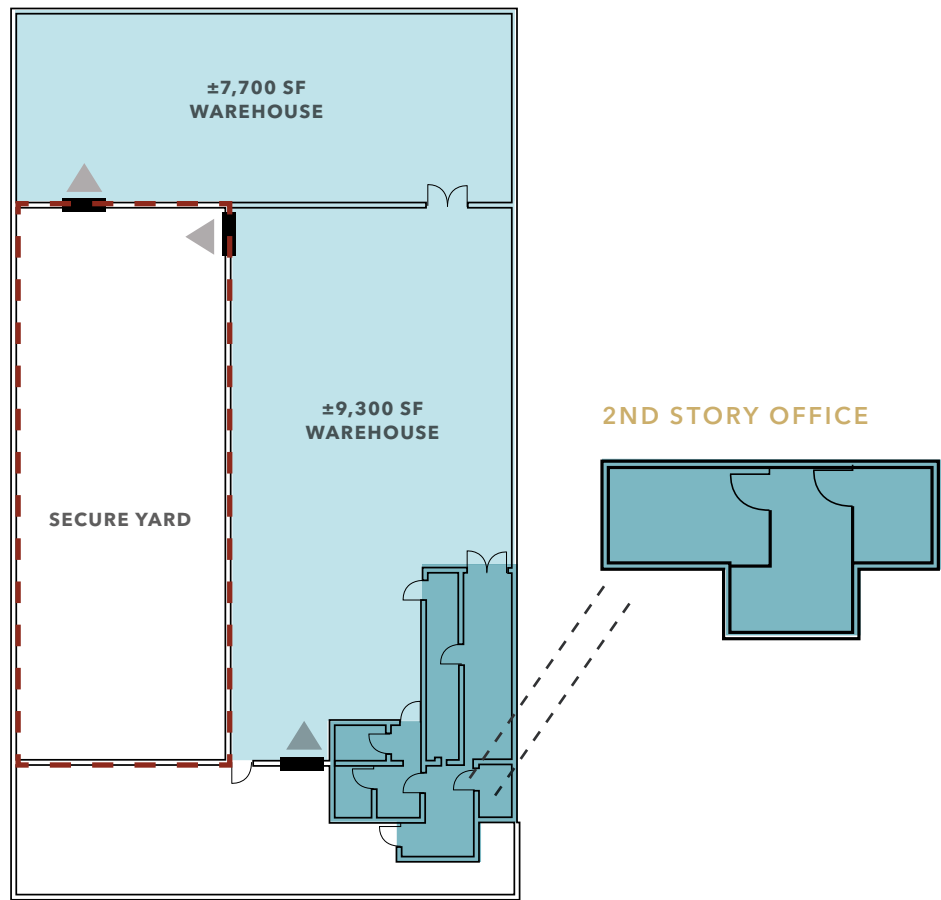


AVAILABLE FOR LEASE

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# FLOOR PLAN



▲ Grade Level Loading    ■ Warehouse    ■ Office    ■ Secured Yard

FLOOR PLAN NOT TO SCALE

AVAILABLE FOR LEASE

*LI (Light Industrial) zoning with a diverse range of approved uses listed below*

- Automobile/vehicle repair, major
- Automobile/vehicle service and repair, minor
- Large vehicle and equipment sales, service and rental
- Business services
- Food preparation
- Construction and material yards
- Custom manufacturing
- Wholesaling and distribution
- Light fleet-based services

→ ZONING INFORMATION

→ ADDITIONAL SAN CARLO ZONING INFORMATION



601 TAYLOR WAY

# *PARTIAL* EQUIPMENT LIST

Walk-in refrigerator 20'x40'x14'

Walk-in freezer 20'x40'x16'

Three (3) commercial sinks

Seven (7) compartment sinks

32' hood class A

Industrial dishwasher

One (1) double rack oven

Three (3) single rack oven

One (1) cardboard bailer

Many pallet racks in warehouse

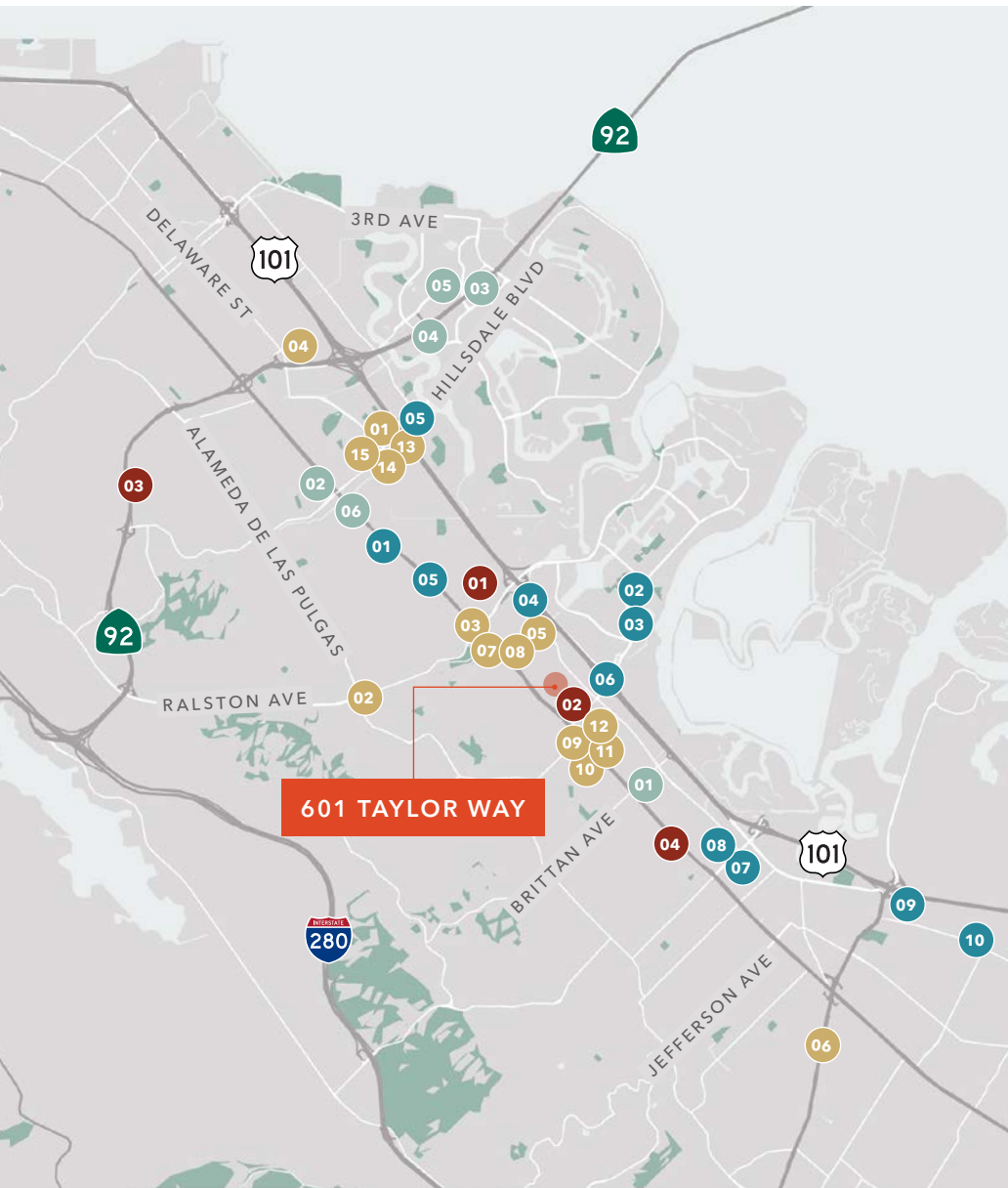
Walk-in refrigerator 16'x30'x8'

Other production equipment might be available



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## SURROUNDING AMENITIES

### EAT + DRINK

- 01 Whole Foods
- 02 Vivace
- 03 Dog Haus Biergarten
- 04 Trader Joe's
- 05 Little Belmont Cafe
- 06 Chuck's Donuts
- 07 Kiroro Sushi
- 08 Godfather's Burger Lounge
- 09 Blue Line Pizza
- 10 Town
- 11 West Park Bistro
- 12 Spasso
- 13 Mendocino Farms
- 14 Starbucks
- 15 Peet's Coffee

### CHILD CARE & EARLY EDUCATION

- 01 Footsteps
- 02 Little Troopers
- 03 San Mateo Child Care
- 04 Happy Campers

### HEALTH & FITNESS

- 01 F-45 Training
- 02 Orangetheory Fitness
- 03 Bay Club
- 04 Row House Fitness
- 05 Crunch Fitness
- 06 IMPACT Kickboxing Fitness
- 07 Heartcore
- 08 Powerhouse Gym Elite
- 09 24 Hour Fitness
- 10 Bayfront Fitness

### OTHER AMENITIES

- 01 The Home Depot
- 02 Hillsdale Shopping Ctr
- 03 Costco
- 04 Residence Inn by Marriott
- 05 Bridgepointe Shopping Ctr
- 06 Jack's Car Wash





## 601 TAYLOR WAY

*For more information on  
this property, please contact*

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