

±6,972 SF AUTO BODY SHOP

# FOR LEASE

16593 East 14th Street  
San Leandro, CA



## THE IVY GROUP

Commercial Properties, Above & Beyond

**TIM VI TRAN, SIOR, CCIM**

tim@theivygroup.com | 510.213.8883  
CA DRE #01784630

**JOSEPH CERVANTES**

joseph@theivygroup.com | 510.324.9933  
CA DRE #01341045

**DIEGO CERVANTES**

diego@theivygroup.com | 510.856.8238  
CA DRE #02245887



**LEASE PRICE**  
\$1.51 NNN  
(\$0.23/SF)



**BUILDING SIZE**  
± 6,972 SF



**LOT SIZE**  
± 18,000 SF  
(± 0.41 acres)



**YEAR BUILT**  
1968



**USE**  
Auto body  
and repair shop

# HIGHLIGHTS

±6,972 SF AUTO BODY SHOP  
FOR LEASE

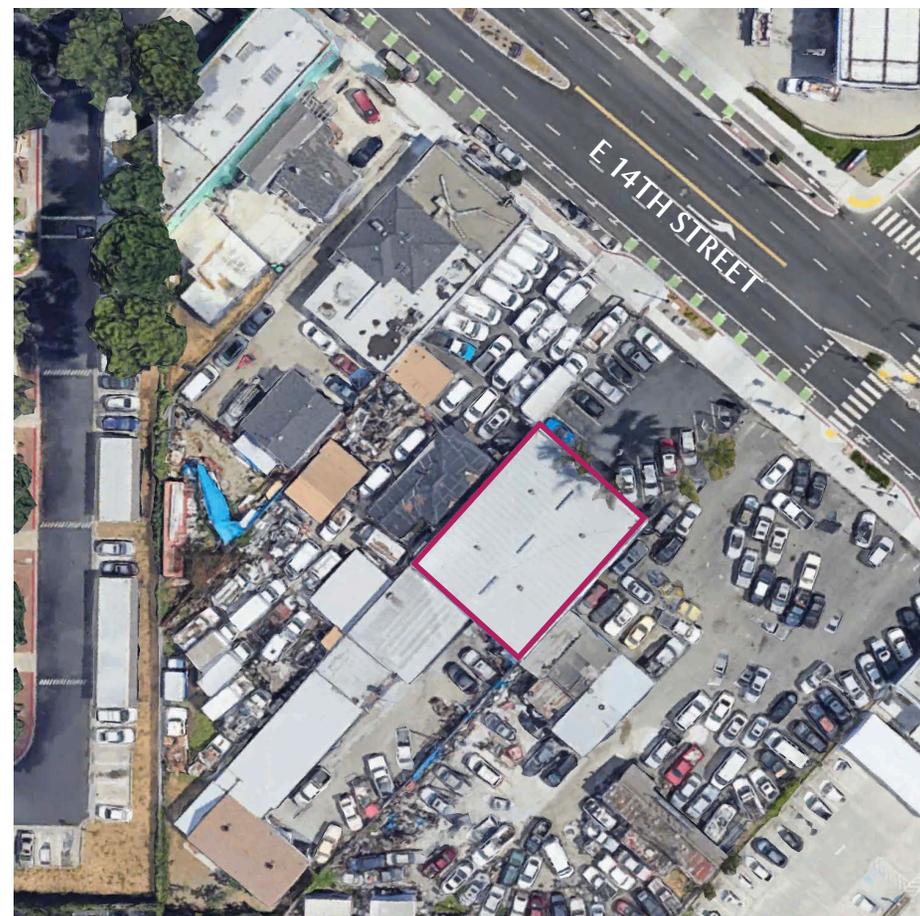
The Ivy Group is pleased to offer FOR LEASE a prime auto body shop opportunity

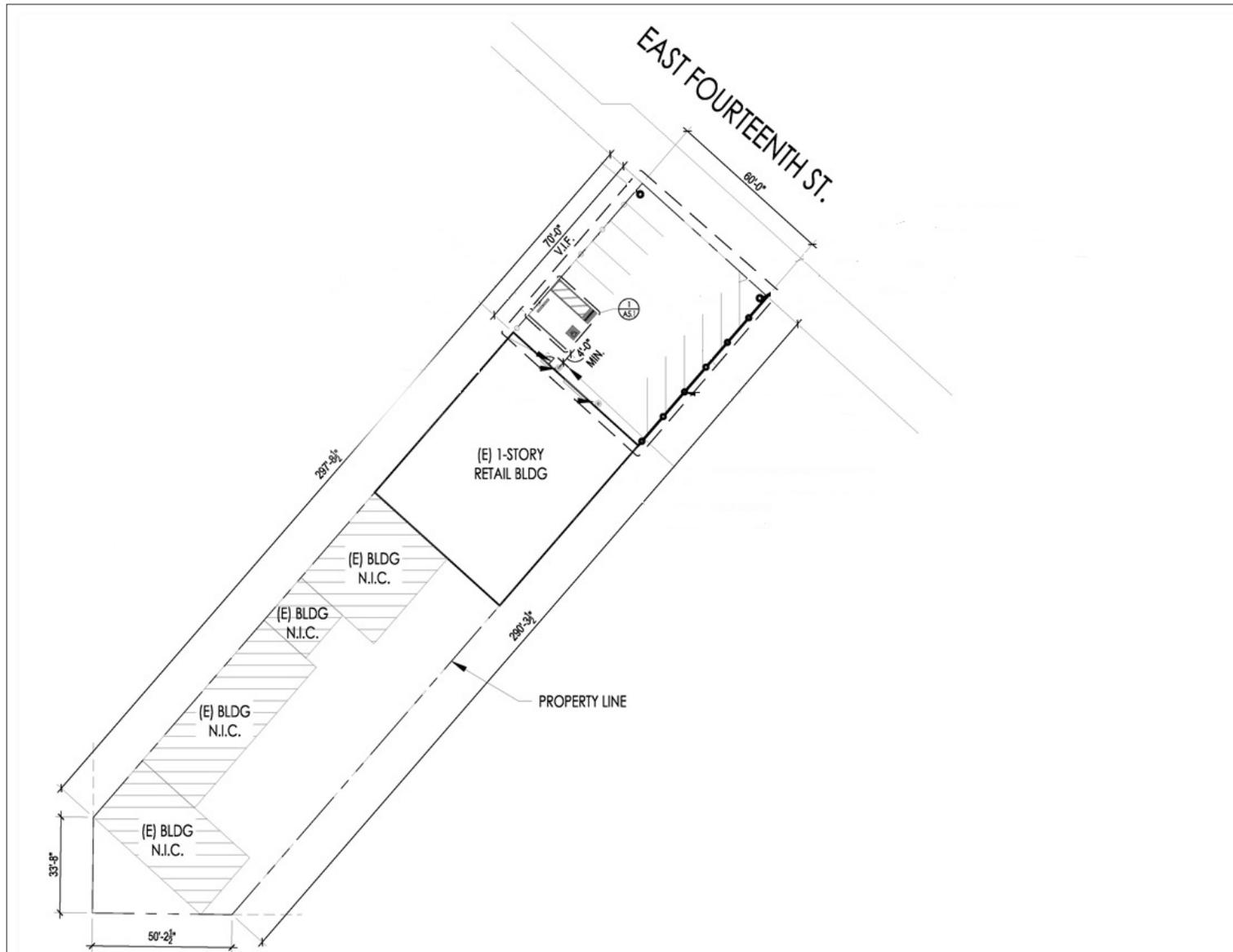
Situated on the prominent East 14th Street in San Leandro, this property boasts a strong track record, having served as an auto body shop for more than twenty years. It features two paint booths, two grade level rollup doors, and abundant onsite and street parking, indicative of its well established operational capacity.

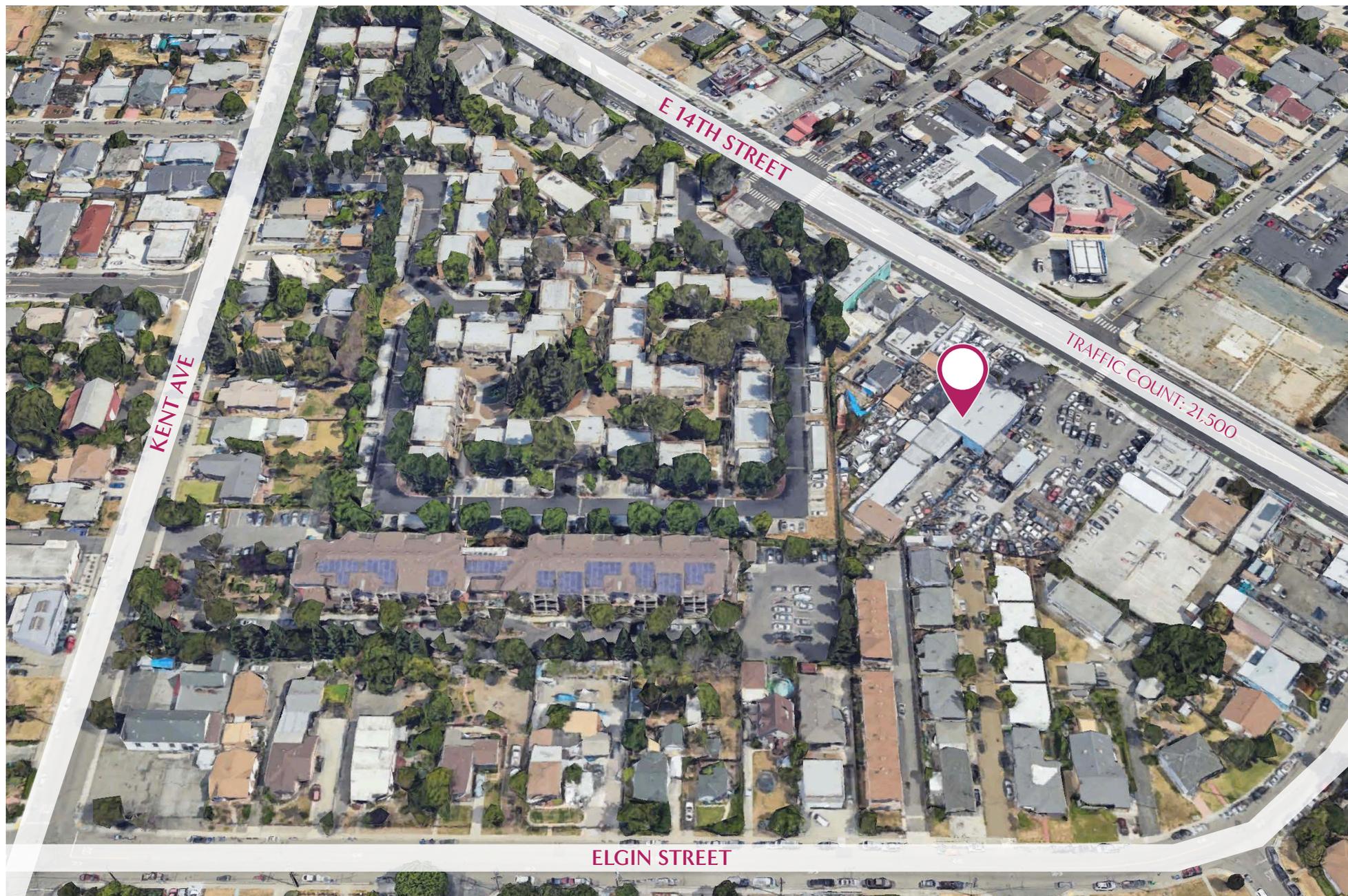
Enhanced security is ensured by the property's fenced and paved layout. Furthermore, recent renovations have upgraded the exterior facade and parking lot, reflecting a commitment to modernization and quality.

The property is highly visible from East 14th Street, and minutes away from major freeways.

<b>Building Size</b>	± 6,972 SF
<b>Lot Size</b>	± 18,000 SF (± 0.41 acres)
<b>Use</b>	Auto body and repair shop
<b>Zoning</b>	Unincorporated area of San Leandro, CA
<b>Year Built</b>	1968
<b>Freeway Access</b>	Easy access to freeways 580 / 880
<b>Bus Stop</b>	Walking distance to major bus stops and public transportation nodes
<b>APN</b>	80B-300-10

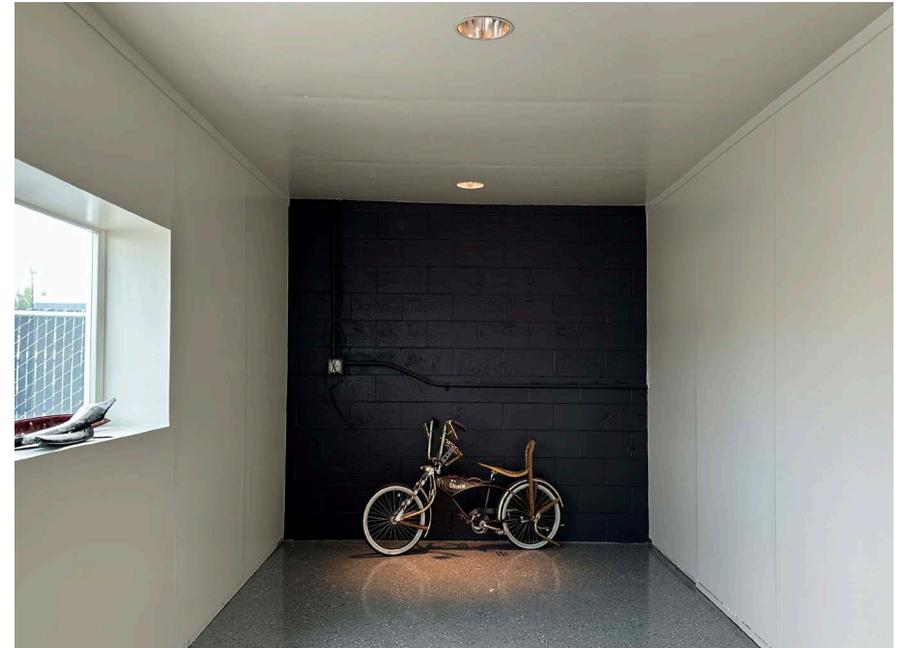
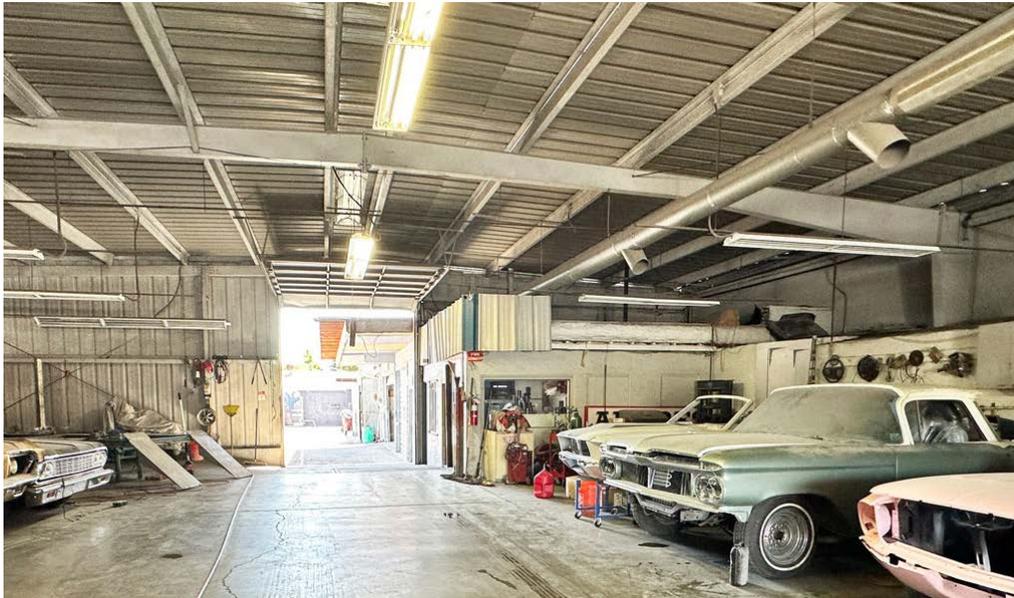






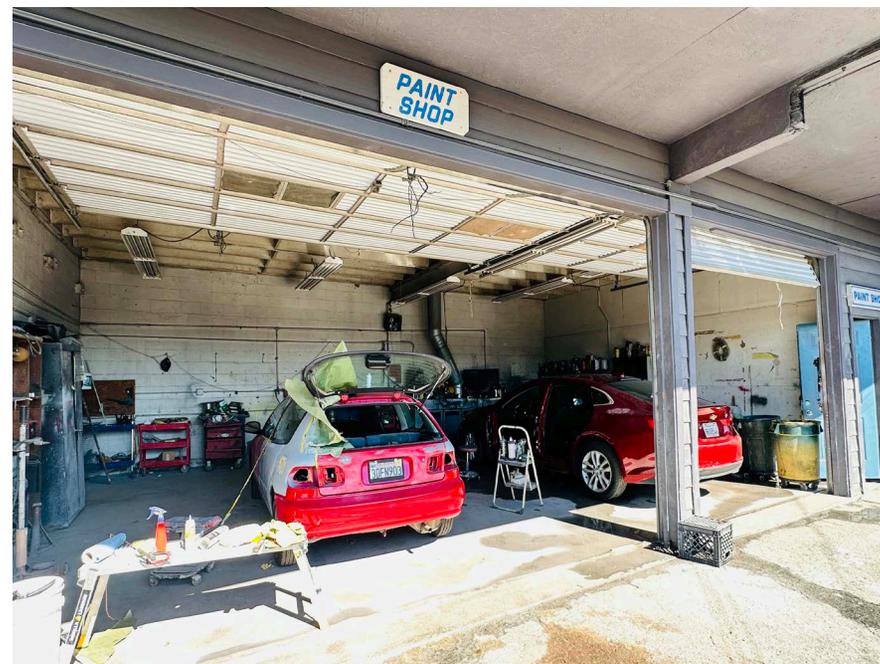
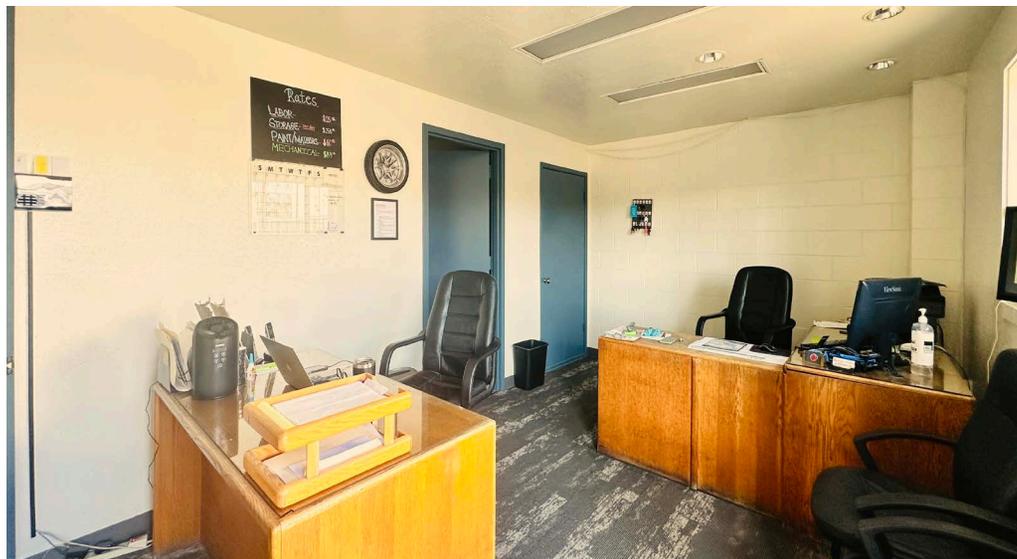
# PROPERTY PHOTOS

±6,972 SF AUTO BODY SHOP  
FOR LEASE



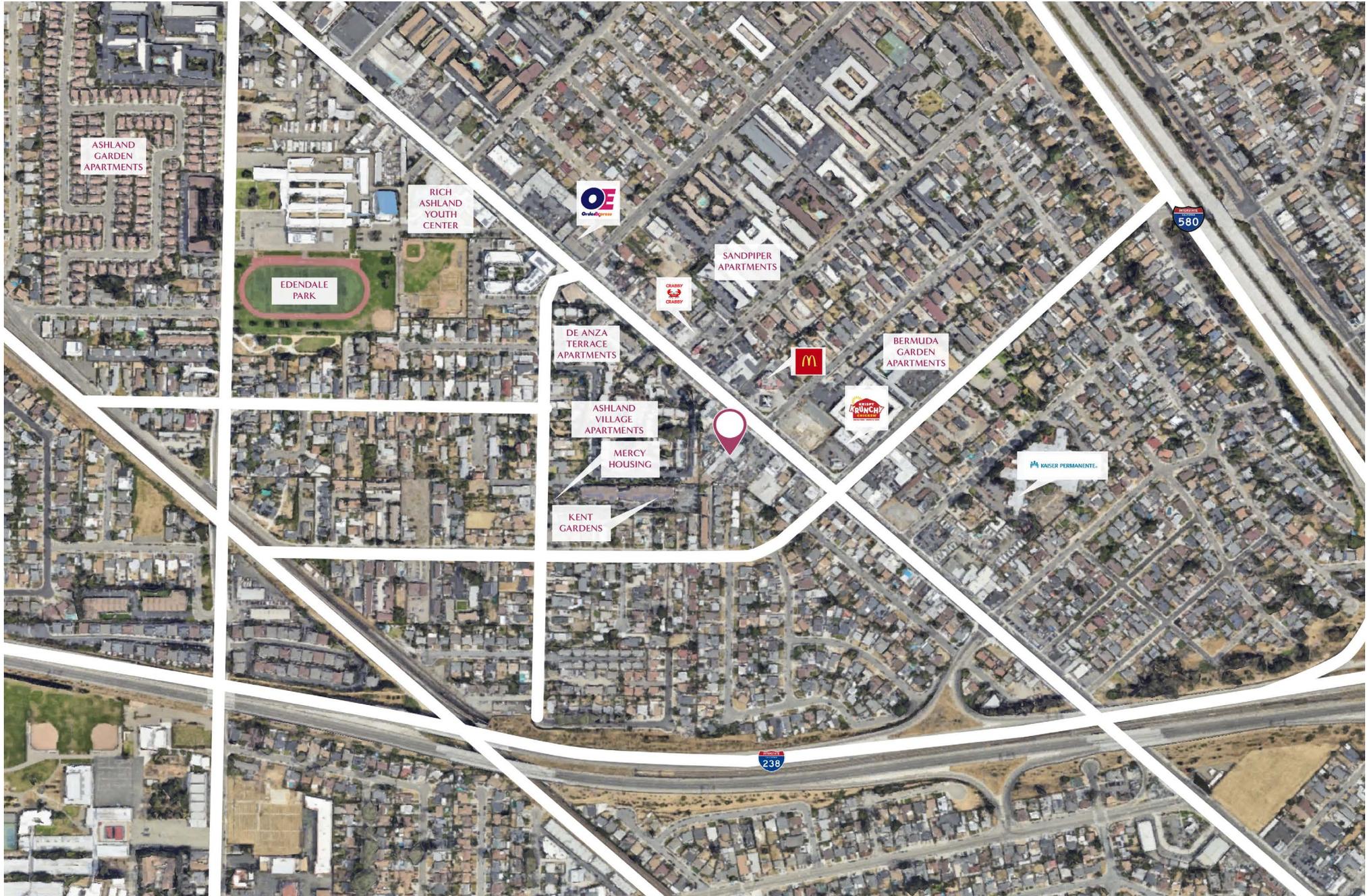
# PROPERTY PHOTOS

±6,972 SF AUTO BODY SHOP  
FOR LEASE



# AMENITY MAP

±6,972 SF AUTO BODY SHOP  
FOR LEASE



# LOCATION OVERVIEW

±6,972 SF AUTO BODY SHOP  
FOR LEASE

San Leandro is one of the nation's most diverse cities, located at the center of the dynamic San Francisco Bay Area. With a vibrant community of more than 89,000 residents, San Leandro is proud of its well-maintained neighborhoods, excellent public libraries, twenty-one public parks, quality local schools, and a wide range of shopping, dining, and entertainment options. The City also encompasses a large industrial area home to the thriving advanced manufacturing industry.

The City's Economic Development mission is to improve San Leandro's quality of life by encouraging reinvestment and economic growth through retention and expansion of existing businesses and attraction of new industry, which will enhance the local tax base, enabling an increase in the standard of living for all San Leandro.



## LARGEST EMPLOYERS

#	Employer	# of Employees
1	Arysta US Holdings	9,500
2	Espresso Parking	7,500
3	TriNet	3,622
4	Peterson Holding	3,000
5	OSIsoft	1,300
6	Ghirardelli Chocolate Company	500
7	East Bay Innovations	500
8	Andronico's Community Market	375
9	Drake's Brewing Company	350
10	Mi Rancho	350

CONTACT EXCLUSIVE AGENTS  
**FOR DETAILS AND TOUR**

**TIM VI TRAN, SIOR, CCIM**

tim@theivygroup.com | 510.213.8883  
CA DRE #01784630

**JOSEPH CERVANTES**

joseph@theivygroup.com | 510.324.9933  
CA DRE #01341045

**DIEGO CERVANTES**

diego@theivygroup.com | 510.856.8238  
CA DRE #02245887



**THE IVY GROUP**

Commercial Properties, Above & Beyond

975 Corporate Way | Fremont, CA 94539

Acquisition | Disposition | Leasing