

12 New Commercial Condos

Redwood Commercial Park

21634 & 21636 Redwood Rd, Castro Valley, CA

For Lease



Project Highlights

- FOR LEASE: 12 New Commercial Condominium Units.
- 2 Buildings with 6 Units in each.
- 4 End-Cap Office Units of 2,555 & 2,568+/- Sq Ft: includes 4 offices, conference room, kitchenette, 2 restrooms, elevator, and shop/garage area (40' depth) with 12' x 12' rollup door.
- 8 Interior Commercial Units of 2,458+/- Sq Ft: includes office/showroom, 2nd floor open work area, freight elevator, shop/garage area (40' depth) with 16' x 12' rollup door.
- Units feature full HVAC, 12' to 16' ceiling heights, fire sprinklers, camera ID for remote entry.
- Project Completed 2024.
- End-Cap Office Units: \$1.50 to \$2.00/Sq Ft.
- Interior Units: \$1.25/Sq Ft.
- Common Area Maintenance: \$0.76/Sq Ft/Month.



MTC

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UNITS AVAILABLE FOR LEASE

21634 REDWOOD ROAD | CASTRO VALLEY, CA 94546



Available Units

21634 Redwood Rd:	Monthly Lease Rate
Unit 1: 2,568 SF:	\$2.00/SF
Units 2-3-4-5: 2,458 SF:	\$1.25/SF
Unit 6: 2,555 SF"	\$1.50/SF
21636 Redwood Rd:	
Unit 7: 2,568 SF:	\$1.50/SF
Units 8-9-10-11: 2,458 SF:	\$1.25/SF
Unit 12: 2,555 SF:	LEASED
Monthly CAM:	\$0.76/SF

Property Overview

The Redwood Office and Commercial Park is a new 12-Unit Condominium Project being offered FOR LEASE. The project consists of two six-unit buildings with 4 end-cap office units and 8 interior commercial units. The end-cap office units are 2,555+/- & 2,568+/- sq ft in size; includes 4 offices, conference room, kitchenette, 2 restrooms, elevator, and shop/garage area (40' depth) with 12' x 12' rollup door.

The 8 interior commercial units are 2,458+/- sq ft in size; ground floor includes office/showroom, work area and restroom; 2nd floor large open work area, freight elevator; shop/garage area (40' depth) with 16' x 12' rollup door.

Exterior features stucco and metal siding, built-up rolled composition roof, full HVAC, fire sprinklers, excellent quality of materials and workmanship.

Residential uses are not permitted.

Location Overview

Castro Valley location adjacent to I-580 and across the street from BART. Convenient to all East Bay Cities, 20 miles to San Francisco and 27 miles to Silicon Valley.

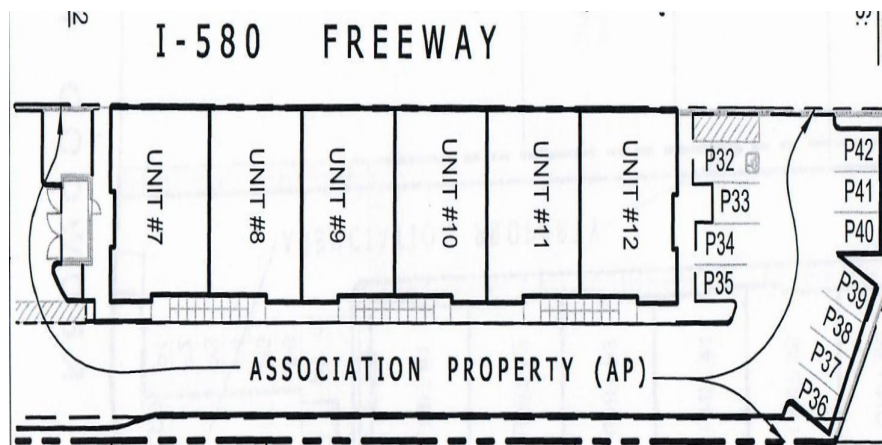
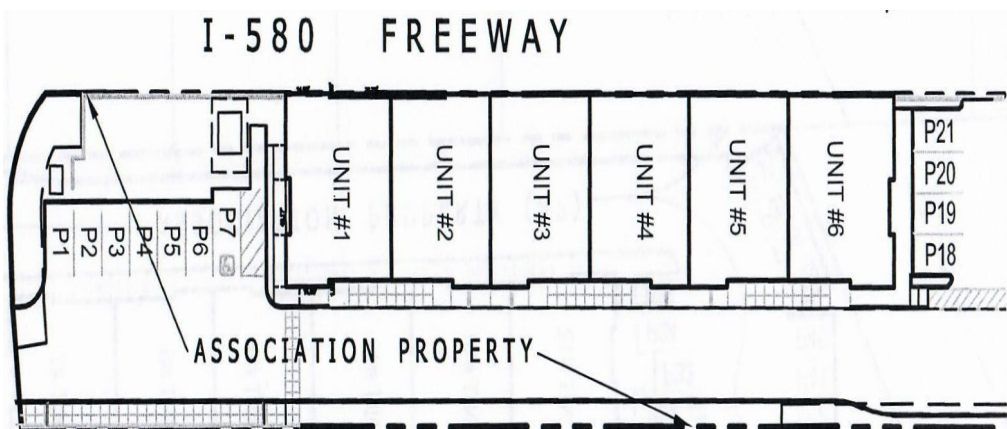
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SITE PLAN

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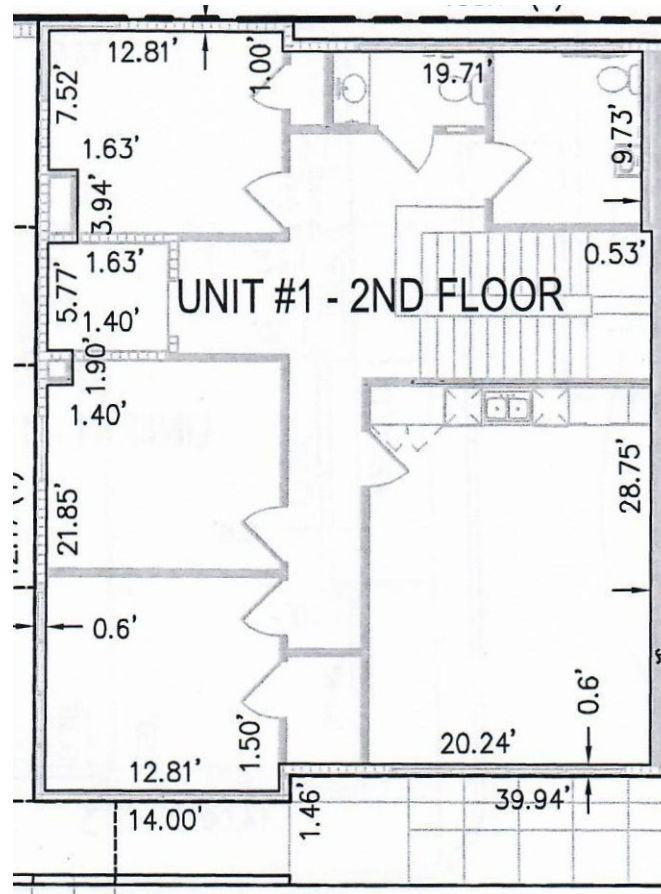
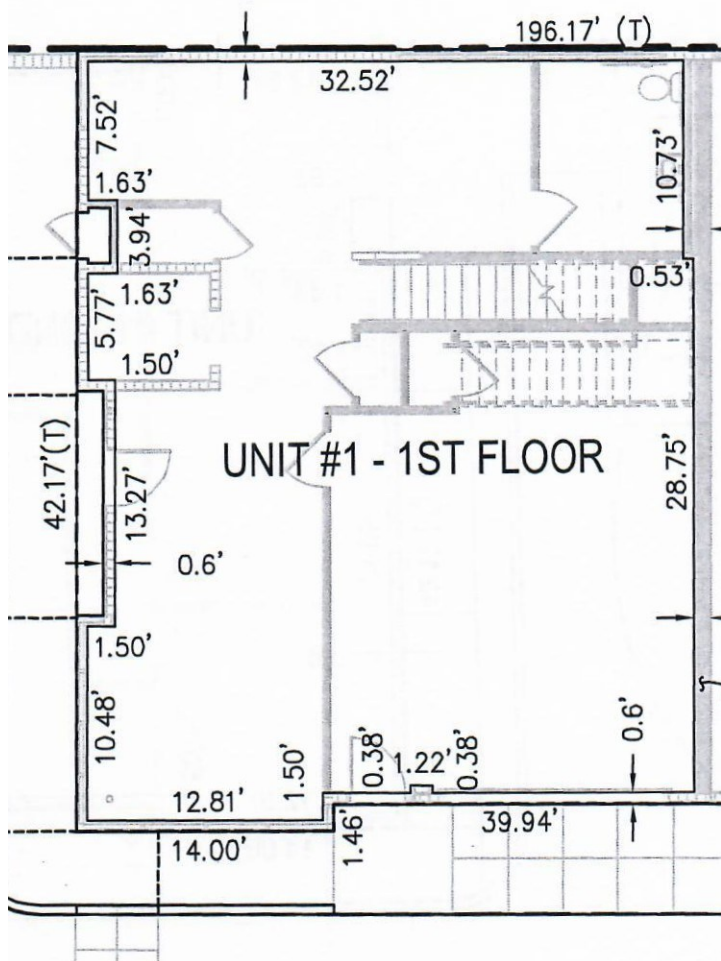


Redwood Road

Site Plan for Redwood Commercial Park

FLOOR PLAN END-CAP UNIT

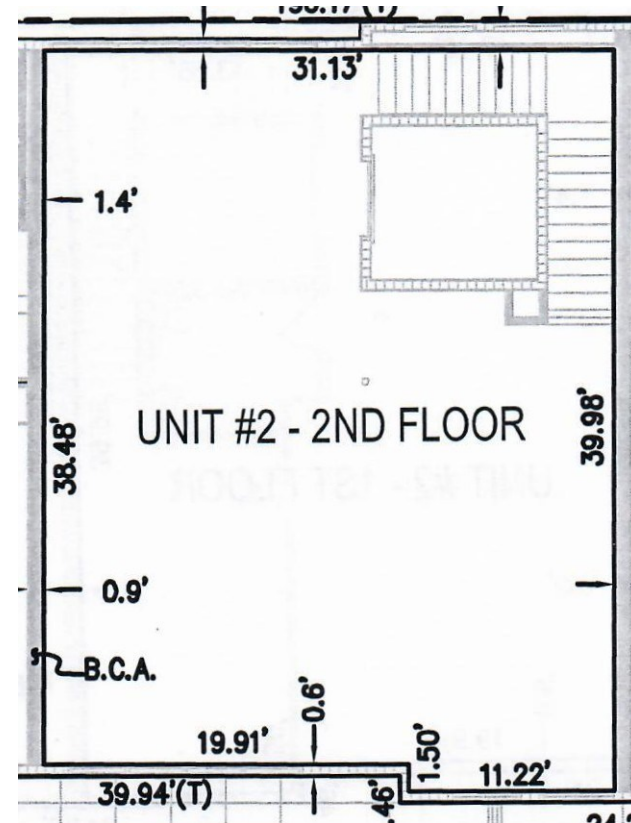
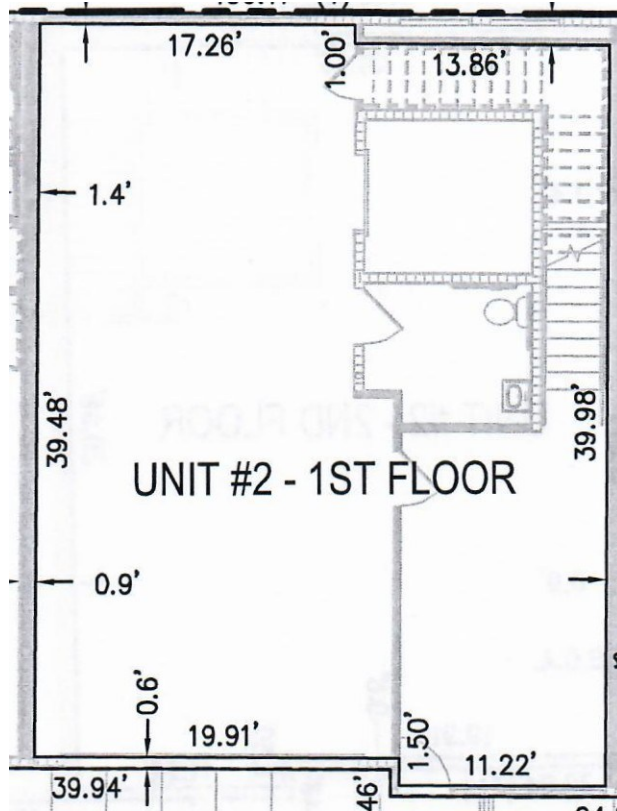
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End-Cap Unit (4 Total): 2,568+/- Sq Ft

FLOOR PLAN INTERIOR UNIT

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Interior Unit (8 Total): 2,458+/- Sq Ft

PROPERTY PHOTOS

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END-CAP UNIT INTERIOR PHOTOS

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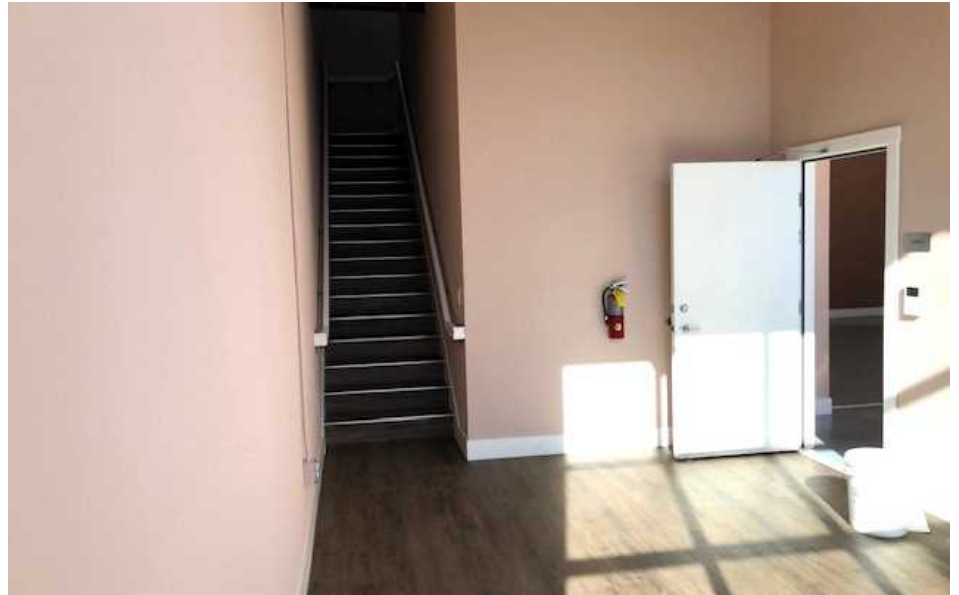
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INTERIOR UNIT PHOTOS

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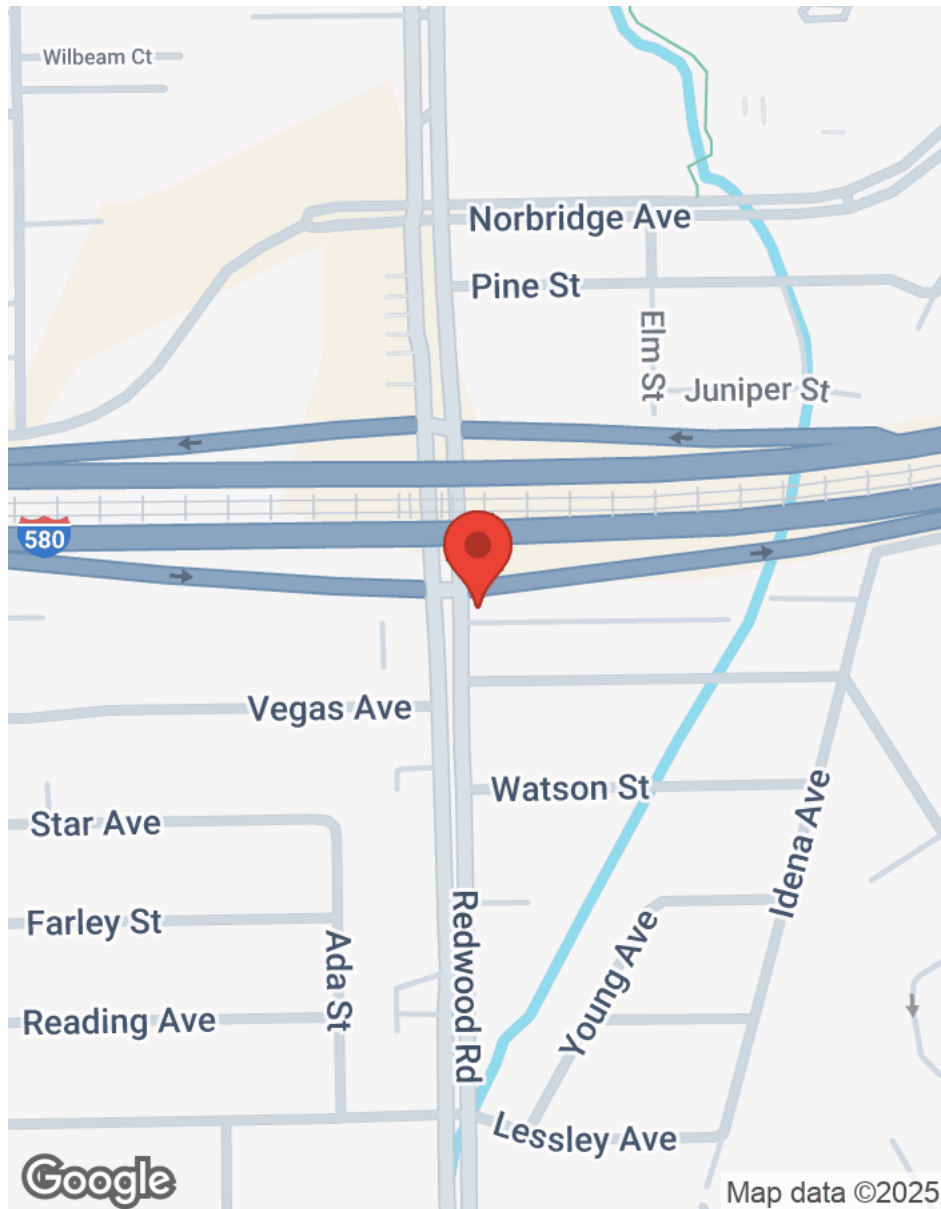
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LOCATION MAPS

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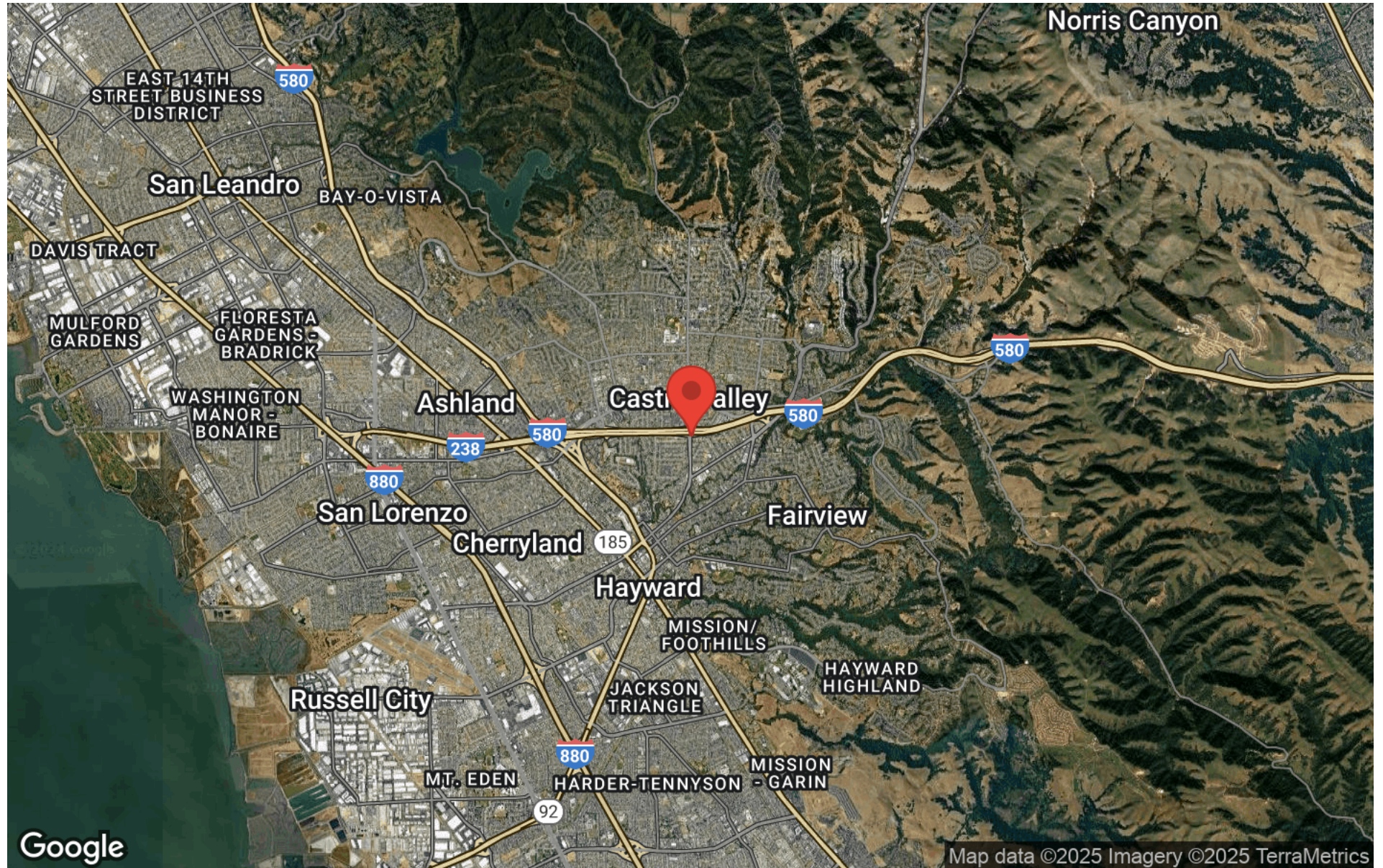
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REGIONAL MAP

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AERIAL MAP

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21634 REDWOOD ROAD

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