



Office/Retail Suites

12300 Los Osos Valley Rd., San Luis Obispo

+/- 892 SF

FOR LEASE

Contact:

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Steve Davis
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www.McCartyDavis.com
641 Higuera Street, Suite 201
San Luis Obispo, CA 93401
805.543.1801
Updated: 3/27/2025

McCarty ♦ Davis
Commercial Real Estate

Property Overview

McCarty Davis is pleased to offer the opportunity to lease multiple prime retail/office suites in the well-maintained Bear Valley Center on Los Osos Valley Road. The Bear Valley Center offers easy access to US 101 and is located close to major retailers like Target, Costco, Home Depot, Whole Foods, and more.

Property Facts

Available Suites	Unit Size	Space Details
Suite 12340	+/- 892 sq. ft.	Open area and private restroom

Lease Rate

For Lease: \$1.60/sq. ft. NNN (~\$0.62)

Additional Info

- Available Now
- Zoning: C-S
- Monument signage available
- Other tenants include Central Coast Archery, Tropics, Ribline, Depth Perceptions Dive Services, Cosmoprof Beauty, Zacatecas #1



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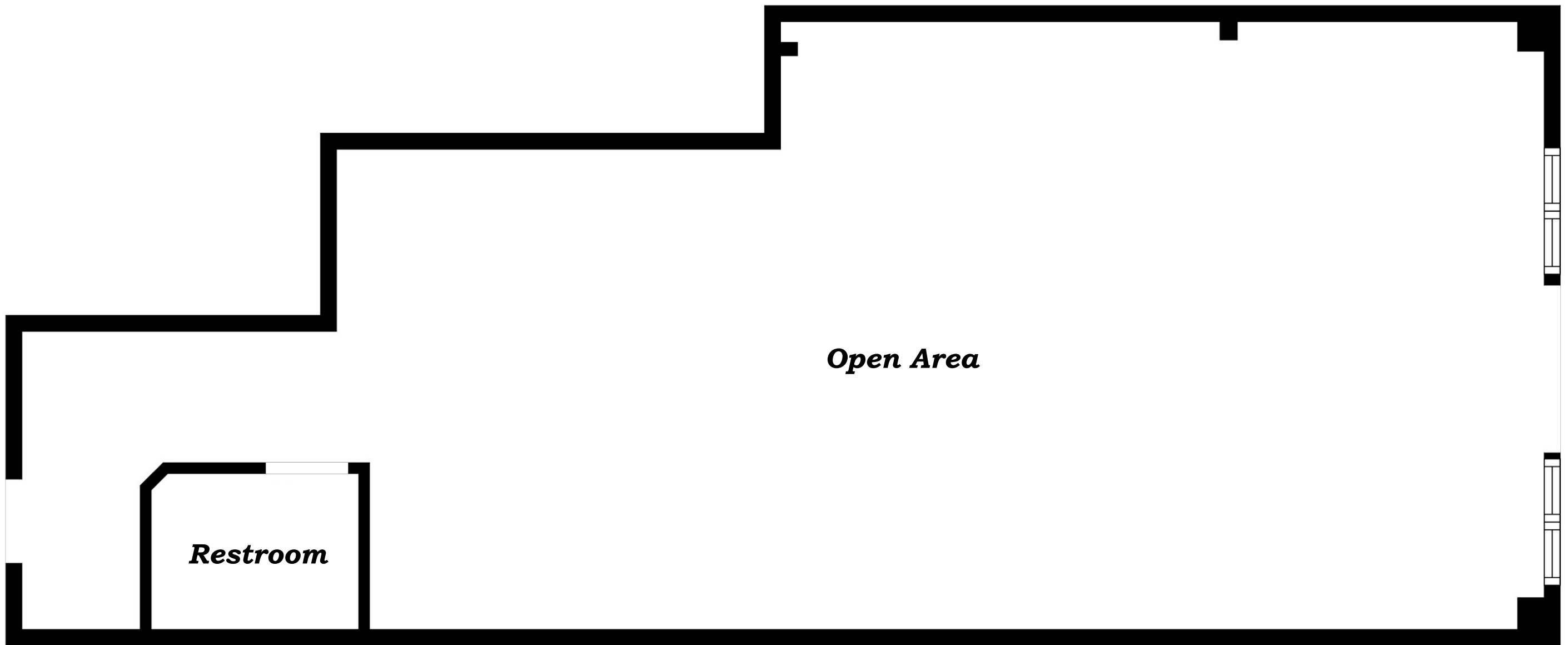
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Suite 12340

- +/- 892 sq. Ft.
- Private restroom
- Open work area
- End cap



**Floor plans - not to scale*

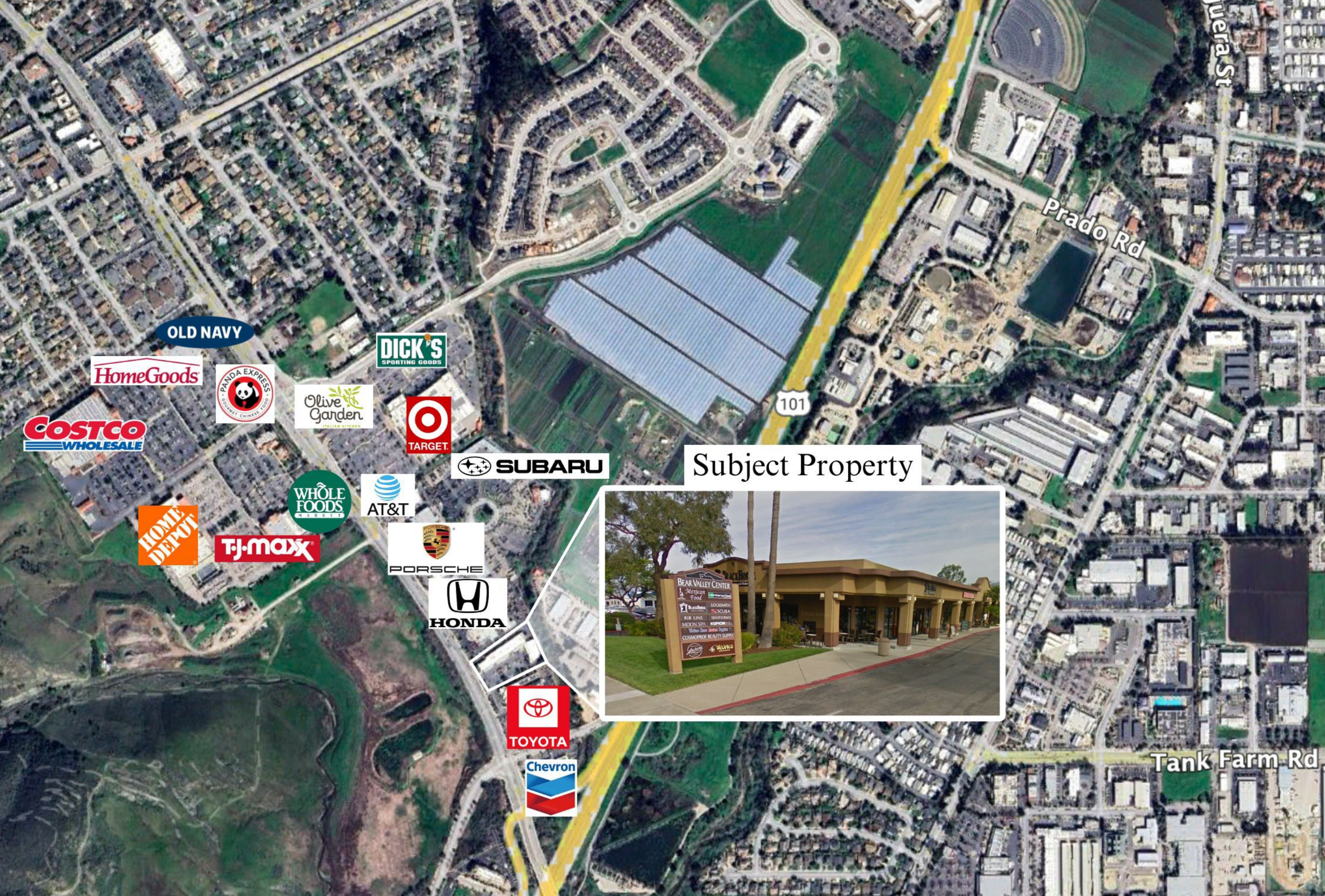
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Subject Property

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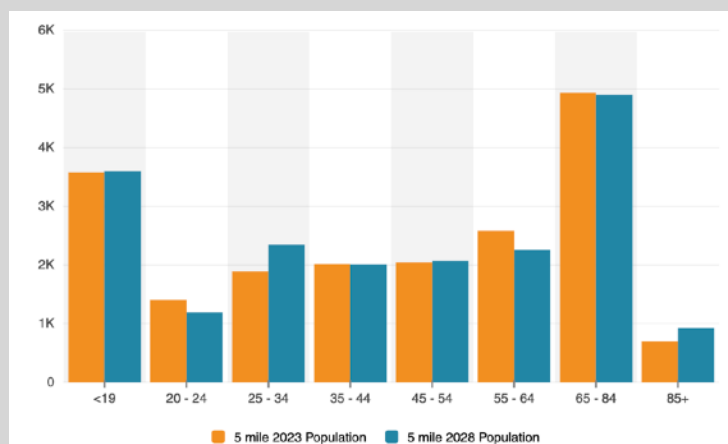
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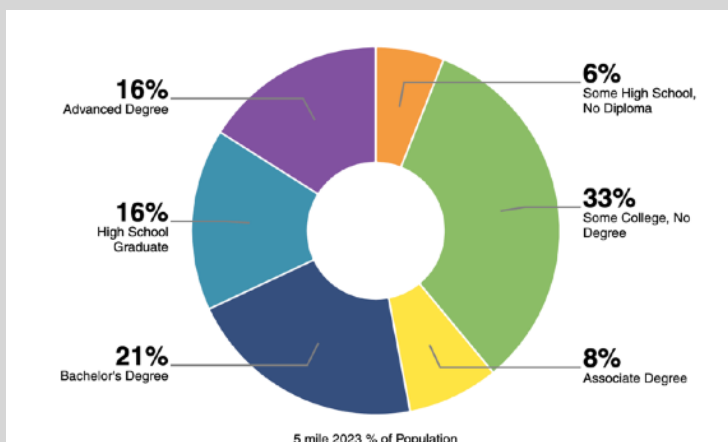
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Demographics

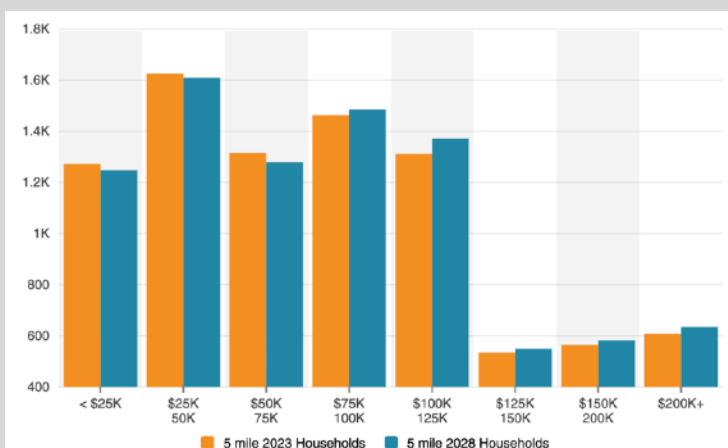
Population By Age



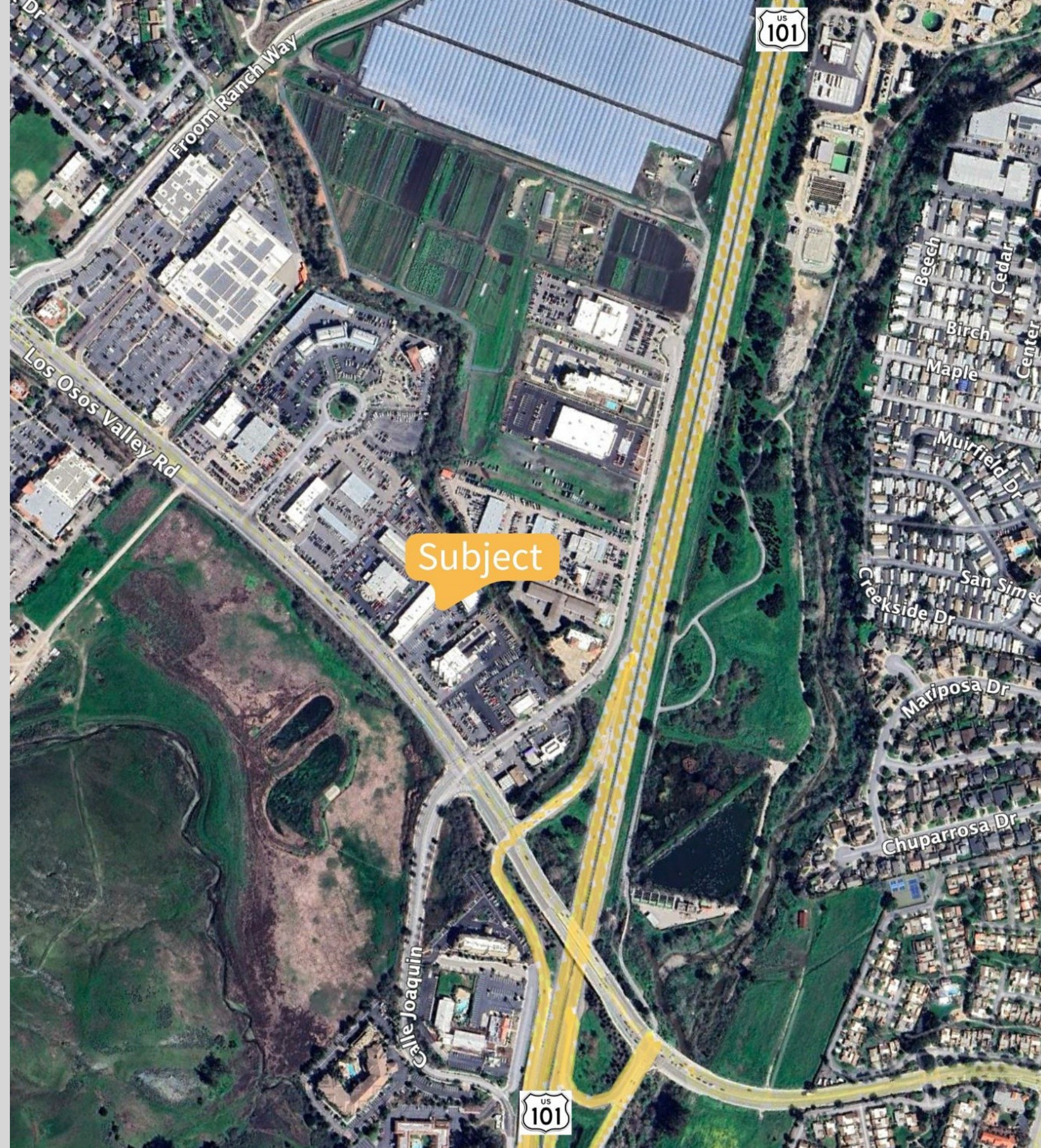
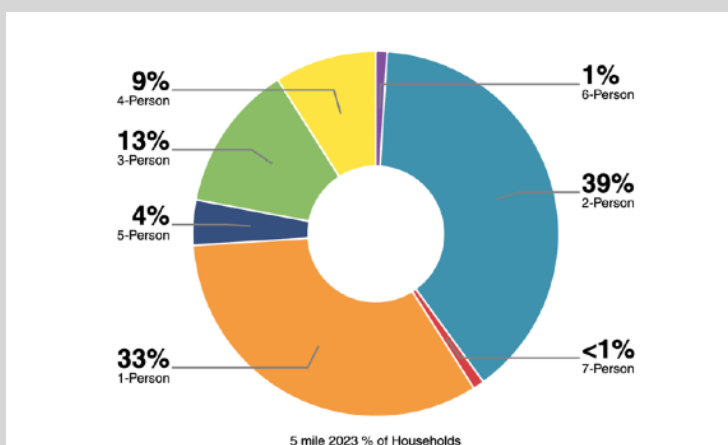
Educational Attainment



Household Income



Household Size



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***For More
Information***

*To schedule a
showing please call
or email us. Our
contact information
is below and we
look forward to
talking to you.*



*The information contained herein has been obtained from the owner of the property or from other sources deemed reliable.
We have no reason to doubt its accuracy, but we do not guarantee it.*

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