



16378 E 14th

This well-maintained office building features a total of 8 office units, with the entire ground floor currently vacant—ideal for an owner-user seeking a professional space for their business. The upstairs is mostly leased, with one unit currently vacant, providing additional upside potential for the next owner.

Positioned on a high-visibility corridor in central San Leandro, the property offers:

- Excellent transit access – Just minutes from Bay Fair BART station and I-580/I-880 freeways
- Surrounded by strong retail amenities, including Bayfair Center, Starbucks, Safeway, and local eateries
- High foot and vehicle traffic along E. 14th Street, a major arterial road
- 11 on-site parking spaces

This is an outstanding opportunity for a business owner to offset occupancy costs with rental income in a strong in-place leasing environment, while enjoying all the benefits of a central, East Bay location

www.realtygreatideas.com

Features:

- ✓ 10 Parking Spaces
- ✓ Building SF: 6,225 // Lot SF: 9,244
- ✓ 8 Units
- ✓ HVAC
- ✓ Great Street Visibility

Contact us today!

☎ (510) 537-4314

✉ andrew.aam510@gmail.com