

# OWNER USER BUILDING *FOR SALE*

1701 LAUREL ST, SAN CARLOS, CA



## *Property Highlights*

Three tenant commercial building

Up to 1,450 SF available upon close of escrow

Built in 1948

2 surface spaces

Excellent visibility on Laurel Street

90 Walk score - Walker's Paradise

**$\pm 1,886$**

SF AVAILABLE

**$\pm 2,415$**

SF LOT

**$\$1.50M$**

ASKING PRICE

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**km Kidder Mathews**



RENT ROLL

Unit	SF	Tenant	Rental Income	Lease Start Date	Lease End Date
A	472	Studio S Beauty	\$1,323.00	02/01/07	09/01/27
B	472	Maria P. Rivas-Wolf	\$765.00	06/01/23	Month to month
C	942	Vacant	—	—	Vacant

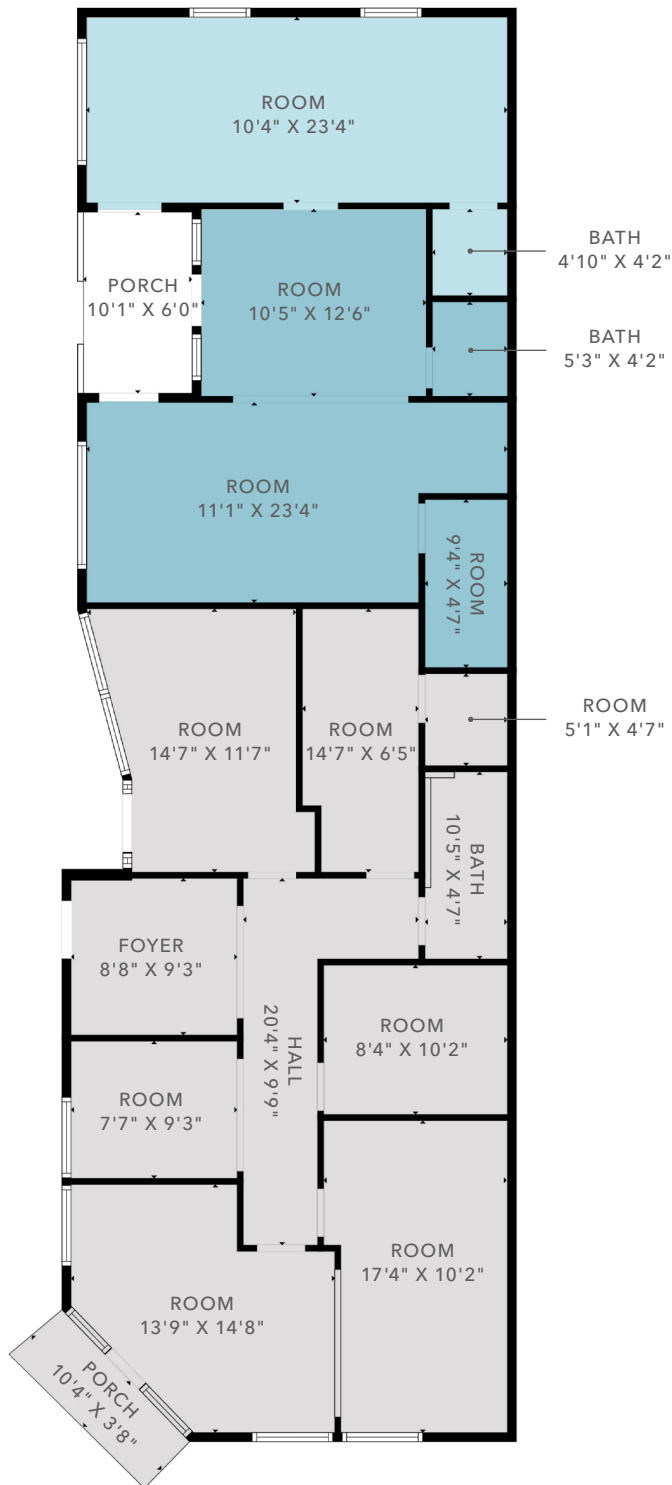


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# FLOOR PLAN



**±1,886**

SF AVAILABLE

**UNITS B/C**

WILL BE VACANT UPON CLOSING

**1948**

CONSTRUCTION

**NOW**

AVAILABLE

## LEGEND

- Unit A - Month to month
- Unit B - LED Sept. 1, 2027
- Unit C - Vacant

FLOOR PLAN NOT TO SCALE

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