

FOR LEASE | RETAIL OR SERVICE COMMERCIAL

11299 SAN PABLO AVENUE, SUITE F | EL CERRITO, CA



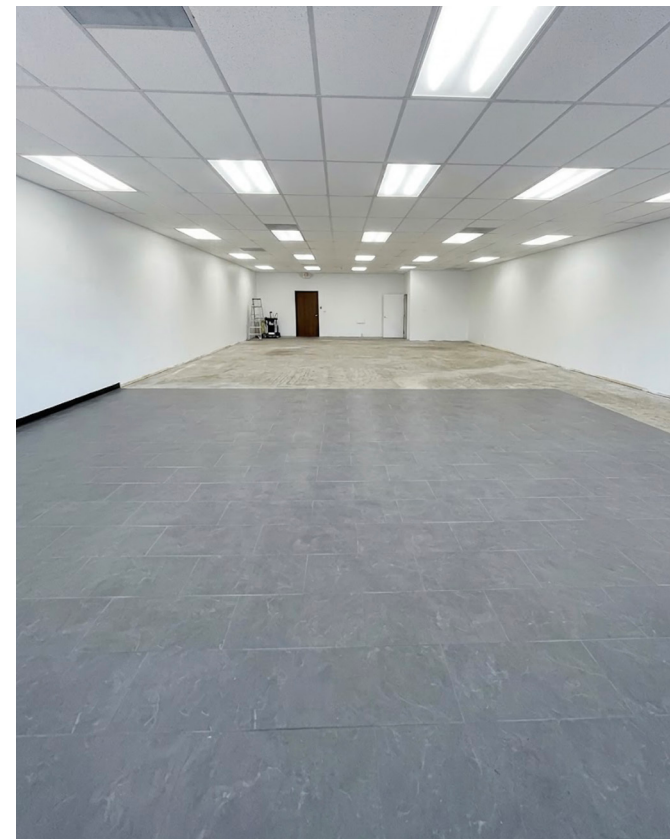
11299 SAN PABLO AVENUE

SUITE F | EL CERRITO, CA

- Retail or Service Commercial space in outdoor mall consisting of retail, restaurant, and service commercial
- Parking is shared in the center with all other Plaza tenants – 50 parking spaces total
- Located at signalized, hard corner intersection of Potrero Avenue and San Pablo Avenue (State Route 123) with 59,000 VPD
- Easy access to I-80 (208,000 VPD) and Del Norte BART – an ideal, centralized location
- In a dense retail corridor with close proximity to many national tenants including Safeway, Home Depot, Skechers, Harbor Freight, Walgreen's, Petfood Express, 24 Hour Fitness, and Starbucks
- Residents within a one-mile radius earn an average household income of \$175,000

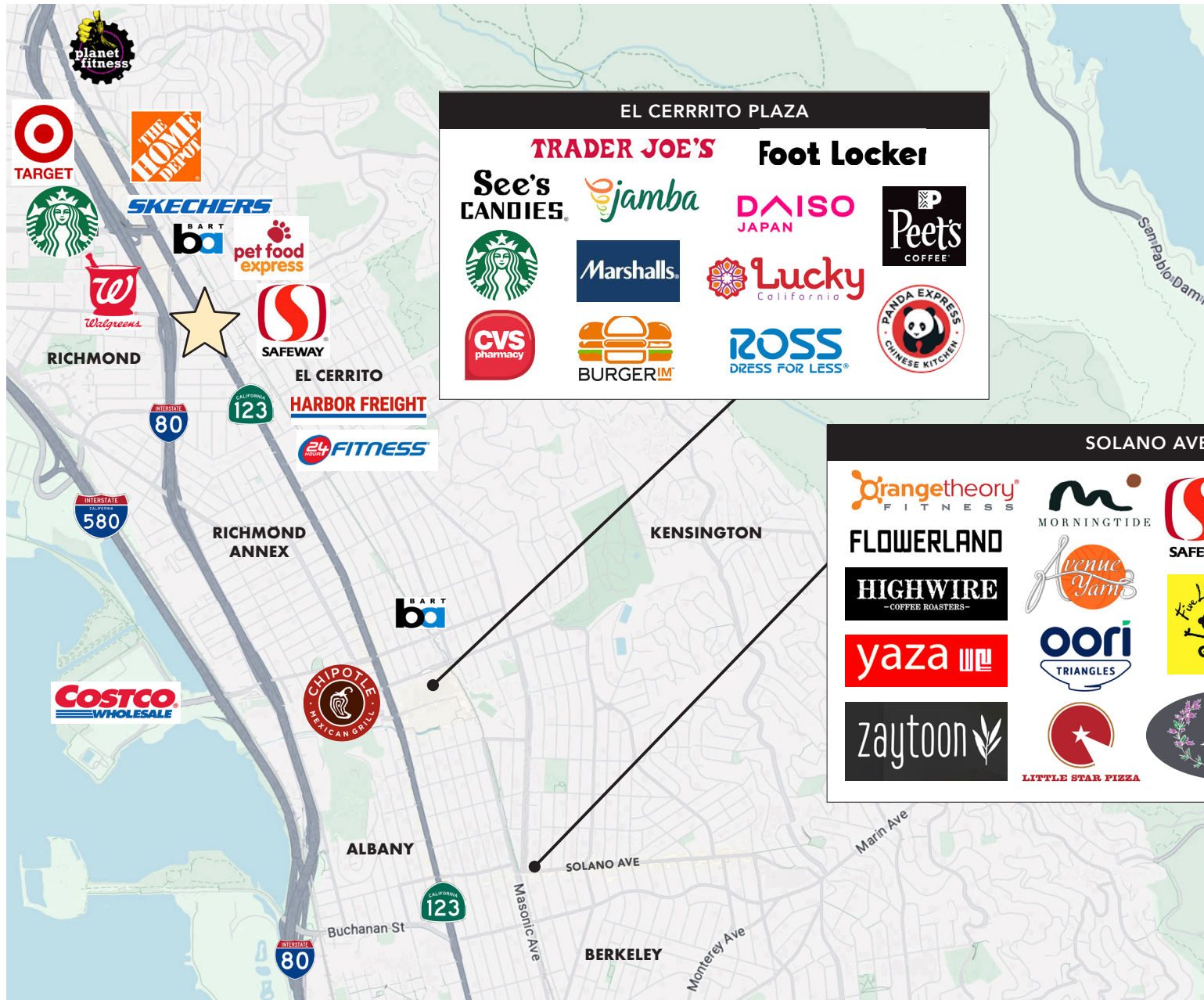
SIZE: ±1,800 RSF • RENT: \$1.75 PSF/MONTH NNN*

*NOTE: Estimated CAM expenses: \$1.23 psf/Month



NEARBY AMENITIES

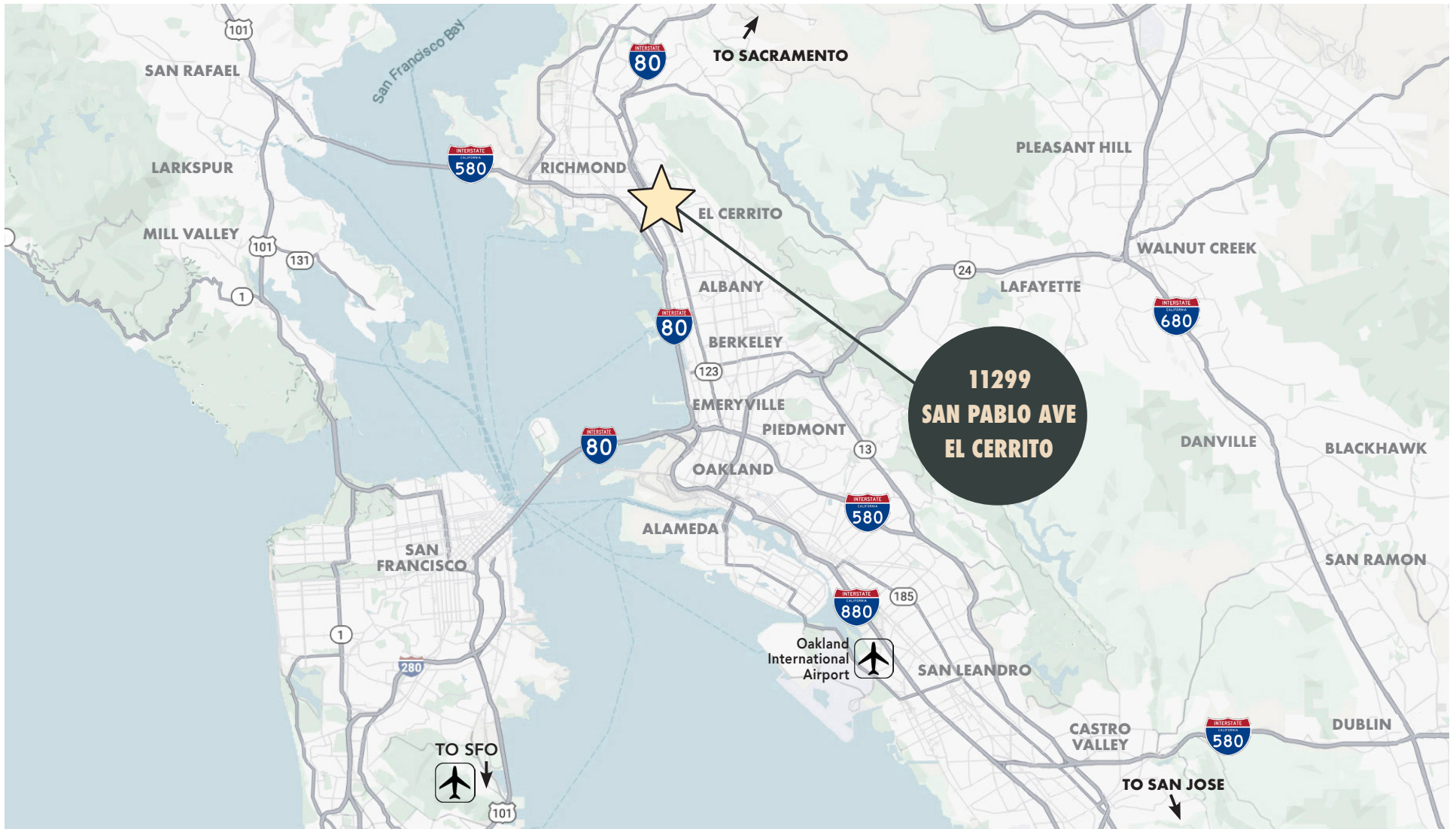
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LOCATION MAP

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Easy freeway accessibility between both 1-80 and I-580, close to I-880 and the entire SF Bay Area. 4 miles to Berkeley, 9 miles to Oakland, 13 miles from San Francisco, 14 miles from Marin, 19 miles to Oakland Airport, 28 miles to Walnut Creek, 70 miles to Sacramento.



The information contained herein has been provided by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we cannot guarantee it. All information should be verified prior to leasing.