

For Lease

Retail/Office/Flex/Parking

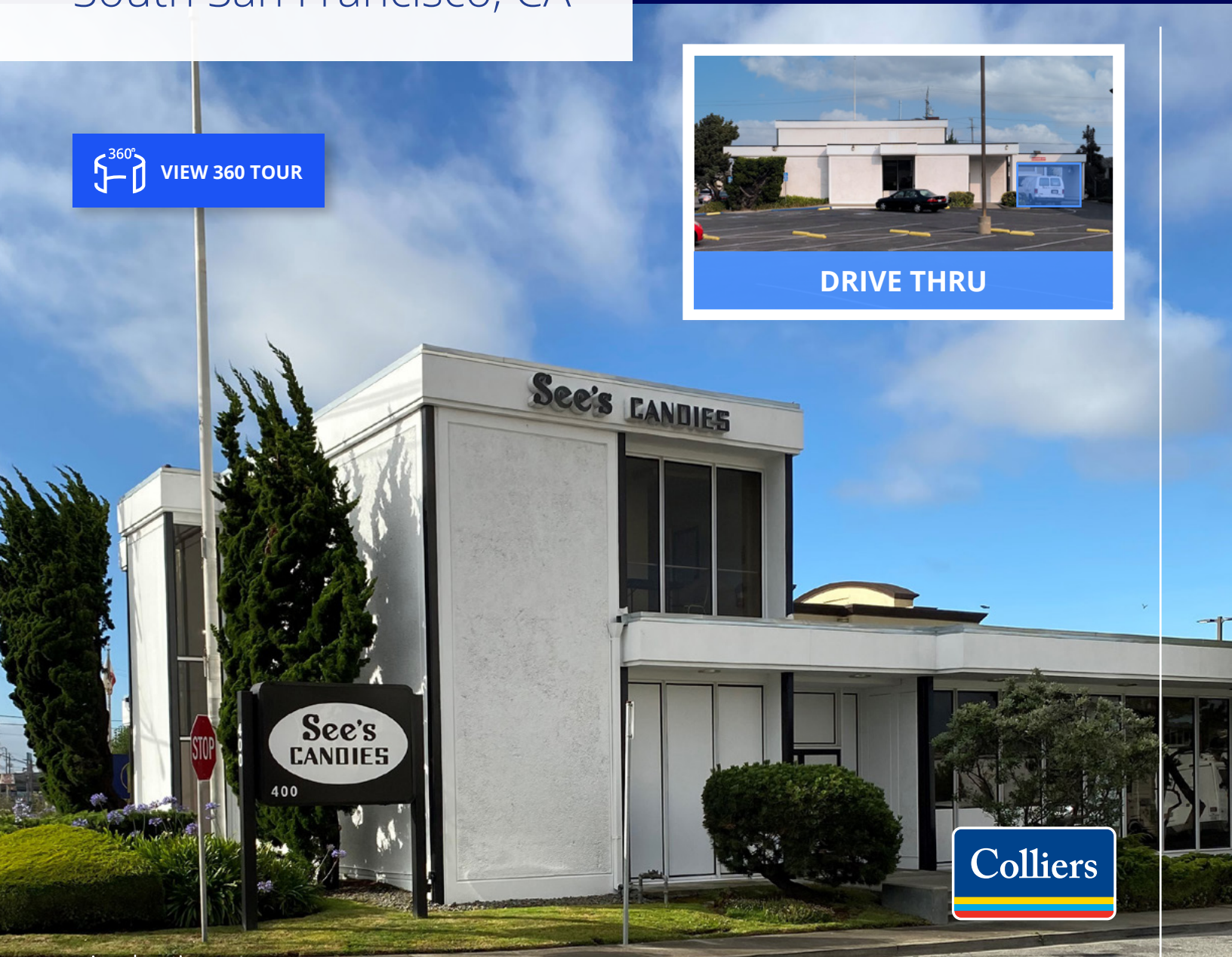
400 S. Airport Blvd
South San Francisco, CA



VIEW 360 TOUR



DRIVE THRU



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Property Overview

- Adjacent to San Francisco International Airport (SFO)
- Easy Access to US 101, I-280 and I-380
- Zoned T6UC (T6 Urban Core) for a variety of uses; View details [here](#)
- ±5,124 SF commercial building
- ±20,038 SF parcel
- 24 designated off-street parking stalls
- Existing drive-through
- Heavy Power (3 Phase, 400 Amps)
- Close proximity to Caltrain
- **Lease Price: Call for Details**

Area Demographics (5 Mile Radius)



Current Population (2023)
269,303



Projected Population (2028)
272,852



Average Household Income (2023)
\$163,879



Total Businesses (2023)
10,639



Excellent Transportation (Transit Score)
53

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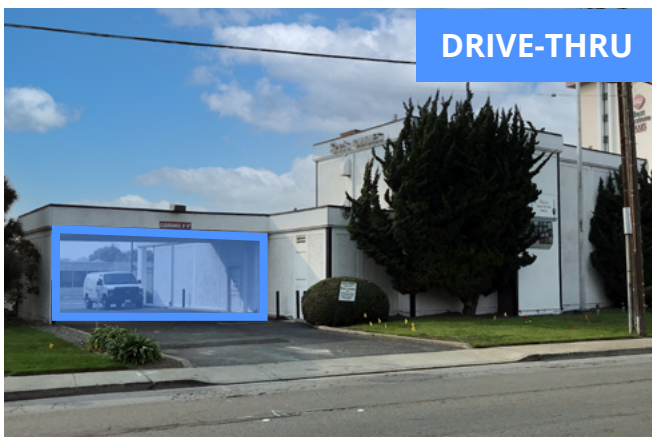
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South San Francisco Location Overview

- Highly-visible freestanding building with ample parking
- Excellent accessibility to both U.S. Interstate Route 280, 380, California Highway 101
- Within a few minutes' drive to San Francisco International Airport (SFO)
- The South San Francisco, San Bruno Bart stations, and Kaiser Permanente Medical Complex are both minutes away.
- National and local tenants within immediate proximity include Costco, Starbucks, Dunkin' Donuts, Walgreens, Lowe's, Verizon, and Chase Bank.
- At the Southeast Corner of Grand Ave and Airport Blvd Intersection, Caltrain is constructing an underpass and plaza allowing pedestrians access from downtown and to the East side of US 101.
- The T6UC zoning district is the City's highest-intensity district. The district supports a transit-oriented vertical mix of uses along transit corridors, publicly accessible open spaces, and new rights-of way. Small block sizes, elevated open spaces, connections to the Downtown, amenities for pedestrians and cyclists, and active ground floor uses, and frontages establish a high-intensity core for the City.



Aerial Map



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