



1315 1st Street

1315 1ST ST, NAPA, CA 94559

MICHAEL HOLCOMB

BROKER/OWNER | CALDRE #01458995

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Location & Property Description

Located in the heart of Napa's highly sought-after Downtown Core Commercial (DCC) district, 1315 1st Street offers a prime retail space in one of the region's most vibrant and desirable locations. Surrounded by renowned neighbors including The Archer and Andaz hotels, Cadet, Wine Girls, Eikos, and more. This is a rare opportunity to establish a presence in a thriving, high-traffic area.

The versatile retail space provides the flexibility to accommodate a wide range of uses, whether for retail, tasting room, gallery, entertainment and other commercial ventures.

BUILDING INFORMATION

Building Type: Office

Year Built: 2008

Stories: 2

OFFERING SUMMARY

Lease Rate: \$11,430.00 per month (NNN)

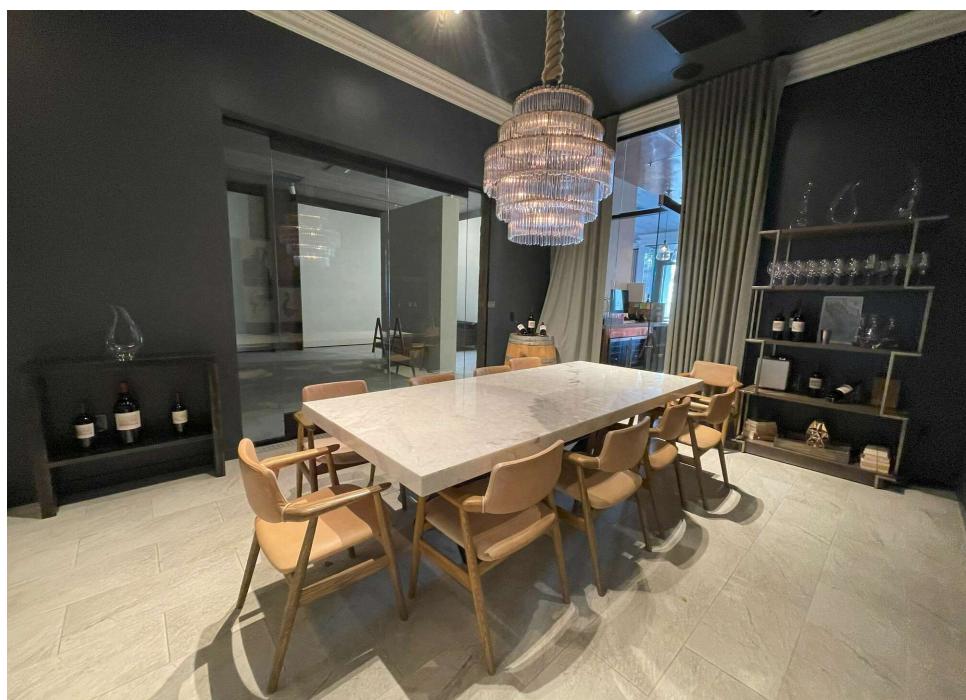
Available SF: 2,500 SF

Lot Size: 7,924 SF

Building Size: 12,314 SF

Zoning: DCC (Downtown Core Commercial)

APN: 003207012000





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DISCLAIMER

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This property owner requests that you do not disturb the Tenants, as the property will only be shown in coordination with the Listing Agent.

This brochure is presented under the terms and conditions of the Confidentiality Agreement. As such, the material contained in this brochure is confidential and is provided solely for the purpose of considering the purchase of the property described herein. Offers should be presented to the agent for the property owner. Prospective buyers are encouraged to provide the buyer's background, source of funds, and any other information that would indicate their ability to complete the transaction smoothly.