

FOR LEASE light industrial, workshop, or creative office space.

Unit Address	833 S. 19th Street, Unit K, Richmond, CA
Unit Size	±1,400 RSF on ground floor, with additional ±1,100 RSF second floor office optionally available
Asking Rent	\$1.80/RSF (\$2,520/month, modified gross).
Power	3-phase, 60-amp
Access & Loading	One grade-level roll-up door plus one mandoor.
Parking	Street Parking
Ceiling Height	±9' with ±8' clear height at roll door
Sprinklers	Fully sprinklered throughout
Restrooms	One ground floor, recently renovated, plus one upstairs



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 **WELCOME
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CORPORATION**