

1395 MARSTEN RD. BURLINGAME



THE OFFERING

Tucked away at the end of a cul-de-sac in Burlingame's most sought after industrial neighborhood, 1395 Marsten Rd is a short distance to HWY 101 and Downtown Burlingame. Zoned for light industrial, the space provides endless possibilities for a variety of uses...

The larger of the two warehouses boasts 1,200 SF of open space with a 10 ft rollup door and 14 ft high ceilings to accommodate large equipment. The smaller warehouse offers an additional 900 SF of space as well as a 10 ft rollup door and an additional +/- 600 SF of mezzanine area between both warehouses.

The remodeled office space has been freshly painted and offers 4 large, private offices as well as a reception area, 2 bathrooms and a large kitchen/lounge area.

BUILDING SQFT	Approx. 3,900 SF
Lot Size	.17 Acres / 7,400 SF
Office	Approx. 1,200 SF
Large Warehouse	Approx. 1,200 SF
Small Warehouse	Approx. 900 SF
Mezanine	Approx. 600 SF
YARD	Approx. 4,000 SF of Yard Area
Parking	2 Cars in Front of Gate, Many More Behind
PRICE	\$1.75/SF Gross Lease = \$6,800



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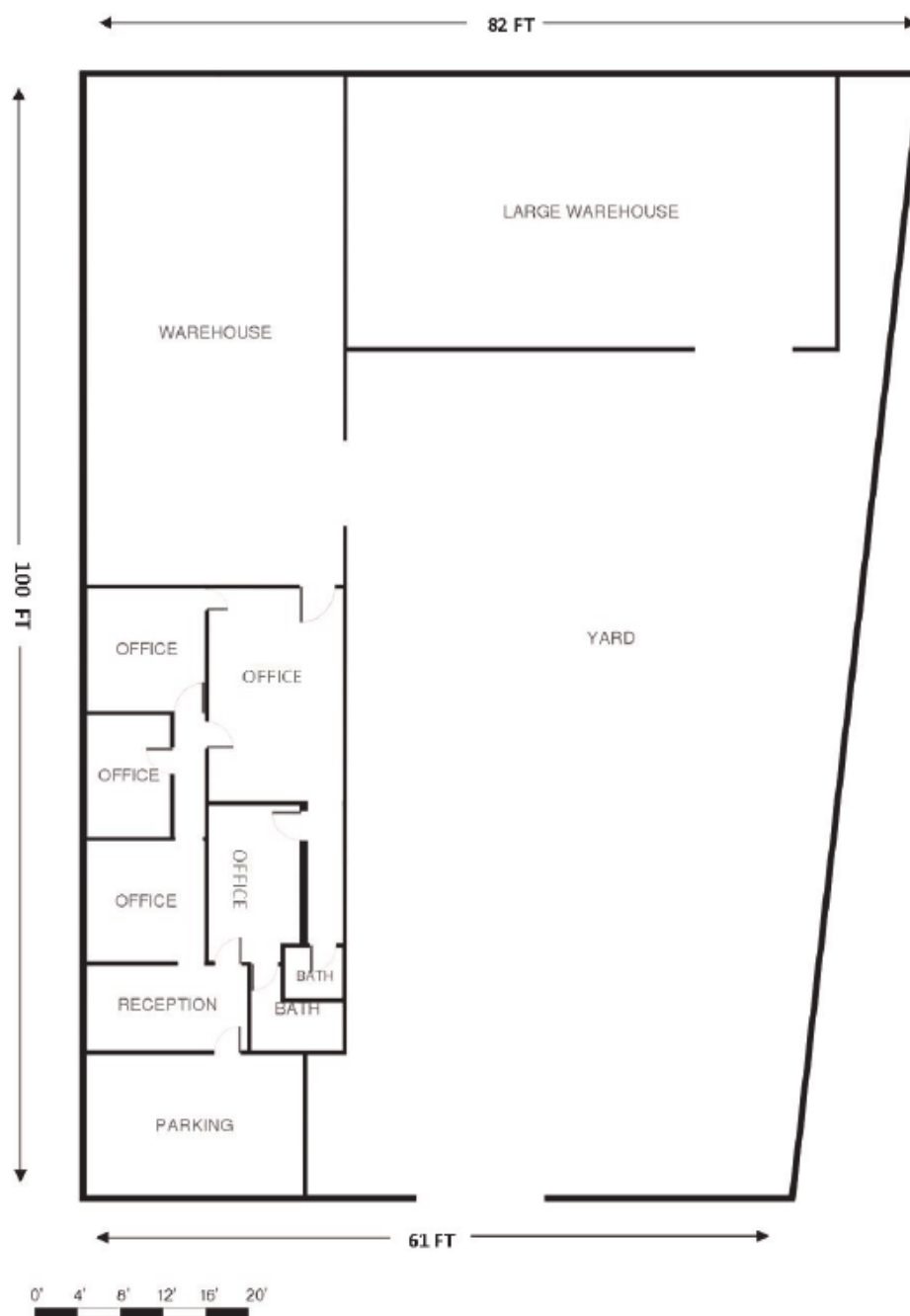
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1st Floor



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