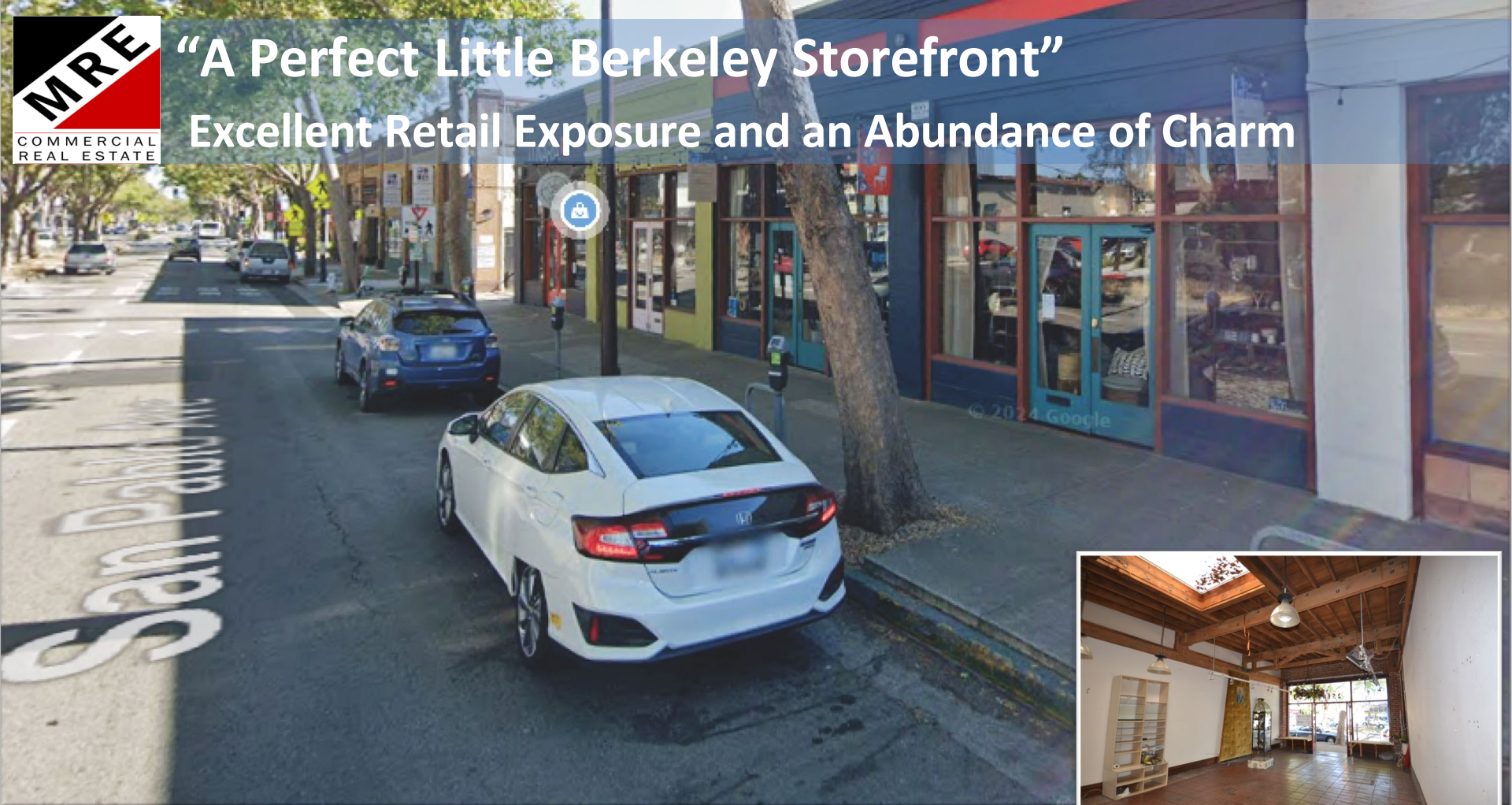




“A Perfect Little Berkeley Storefront”

Excellent Retail Exposure and an Abundance of Charm



2518-2520 San Pablo Ave

Berkeley California 94702

Represented by:

Colby Katz

510 450 1420

ckatz@mrecommercial.com

LIC# 01949015

±1,440 SF

\$4,320

MONTHLY / IG

Features:

- Fantastic street exposure
- Layout is “L” shaped giving tenant the benefit of an extra storefront
- Includes Mezzanine and shared use of bathrooms
- Spacious feel with great natural light
- Old, charming, well-maintained building.
- Rear access to off-street gated employee parking available
- Next door to great restaurants such as Lao Garden, Caffe Chiave and Anchalee Thai Cuisine.
- Neighbors include adjacent office building, many retailers, and new Berkeley Kaiser offices.