

# PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

## EXECUTIVE SUMMARY



## OFFERING SUMMARY

Available SF:	+/-5,550 SF
Lease Rate:	\$3.75 SF/month (NNN)
Lot Size:	+/-7,250
APN:	050-154-220
Zoning:	MU-DC

## PROPERTY HIGHLIGHTS

- Prime Downtown Retail/Restaurant Location
- 50 Ft of Laurel Street Frontage
- Open Storefront Design, Storage/Back Stock Area
- +/-1,800 sf of Additional Mezzanine Space
- High Foot Traffic Counts
- Available 3/1/2026
- Four Parking Spaces Behind the Building
- Street Permanently Closed to Vehicles for Future Pedestrian Mall Concept
- Across the Street From Peet's Coffee and Town Restaurant
- +/-24 Million SF of Office Space Within 10 Minute Drive

### RANDY KINGHORN

650.918.4388

randy@kinghorncommercial.com

## PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

## PROPERTY DESCRIPTION



## PROPERTY DESCRIPTION

This prime downtown property has approximately 5,550 sf on the ground floor, boasts 50 feet of coveted Laurel Street frontage, an inviting open storefront, a convenient storage/back stock area, and an impressive +/-1,800 SF mezzanine space, offering endless possibilities for retail or restaurant ventures. With high foot traffic counts and the added convenience of four parking spaces at the rear, this property is perfectly poised for success. With the city's innovative pedestrian mall concept in the works, this property is a rare find in a highly desirable downtown location. Scheduled to be available 3/1/2026.

## LOCATION DESCRIPTION

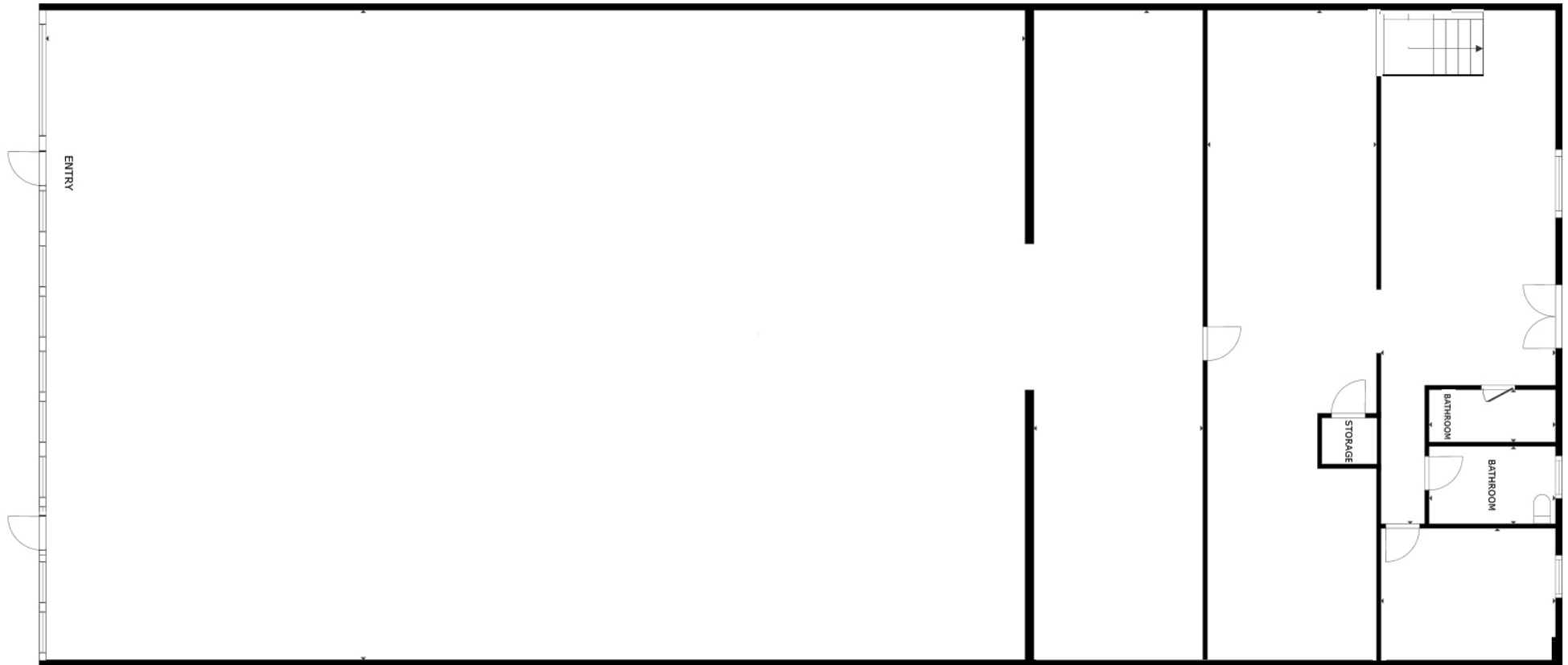
San Carlos is located between two major economic hubs San Francisco and San Jose as well as within a ten minute drive from approximate 24 million sf of office space occupied by high paying companies in the fields of technology, finance, law, life/bio sciences and health care. Here is a partial list of some of the major employers in the surrounding area: Oracle, Visa, Electronic Arts, Sutter/Palo Alto Medical Foundation, Novartis, PG&E Zuora, Evernote, Check Point, MarkLogic, Nikon, Zuora, Acxiom, Natera, Shutterfly, Nintendo, Bristol Myers Squibb, Box, Fisher Investments, Snowflake Computing, Indeed, Rakutan, Guidewire, WorkDay, Chan Zuckerberg Initiative, SurveyMonkey, Apptus, Gilead Sciences, Robolox, Franklin Templeton, Tano Capital, Coupa, Qualys, IBM, Marketo, Gunderson Dettmar, Fish & Richardson, Seiler LLP, and Goodwin & Procter.

The city of San Carlos describes itself as, "ideally situated between San Francisco and San Jose, San Carlos is easily accessed by highways, railways and airways. The ultimate in geography and livability, it strikes a rare balance between small-town charm and big-city access. Here, a quaint village feeling goes hand in hand with the latest global advances. It's the best of both worlds, in an extremely convenient and pleasant location."



PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

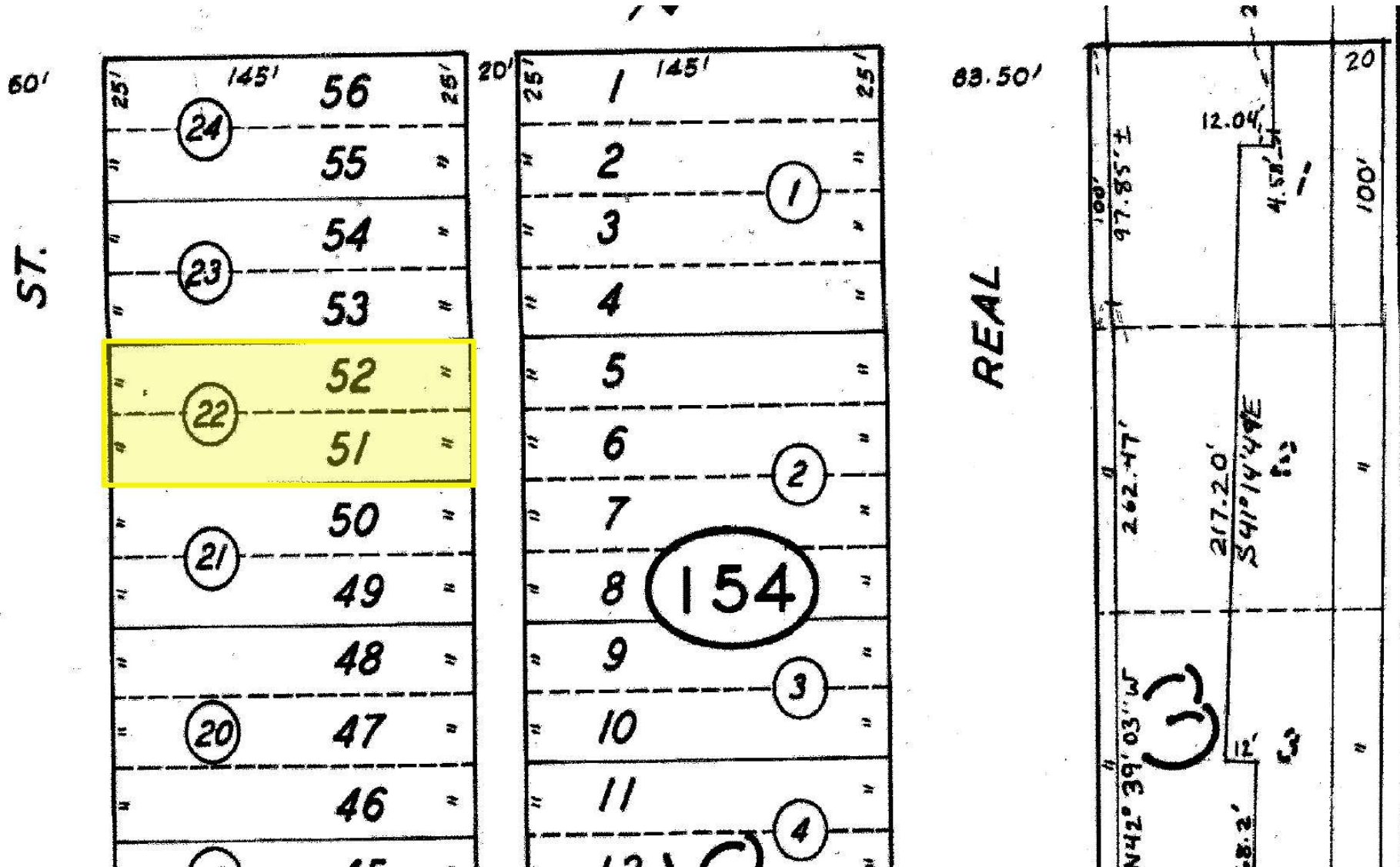
SPACE PLAN





PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

PLAT MAP





PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

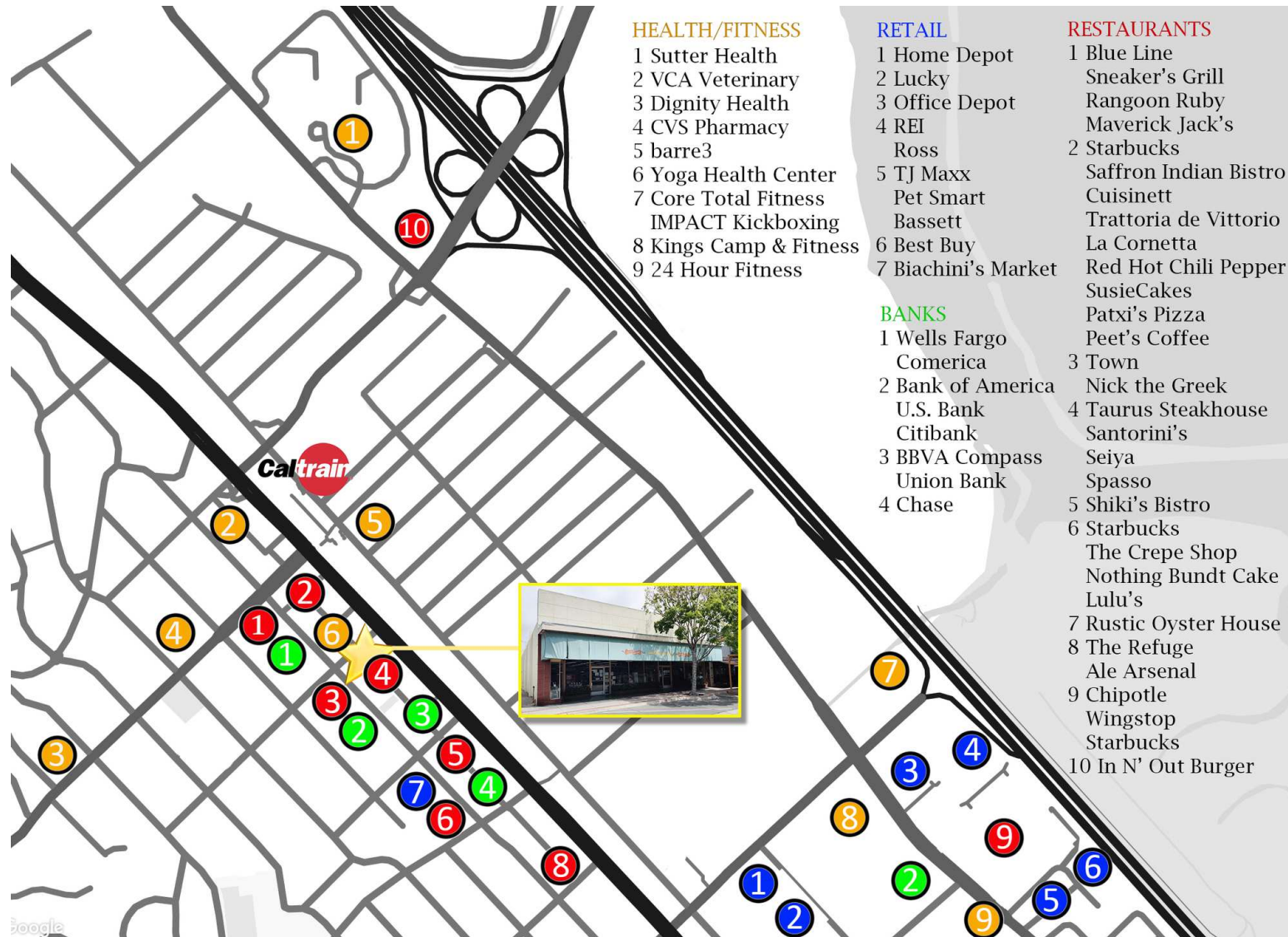
AERIAL MAP





PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

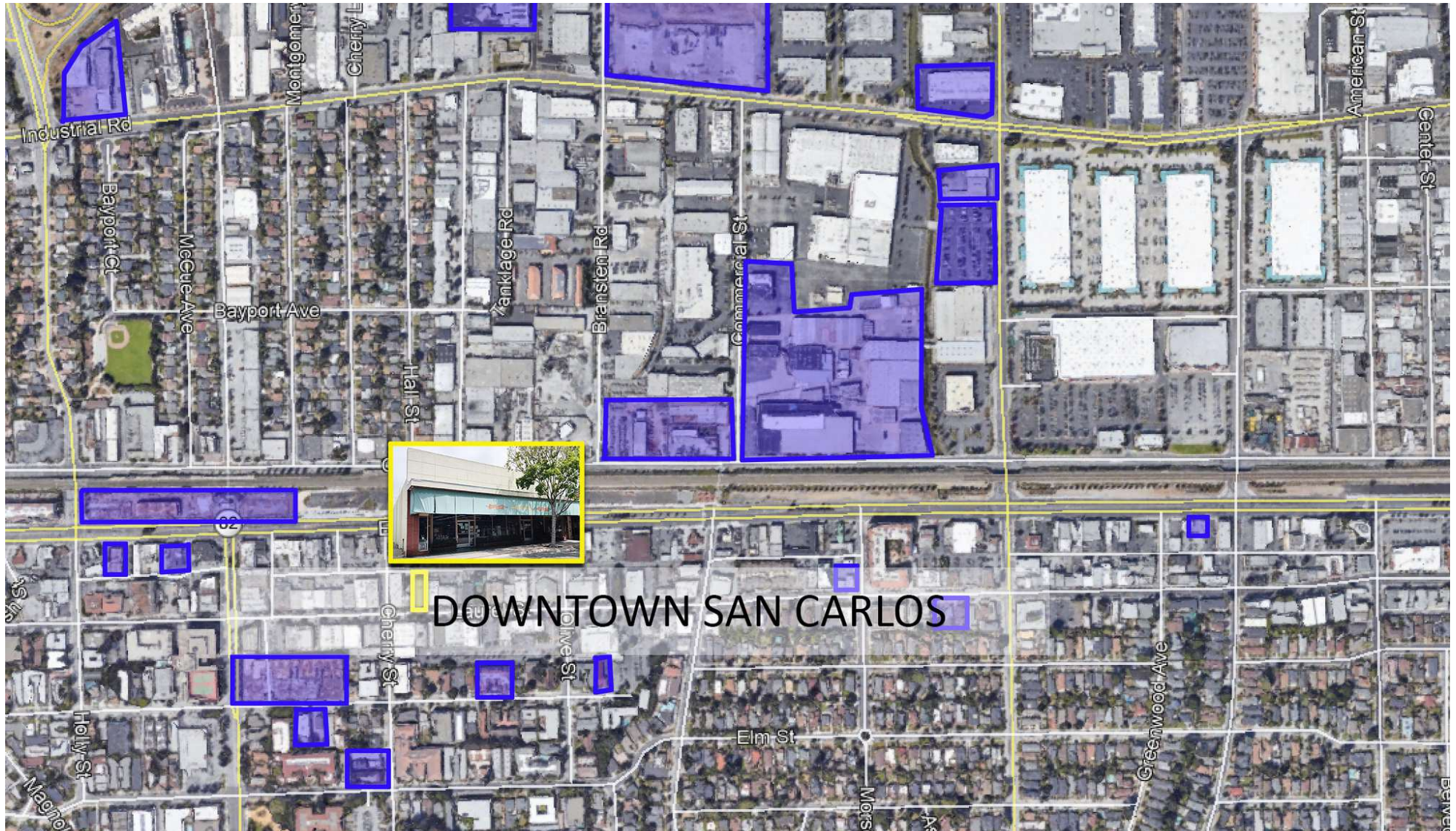
RETAILER MAP





## PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

### MAJOR DEVELOPMENT PROJECTS





## PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

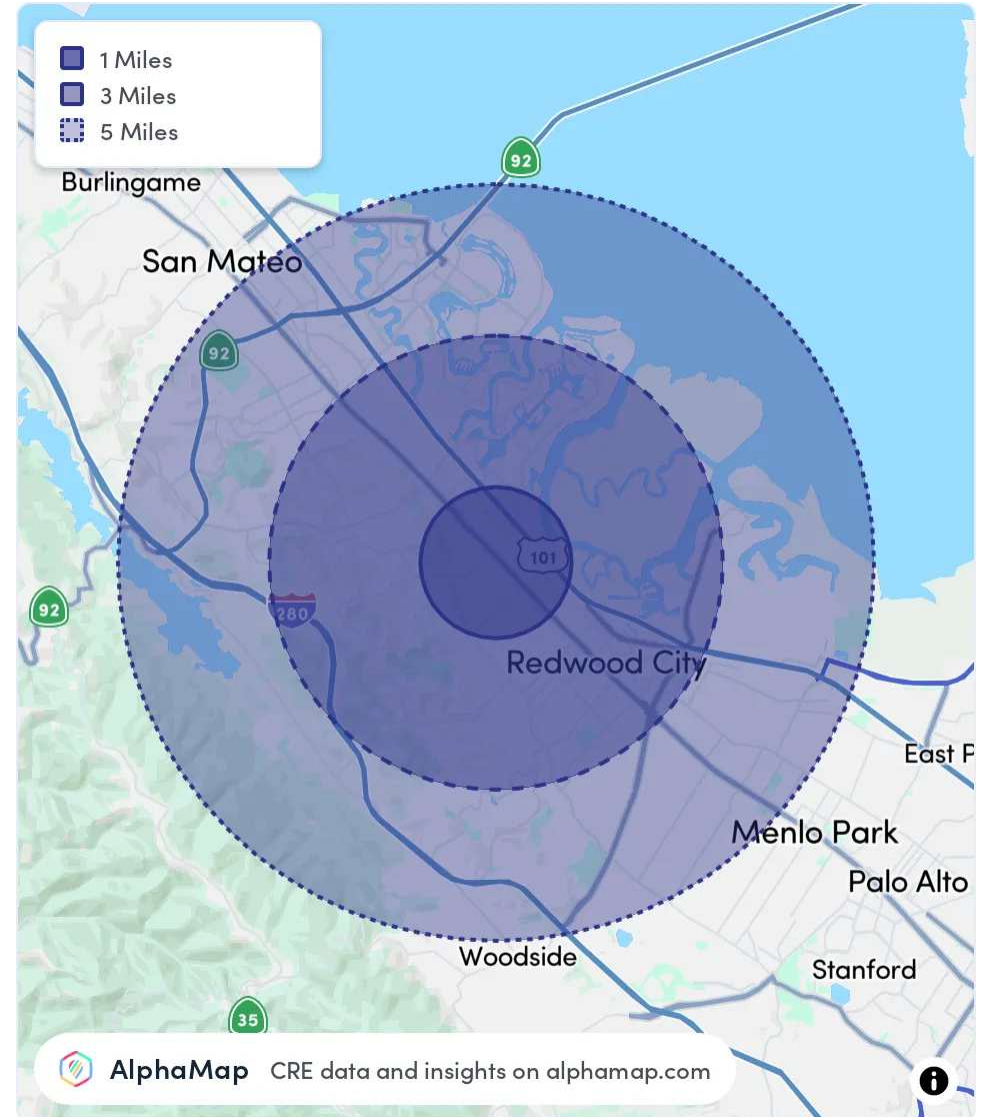
## AREA ANALYTICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	16,606	129,279	271,614
Average Age	41	41	41
Average Age (Male)	40	40	40
Average Age (Female)	42	42	42

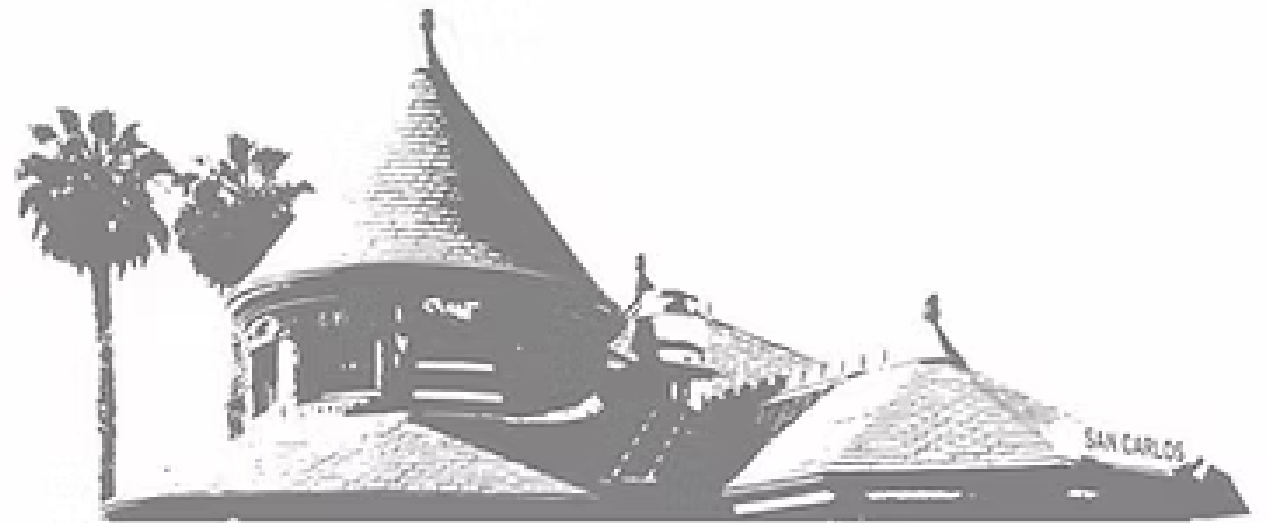
HOUSEHOLD & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,536	48,559	99,809
Persons per HH	2.5	2.7	2.7
Average HH Income	\$274,300	\$249,601	\$239,774
Average House Value	\$1,858,486	\$1,733,088	\$1,687,615
Per Capita Income	\$109,720	\$92,444	\$88,805

Map and demographics data derived from AlphaMap





**CITY <sub>of</sub>  
GOOD  
LIVING**  
SAN CARLOS



 **DOWNTOWN**  
 **TOGETHER**  
SAN CARLOS DOWNTOWN SPECIFIC PLAN

EXCERPTS FROM CITY'S DOWNTOWN PLAN

[WWW.SANCARLOSDOWNTOWNPLAN.COM](http://WWW.SANCARLOSDOWNTOWNPLAN.COM)



PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

EXCERPT FROM THE SPECIFIC PLAN AND STREETScape MASTER PLAN

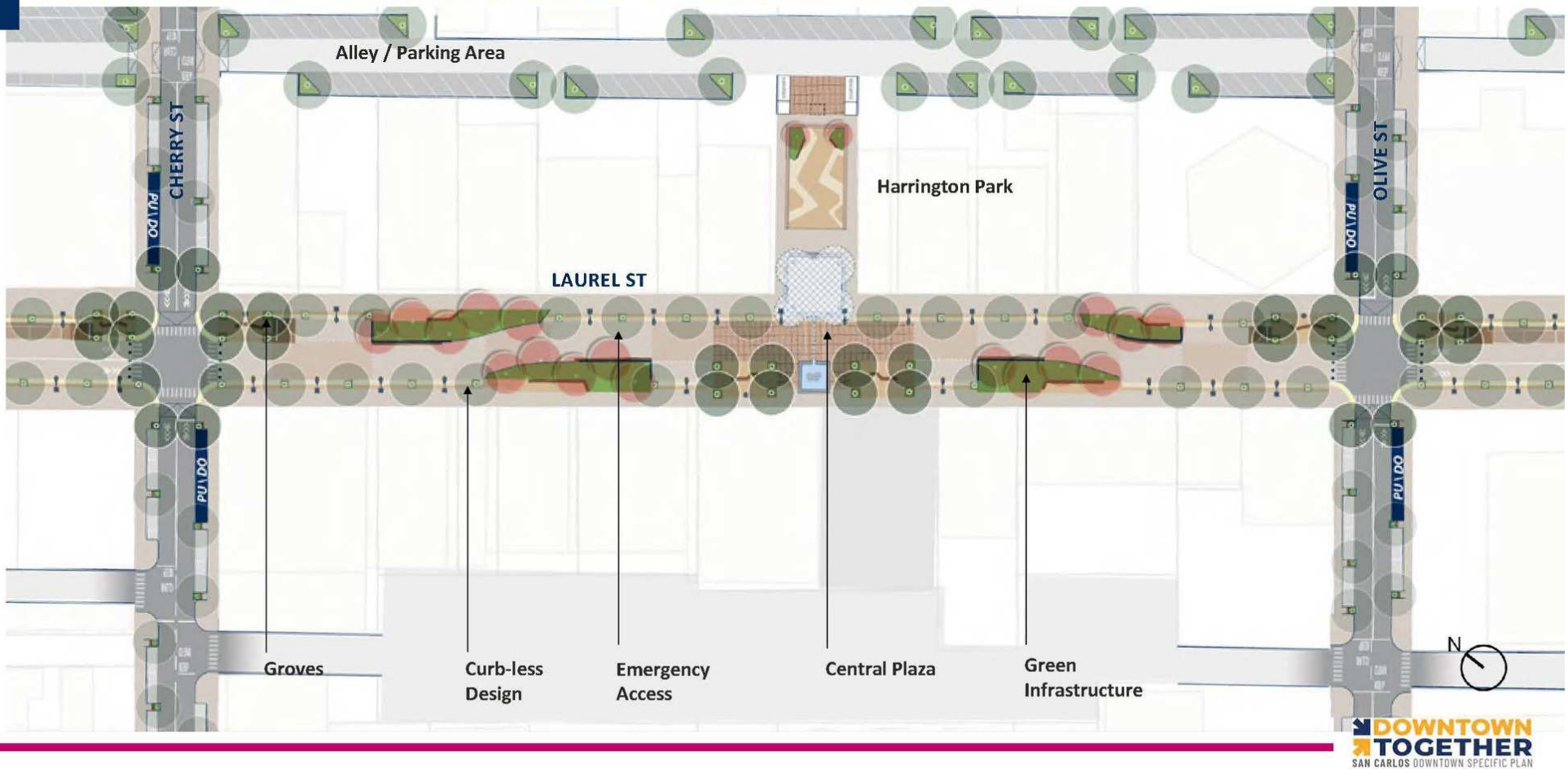
## LAUREL STREET 700 BLOCK CENTENNIAL PLAZA VIEW



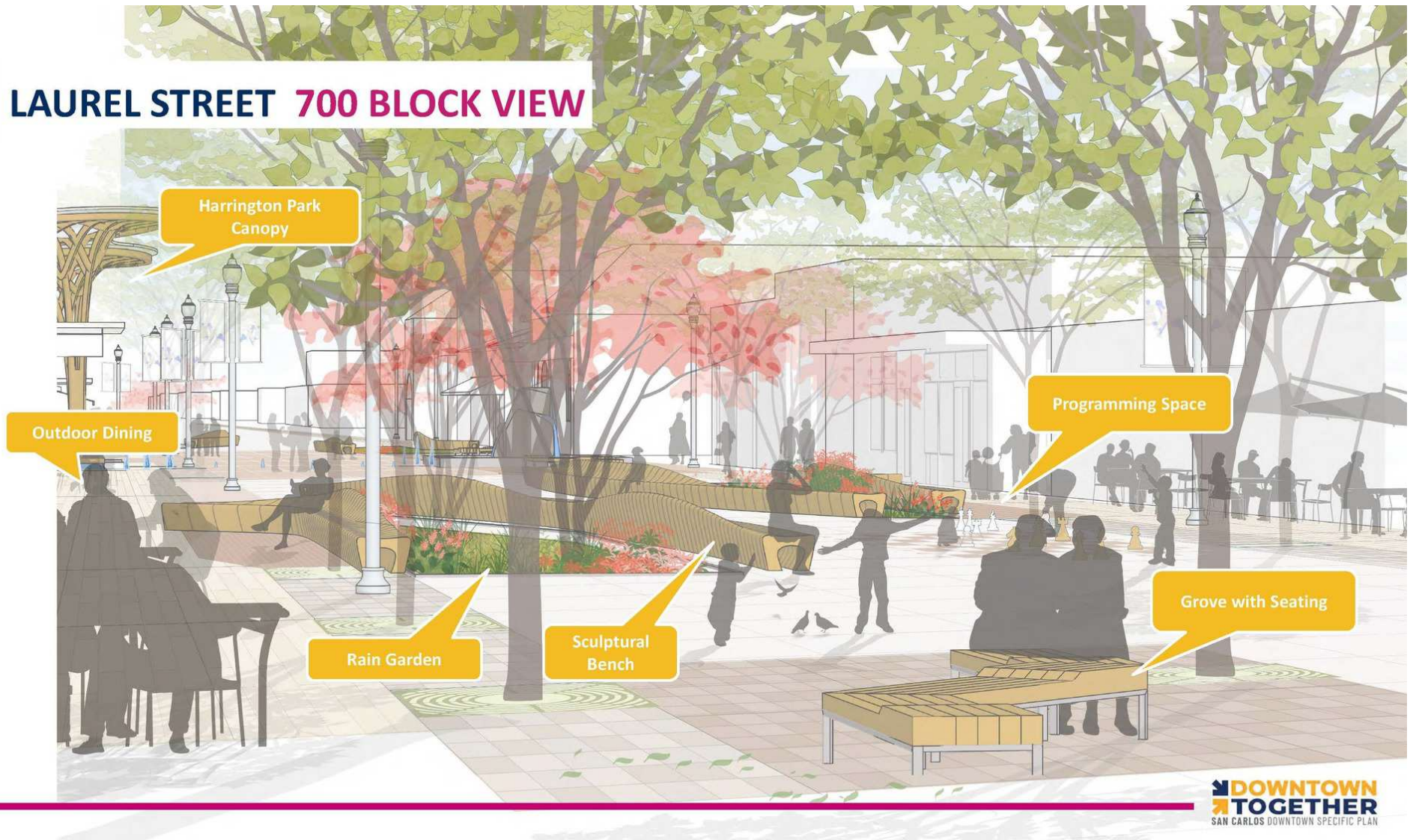
**DOWNTOWN  
TOGETHER**  
SAN CARLOS DOWNTOWN SPECIFIC PLAN



## 700 BLOCK OF LAUREL STREET - PEDESTRIAN PLAZA



## LAUREL STREET 700 BLOCK VIEW





## PRIME DOWNTOWN RETAIL | 717 LAUREL STREET SAN CARLOS, CA 94070

EXCERPT FROM THE SPECIFIC PLAN AND STREETScape MASTER PLAN

### EXAMPLES OF ACTIVITIES AS POSSIBLE WAYS TO ACTIVATE THE 700 BLOCK OF LAUREL STREET



**WATER FEATURE**



**PUBLIC SEATING**



**PUBLIC ART**



**EVENT PLAZA/ PROGRAMMING**



**STAGE/ PERFORMANCE AREA**



**OUTDOOR DINING**