

FOR SALE

# 2674-2680 MIDDLEFIELD ROAD

REDWOOD CITY, CA 94063



**Building 6,985 SF + Land 11,864 SF**



# PROPERTY HIGHLIGHTS

2680 Middlefield: 6,985 SF

2674 Middlefield - Current Auto Use  
(Zoning to be confirmed by buyer)

Zoning: CMU-3 Commercial Mixed Use  
North Fair Oaks

Grade Level Loading

Fenced Yard

Highway 101 Access

Adjacent to Numerous Retail Sites

Full Kitchen

Shower



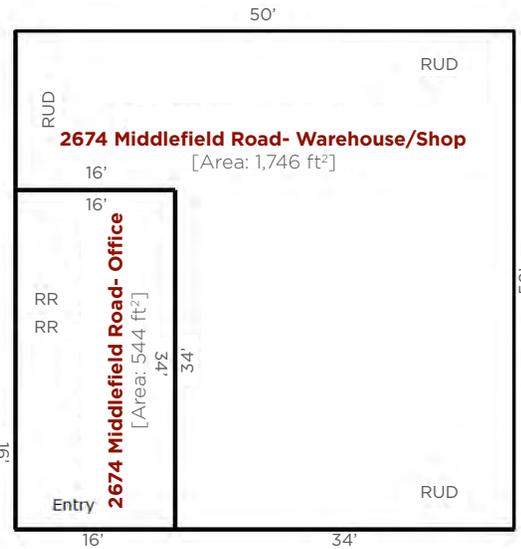
# FLOOR PLAN



**2680 Second Floor - Office**  
[Area: 1,746 ft<sup>2</sup>]

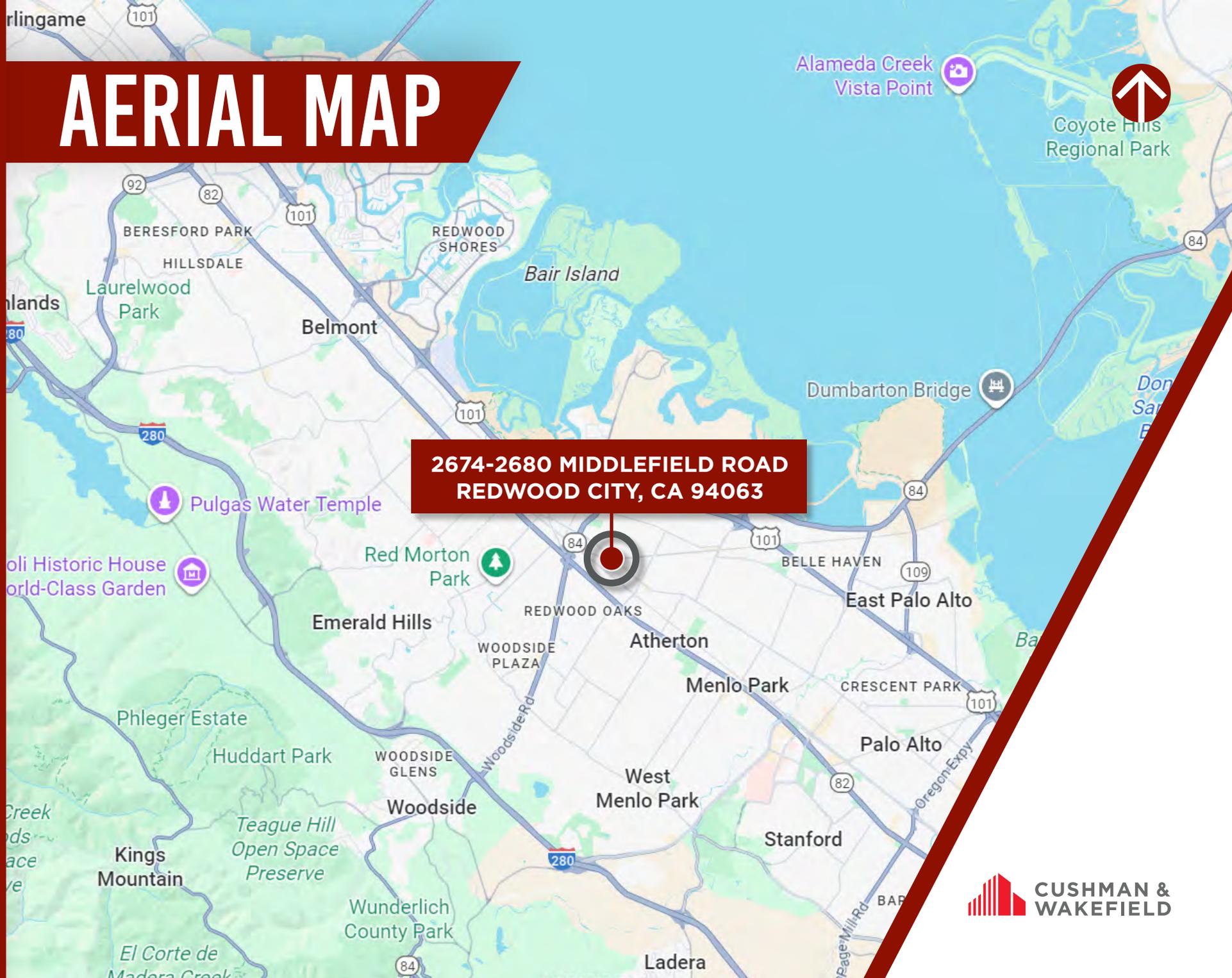


**2680 First Floor - Warehouse/Shop**  
[Area: 992 ft<sup>2</sup>]



Building Areas	
2674 Middlefield Road - Warehouse/Shop	1,956 ft <sup>2</sup>
2674 Middlefield Road - Office	544 ft <sup>2</sup>
2680 First Floor - Warehouse/Shop	992 ft <sup>2</sup>
2680 First Floor - Office	1,746 ft <sup>2</sup>
2680 Second Floor - Office	1,746 ft <sup>2</sup>
<b>Total Gross Building Area (rounded):</b>	<b>6,985 ft<sup>2</sup></b>

# AERIAL MAP



**2674-2680 MIDDLEFIELD ROAD  
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# RETAIL MAP



**PENINSULA BOARDWALK**  
**KOHL'S** **DOLLAR TREE**  
**Sports Basement** **planet fitness** **SEPHORA**

**AMERICA'S TIRE**

**Jack in the box** **Denny's**

**GROCERY OUTLET**  
*bargain market*

**Smart & Final.**

**WHOLE FOODS MARKET**

**OUTDOOR SUPPLY HARDWARE**

**2674-2680 MIDDLEFIELD ROAD  
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**McDonald's**

**DICKEY'S FRANCHISE**

**SEQUOIA STATION**  
**the Habit BURGER GRILL** **PANDA EXPRESS CHINESE KITCHEN**  
**SAFeway** **AT&T** **CVS pharmacy** **Starbucks**  
**verizon** **Franklin STREET CAFE** **BARNES & NOBLE**  
**SUPERCUTS**

**COSTCO WHOLESALE**

**BIG O TIRES**

**WOODSIDE CENTRAL**  
**target** **Marshalls** **GameStop**  
**O'Reilly AUTO PARTS** **mi rancho Supermarket**

**Chavez Supermarket**



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