

1321 Gilman Street

Berkeley, CA 94706

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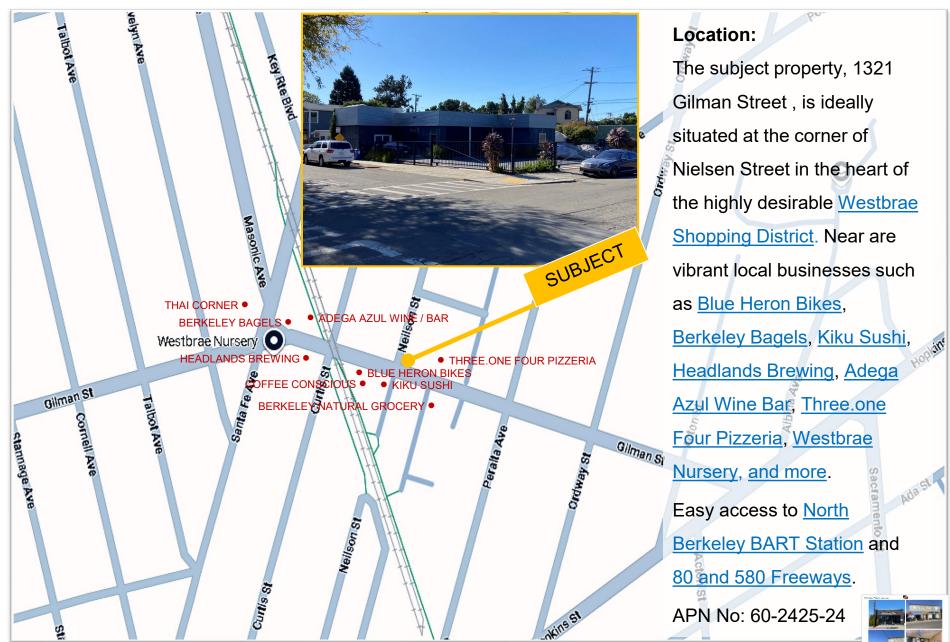
Please do not disturb tenant!

To show contact listing agents for an appointment.

Overview:

- The offering comprises a ±7,080-SF corner parcel zoned CN (Commercial Neighborhood) at a 35-foot height limit with up to 100% lot coverage
- Perfect for 5-6 townhome style condos
- Gilman Street frontage of ±109 feet
- Now existing are older auto repair buildings totaling ±2,357 SF
- Clean Phase 1 Environmental Report just completed
- Grandfathered in for auto repair use or could be repurposed for most retail or office uses
- 10% down SBA available for owner users





1321 Gilman — Neighboring Businesses











All information herein is offered in good faith and deemed accurate, but not guaranteed.

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