

# Prime Millbrae Retail/Hotel Redevelopment Opportunity

FOR SALE

370 ADRIAN ROAD, MILLBRAE, CA



±21,691 SF BUILDING  
ON ±1.2 ACRE LOT

**JP Custodio**

Vice President  
+1 650 486 2218  
jp.custodio@colliers.com  
CA Lic. 01353018

**Mike Davis, SIOR**

Executive Vice President  
+1 650 486 2219  
mike.davis@colliers.com  
CA Lic. 01315877



## Strategic Millbrae Location – Adjacent to In-N-Out Retail Center & Hwy 101

ASKING PRICE **\$6.5M**

±21,691 Square Foot Building

±1.2 Acre Lot (±52,272 Square Feet)

Covered Dock Platform with 8 Truck Dock Wells & 3 Roll-Up Doors

1,200 Amp Three Phase Electrical System

Class A Location

Adjacent to In-N-Out Burger Anchored Center

Walking Distance to the Millbrae BART Station & Gateway at  
Millbrae Station

Located within seconds of the San Francisco International Airport  
(SFO) & Highway 101

Located in the Millbrae Station Area Specific Plan (Retail Center)



This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

# Unmatched Connectivity:

## Steps from BART & Caltrain, Minutes to SFO



Destinations	Distances
HWY 101	0.8 Mile
SFO	1.4 Miles
Millbrae Station	0.3 Mile

# Demographics



13,293

Total Population



2.67

Average HH Size



\$155,357

Median HH Income



42.2

Median Age



2025 Total <b>Population</b>		
1 Mile	3 Mile	5 Miles
13,293	91,583	205,477

2025 Total <b>Households</b>		
1 Mile	3 Mile	5 Miles
4,791	33,680	73,432

2025 Daytime <b>Workers</b>		
1 Mile	3 Mile	5 Miles
16,578	55,310	123,016

2025 Average <b>Household Income</b>		
1 Mile	3 Mile	5 Miles
\$222,698	\$239,198	\$222,882



For more information, contact:

**JP Custodio**

Vice President  
+1 650 486 2218  
jp.custodio@colliers.com  
CA Lic. 01353018

**Mike Davis, SIOR**

Executive Vice President  
+1 650 486 2219  
mike.davis@colliers.com  
CA Lic. 01315877



This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.