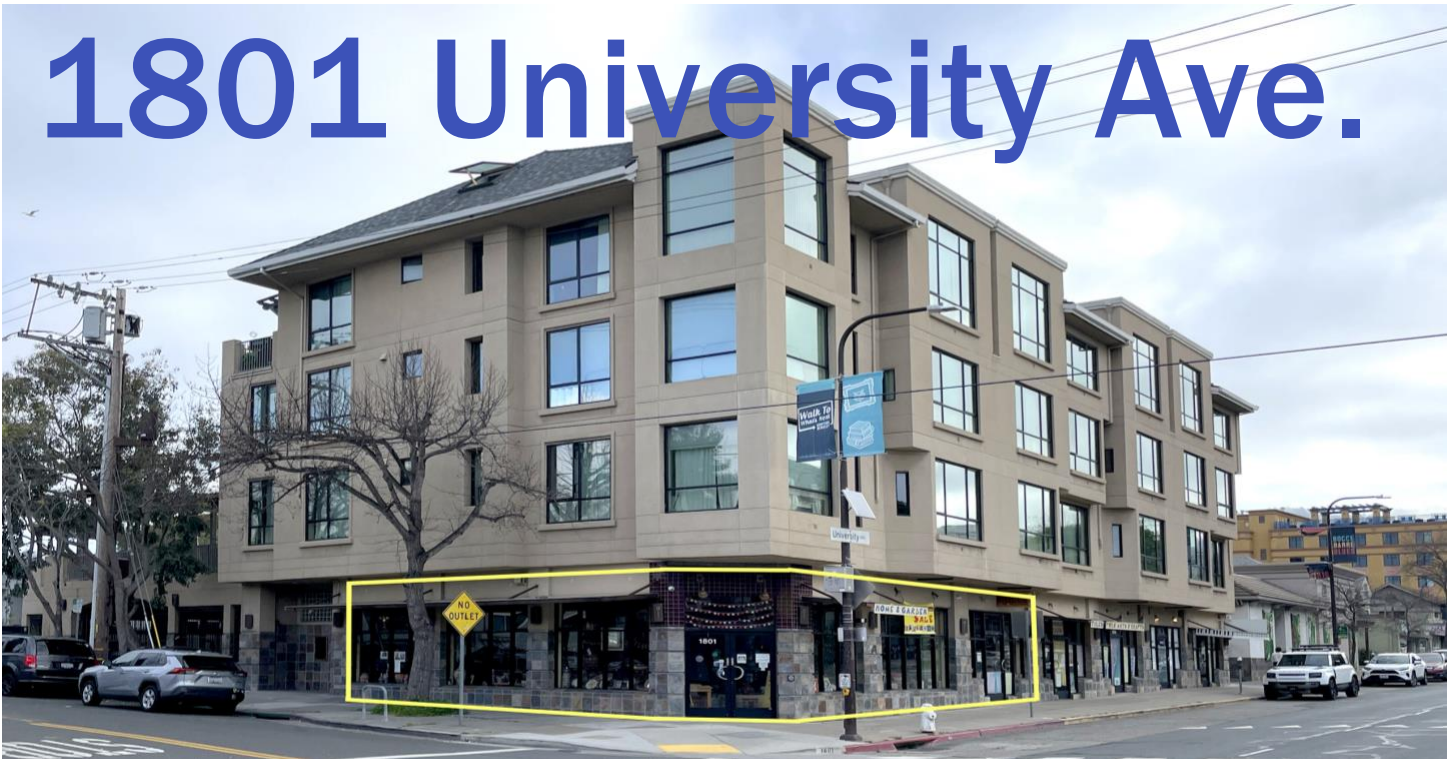


1801 University Ave.



FOR SALE

BRIGHT AND SUNNY COMMERCIAL CONDOMINIUM

LOCATION

1801 University Ave,
Berkeley

OFFERED AT

\$595,000

PROPERTY HIGHLIGHTS:

- Nice street visibility located in the same block as Trader Joe's
- Accessible bathroom with shower
- Ample metered street parking
- May be divided into two units consisting of approximately +/-1,340 sq ft and and approximately +/- 445 sq ft
- Four parking spaces in locked garage; Three in lifts
- Great space for a restaurant or small retail
- Located five blocks from BART, downtown Berkeley, and UC Berkeley
- Walkers Paradise 97 / Bike's Paradise 99

SIZE

±1,785 sq. ft.
In two contiguous spaces

**NORHEIM
& YOST**

732 Addison Street
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