

1122 UNIVERSITY AVE BERKELEY



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DRE Lic # 01942201

CHROMATA
RETAIL

ADDRESS 1122 University Avenue

AVAILABLE SPACE 1,716 SF

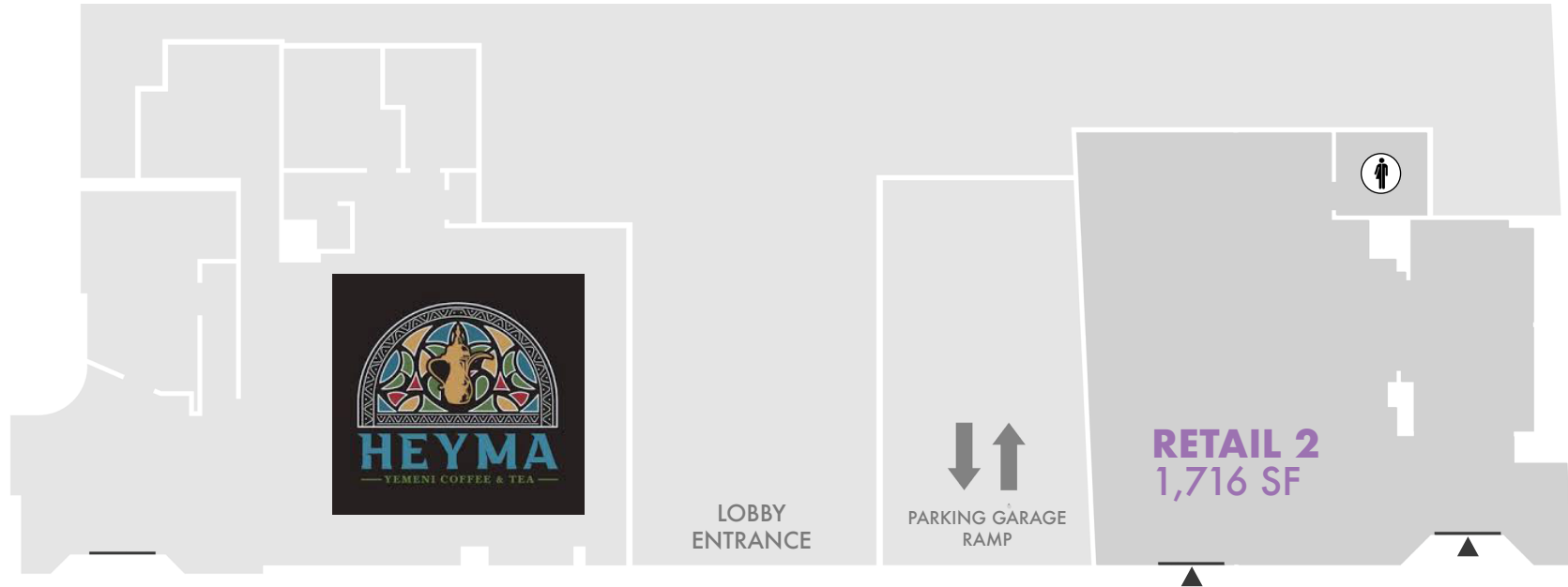
RENTAL RATE Negotiable

NEIGHBORHOOD HIGHLIGHTS

- Shell space with HVAC & ADA Restroom.
- No venting for Type 1 Hood.
- Newer 5-story, 81-unit residential building.
- Co-tenancy with popular Heyma Yemeni Coffee.
- Located in the heart of Berkeley's busy international food district, just 1.5 miles from the UC Berkeley campus.
- Situated on Berkeley's main traffic artery of University Ave (35,530 CPD) and close to San Pablo Ave (20,300 CPD).



SITE PLAN



UNIVERSITY AVE.



RETAIL & RESTAURANTS

Whole Foods
 Philz Coffee
 REI
 Albatross Pub
 Casa Latina Bakery
 CorePower Yoga
 La Marcha Tapas Bar
 Middle East Market
 Mi Tierra Foods
 Acme Bread
 Everett & Jones BBQ
 Subway
 Fosters Freeze
 Berkeley Public Library
 Califa's Greens
 Rainbow Donuts
 Kebabo
 Babette
 Lavender Bread & Cafe
 Sweet Bites Bakery and Brunch
 Acme Bar & Company
 Heyma Yemeni Coffee





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