



508 UNIVERSITY AVENUE


the econic company®

±3,219 SF

**2ND GENERATION CAFE SPACE
AVAILABLE FOR LEASE**

Palo Alto, CA

ABOUT THE PROPERTY

Highlights



University Avenue Frontage



Existing Cafe Infrastructure



Convenient Parking (Street & Structure)



Patio Seating

Demographics (1 Mile)



\$2,000,001
Median Home Value



7,809
Households



\$200,001
Median HH Income



41.7
Median Age

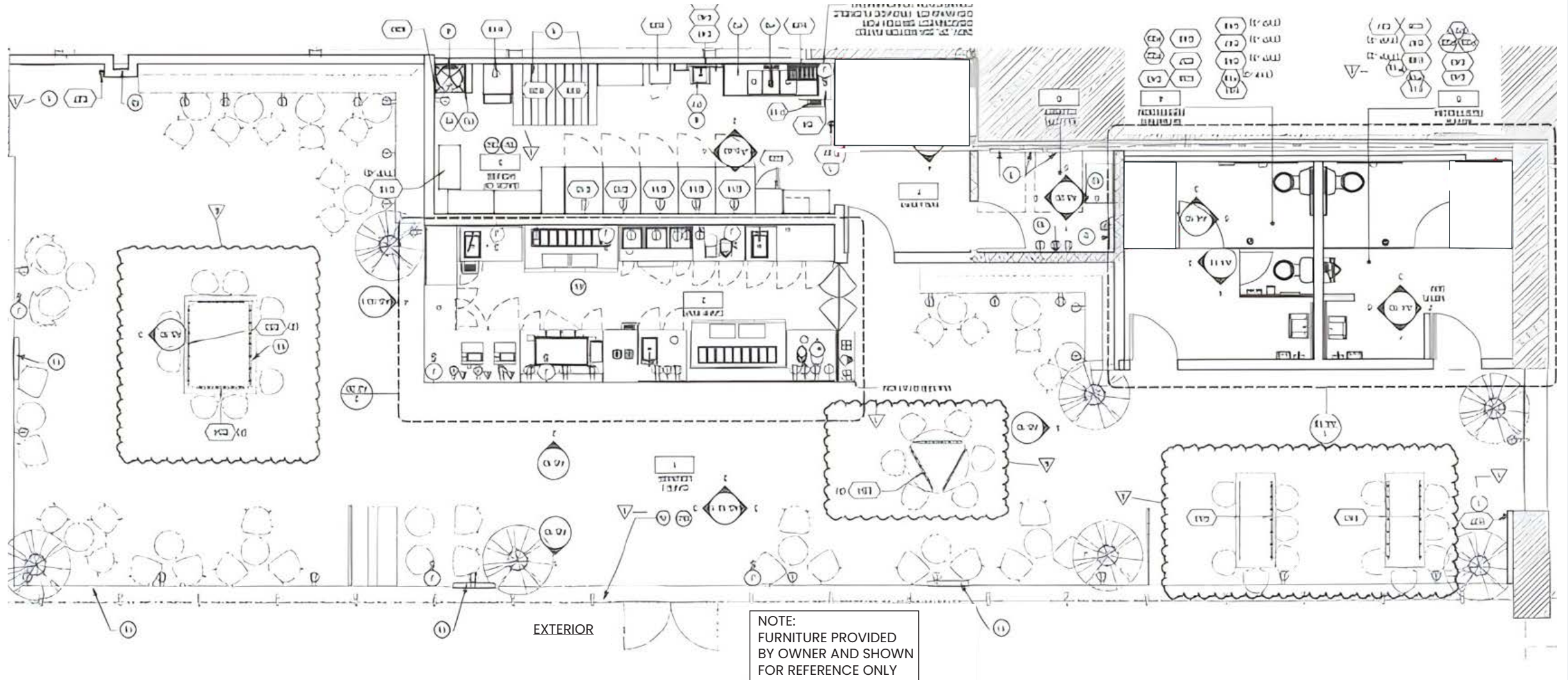
Traffic Counts

Source: 2024 Esri.

University Ave	22,036 ADT
Lytton Ave	12,380 ADT
Hamilton Ave	7,768 ADT
Middlefield Rd	13,415 ADT



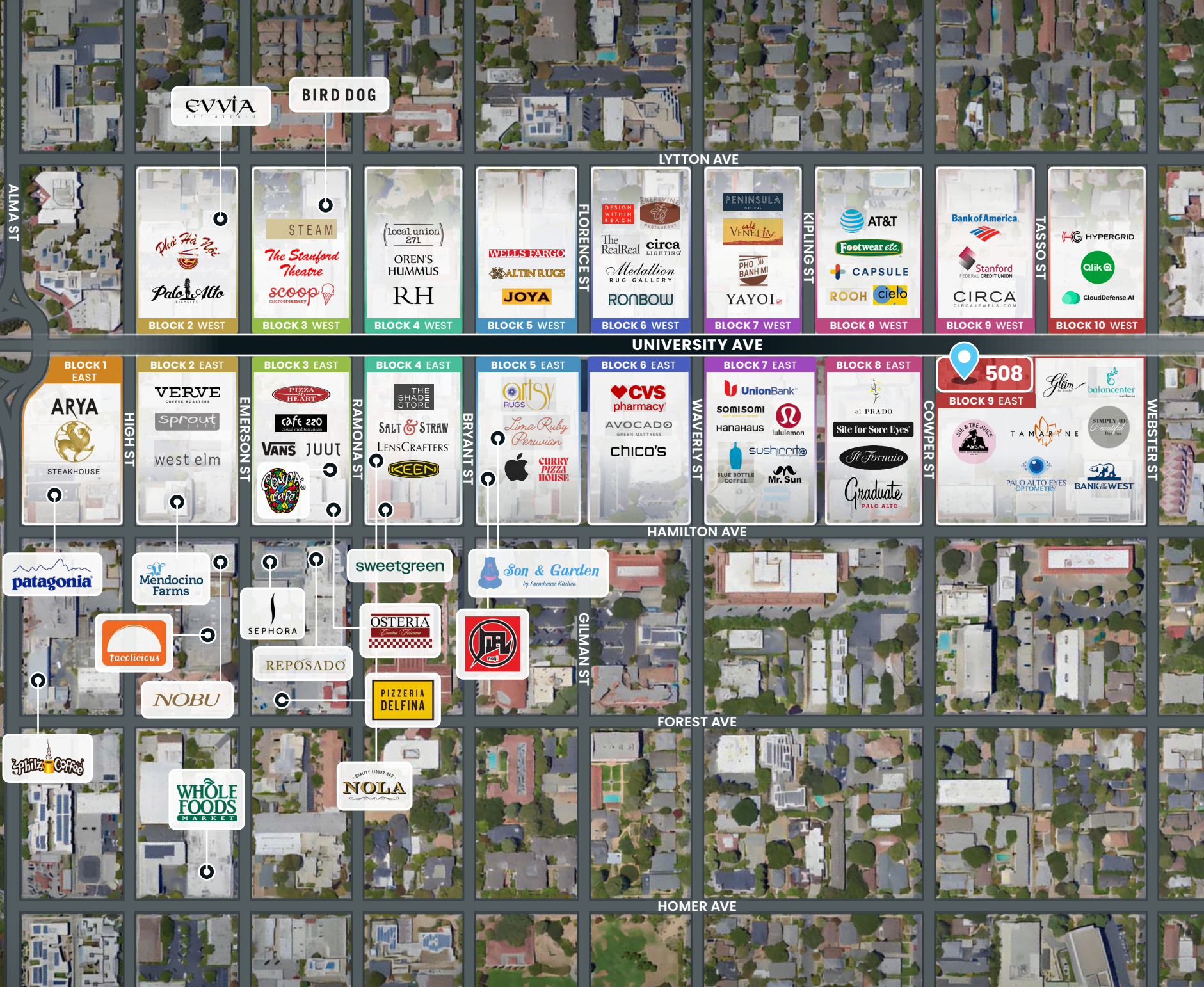
PROPERTY
SITE PLAN



COWPER STREET

UNIVERSITY AVENUE

UNIVERSITY AVENUE NEARBY RETAIL



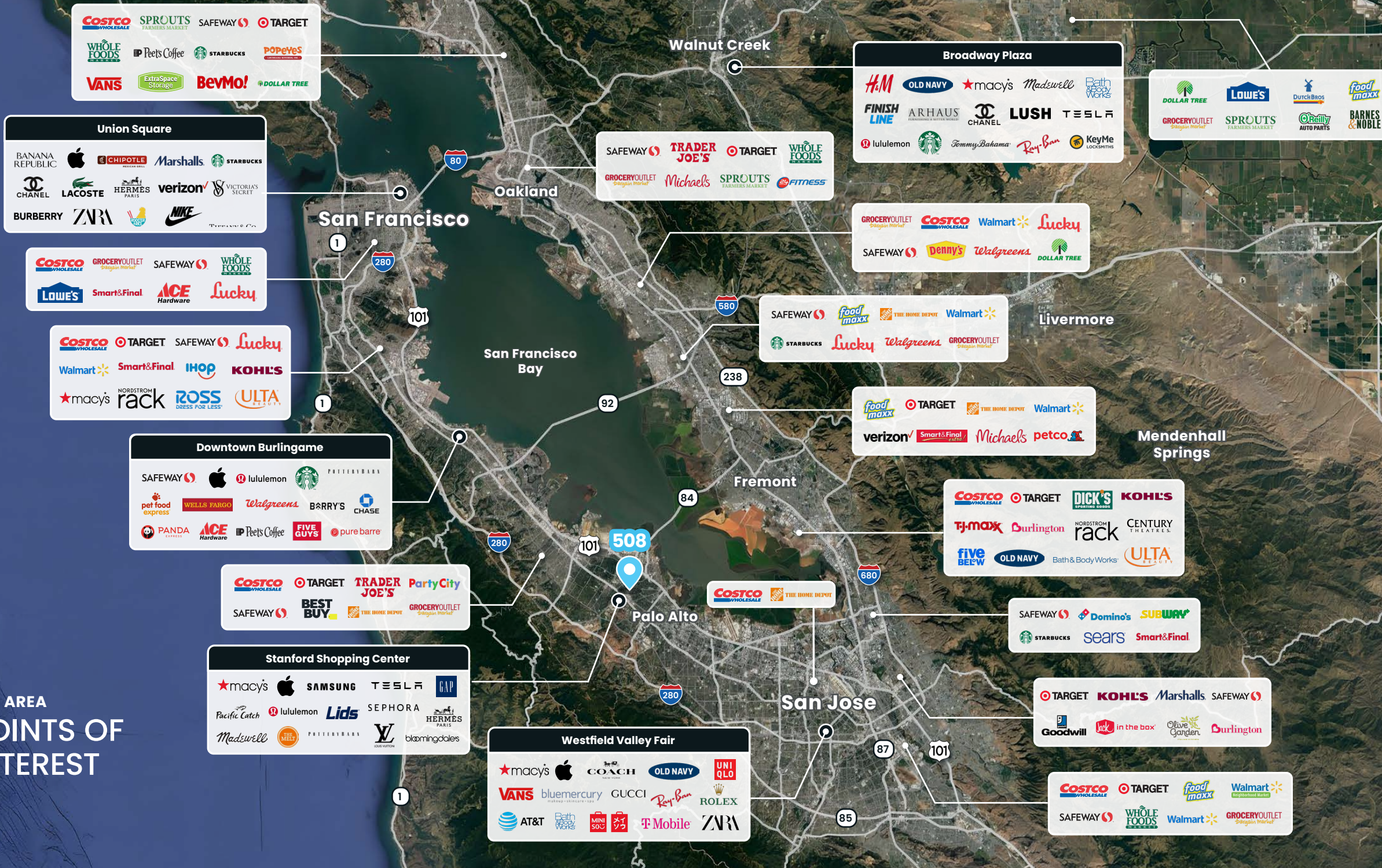
ON UNIVERSITY AVE BY BLOCK

- B1** Arya Steakhouse
- B2** Palo Alto Bicycles
- B2** Pho Ha Noi
- B2** Verve Coffee
- B2** Sprout Cafe
- B2** West Elm
- B3** Scoop
- B3** Steam
- B3** Stanford Theater
- B3** Pizza My Heart
- B3** Cafe 220
- B3** Vans
- B3** Juut (Aveda Salon)
- B4** Oren's Hummus
- B4** Local Union 271
- B4** Restoration Hardware
- B4** The Shade Store
- B4** Salt & Straw
- B4** LensCrafters
- B4** Keen
- B5** Wells Fargo
- B5** Altin Rugs
- B5** Joya
- B5** Artsy Rugs
- B5** Curry Pizza House
- B5** Lima Ruby Peruvian
- B5** Apple
- B6** Medallion Rug Gallery
- B6** Design Within Reach
- B6** Crepevine
- B6** Circa Lighting
- B6** The Real Real
- B6** Ronbow
- B6** CVS
- B6** Avocado Mattress
- B6** Chicos
- B7** Yayoi
- B7** Pho Banh Mi
- B7** Peninsula Optical
- B7** Cafe Venetia
- B7** Union Bank
- B7** Lululemon
- B7** Mr. Sun
- B7** Somi Somi
- B7** Sushirrito
- B7** Varsity Theater
- B7** Blue Bottle
- B7** Footwear Etc.
- B7** Rook
- B8** Capsule
- B8** Cielo
- B8** AT&T
- B8** Site for Sore Eyes
- B8** Graduate Hotel
- B8** Joe & The Juice
- B8** Tamaryne
- B9** Bank of the West
- B9** Gleim the Jeweler
- B9** Balancercenter
- B9** Simply Be Beautiful
- B9** Palo Alto Eyes
- B10** Hypergrid
- B10** Qlik Q
- B10** CloudDefense.AI

OFF UNIVERSITY AVE

- Whole Foods
- Nobu
- Reposado
- Tacolicious
- Pizzeria Delfina
- Mendocino Farms
- Philz Coffee
- Patagonia
- Sweetgreen
- Nola
- Evvia Estiatorio
- Bird Dog
- Ramen Nagi
- Son & Garden
- Osteria Toscana
- Coupa Cafe
- Sephora

BAY AREA POINTS OF INTEREST



UNIVERSITY AVENUE GALLERY



508

UNIVERSITY AVENUE

Palo Alto, CA

MEGAN MCARTHUR

Director

(408) 964-8047

mmcarthur@theeconomiccompany.com

CalDRE License: 02089762

JAMES CHUNG

Founder & Principal

(408) 400-7017

jchung@theeconomiccompany.com

CalDRE License: 01408190



the **economic** company®