

Office/Warehouse/Distribution Facility

1220 SAN MATEO AVENUE, SOUTH SAN FRANCISCO, CA



FOR LEASE



±32,653 SF Available

Mike Davis, SIOR

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FOR LEASE

1220 SAN MATEO AVE, SSF, CA



±28,512 SF

**Warehouse/
Distribution Space**

±4,141 SF

Office Space

FOR LEASE

\$1.95/SF/Mo. NNN

20-22 feet of clearance

5 dock-high loading positions

1 grade-level door

53' truck access

Concrete truck court

Fully sprinklered

400 Amps 208/120 V, 3-phase
(Tenant to confirm)

Tenant Improvement Allowance available

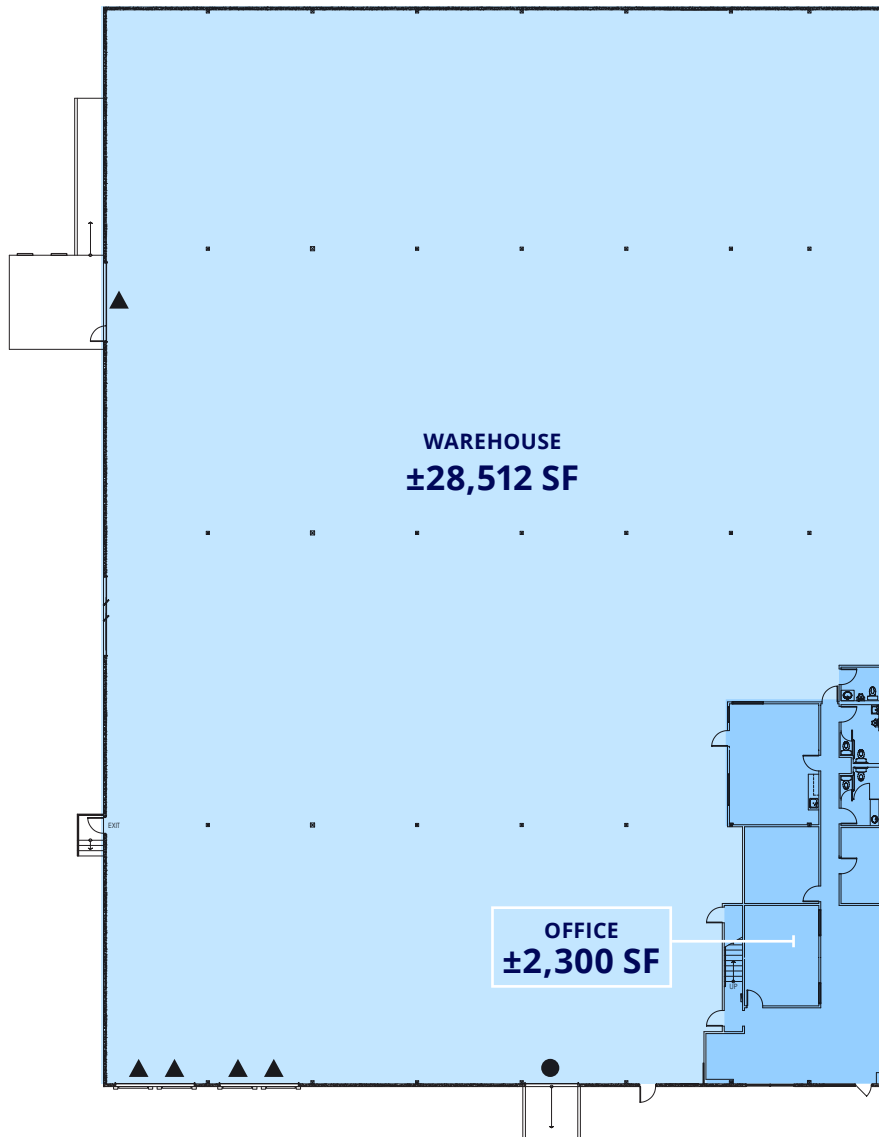
Zoned MIH (Mixed Industrial High) - freight
& trucking uses permitted

Adjacent to the San Francisco International
Airport (SFO)

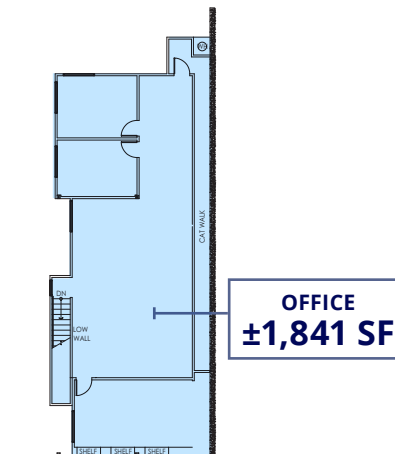
Convenient access to Highways 101, I-380
and I-280

±10 minute walk to San Bruno BART and
Caltrain Stations

Floor Plan



Ground Floor



Mezzanine

±32,653

total square feet
available

▲ - 5 Dock-high doors

● - 1 Grade level door



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1220 SAN MATEO AVE, SSF, CA



Location Aerial



Key Destinations

Distances from 1220 San Mateo

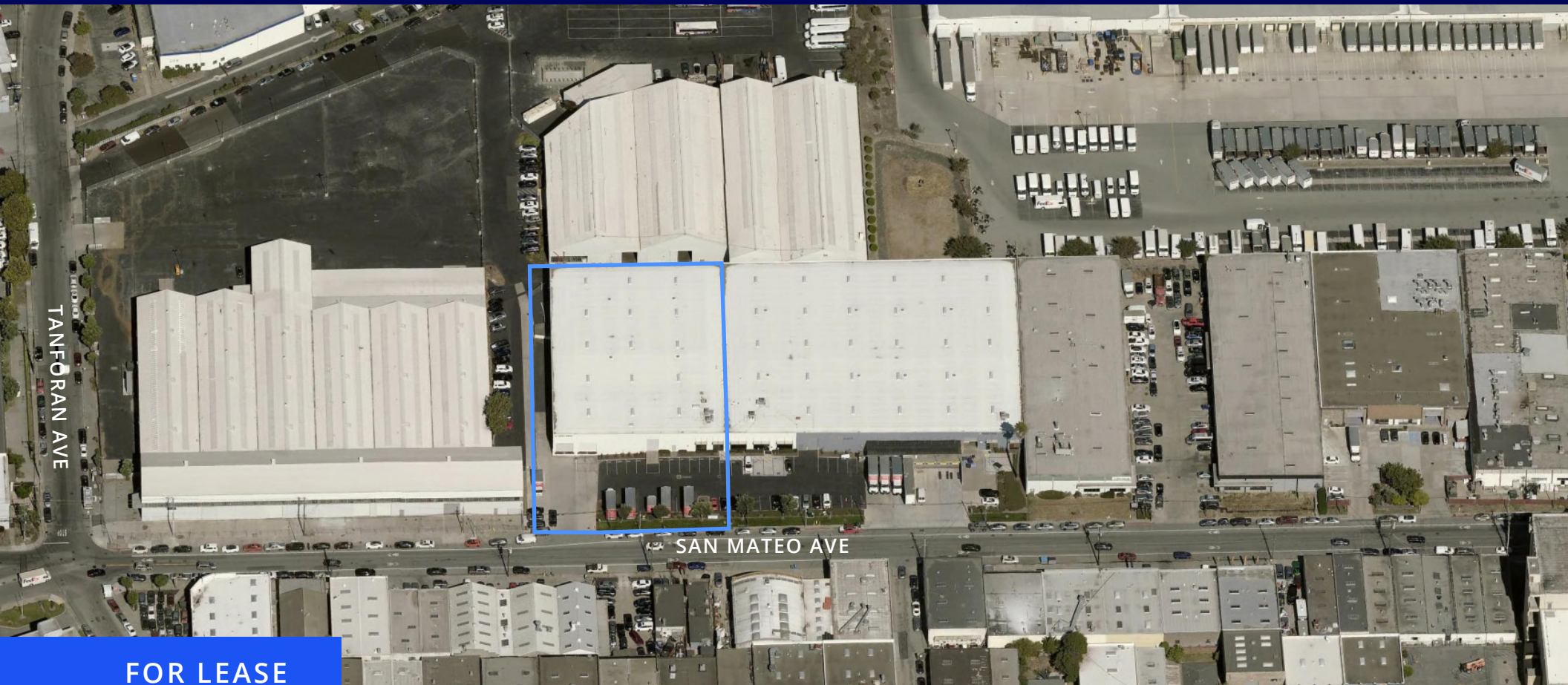
HWY 101	1.0 Mile
SFO	2.0 Miles
San Bruno BART Station	0.9 Mile
San Bruno Caltrain Station	0.6 Mile

Key Destinations

Distances from 1220 San Mateo

HWY 92 (San Mateo Bridge)	14.5 Miles
Port of Oakland	21.4 Miles
Oakland International Airport	33.2 Miles
San Jose International Airport	35.9 Miles

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