



Eureka Square Shopping Center Office

80 Eureka Square
Pacifica, CA 94044



For Additional information, contact Exclusive Agent:

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Biagini Properties, Inc.

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Sunnyvale, CA 94087
www.biaginiproperties.com
Rev. December 29, 2025



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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Property Description

Beautiful Exterior Remodel has been Completed! Well maintained retail shopping center and a 3-story elevator served office building located off of Highway 1 and Oceana Blvd. in Pacifica. Lots of parking, monument signage, low rents. Oceana Market, the anchor grocery store has been recently remodeled inside and its sales have increased dramatically under new ownership. Over 25 retail stores on the ground floor with over 30 separate upstairs offices. A wonderful mixed-use project with synergistic co-tenants, all from the local area.

Our Tenants are expanding! Ocean Yoga, Longboard Bar, Dinosaur's Sandwiches and Plato's Closet Apparel. Oceana Supermarket's volume increased almost 20% over last year!

One of the few retail centers in Pacifica's trade area which includes Montara and Moss Beach. It has quite a draw for tourists and commuters along Highway 1. High level of college educated adults in the trade area.

Location Description

Situated in the coastal town of Pacifica, Eureka Square Shopping Center offers a prime location for retail and neighborhood center tenants. With its close proximity to the stunning Pacifica State Beach, this vibrant area attracts locals and visitors alike, providing ample foot traffic for businesses. Nearby popular destinations include the Sanchez Art Center, Pacifica Pier, and the scenic Pacifica Municipal Pier. The area also boasts a variety of dining options, boutique shops, and welcoming community spaces, ensuring a diverse and engaging environment for businesses to thrive. Join this dynamic community at Eureka Square Shopping Center and become part of Pacifica's thriving retail/office scene.



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Offering Summary

Lease Rate:	\$1,825.00 - 2,230.00 per month
Number Of Units:	69
Available SF:	839 - 1,061 SF
Lot Size:	277,477 Acres
Building Size:	48,000 SF

Main Ground Floor Lobby Doors (between suites 70 & 86)

Monday through Saturday:

7:00 AM (unlock) and 8:00 PM (lock)

Property Highlights

- Exterior Remodel Completed!
- On-Site Retail Services & Prominent Co-Tenants
- Oceana Market is a beautiful, locally owned gourmet grocery store
- Popular Local Center serving the coastal communities & Easy Access to Highway 1
- New Monument & Cabinet Box Signage
- Convenient Storefront Parking
- ADA Compliant Parking Lot
- Fire Sprinklered Building
- Convenient Tours (no appointments necessary). Call for Details
- Flexible Lease Terms
- Elevator Service
- Secured Card & After-Hours Lobby Door Access System
- **Free Shared Conference Room & Waiting Room** on 2nd Floor
- High Speed Comcast Cable (Voice, Data & Internet "Triple Play") for Office & Retail
- CAT 5 Wiring, Plug & Play (in most offices)
- Tenant pays for janitorial inside of their suite and telephone & internet
- No HVAC
- Gas Wall Heater in each office with separate controls
- Newly Remodeled Interior Hallways
- Office Restrooms Recently Upgraded (new flooring, fixtures, new paint & lighting)
- Ocean Views (from some offices) & Sky Lights Which Open



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Lease Information

Lease Type:	Full Service	Lease Term:	Negotiable
Total Space:	839 - 1,061 SF	Lease Rate:	\$1,825.00 - \$2,230.00 per month

Available Spaces

Suite	Size (SF)	Lease Type	Lease Rate	Description
■ 80 -115 Eureka Square	839 SF	Full Service	\$1,825 per month	Second floor, mountain view, 4 offices. Available February 1, 2026.
■ 80-218 Eureka Square	876 SF	Full Service	\$1,930 per month	Third floor, hill view with windows, end corner unit, 2 offices.
■ 80-219 Eureka Square	1,061 SF	Full Service	\$2,230 per month	Third floor, ocean view, located right off the elevator, reception area, 4 offices, work/storage room, rooftop HVAC unit (landlord maintains at landlord's expense).



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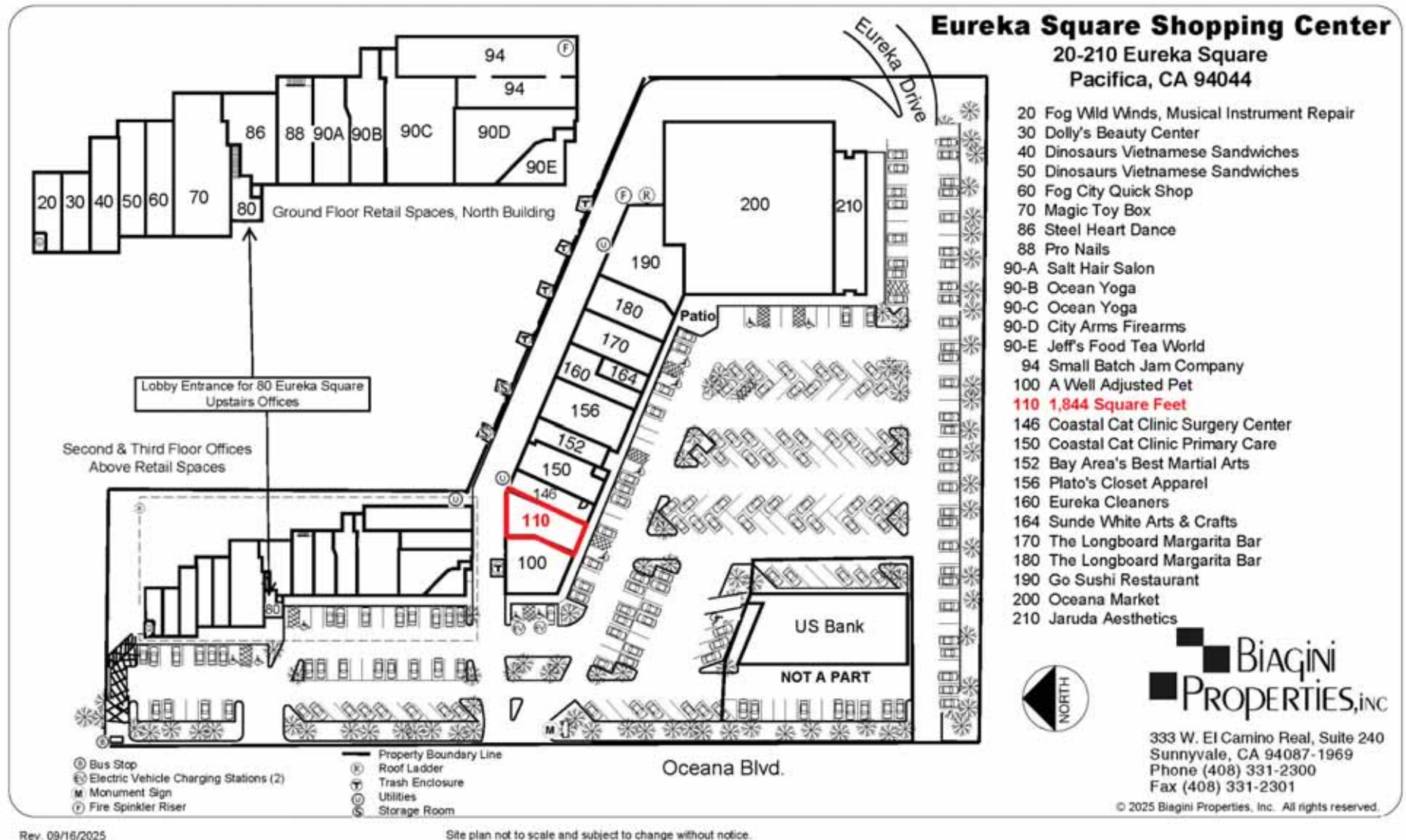
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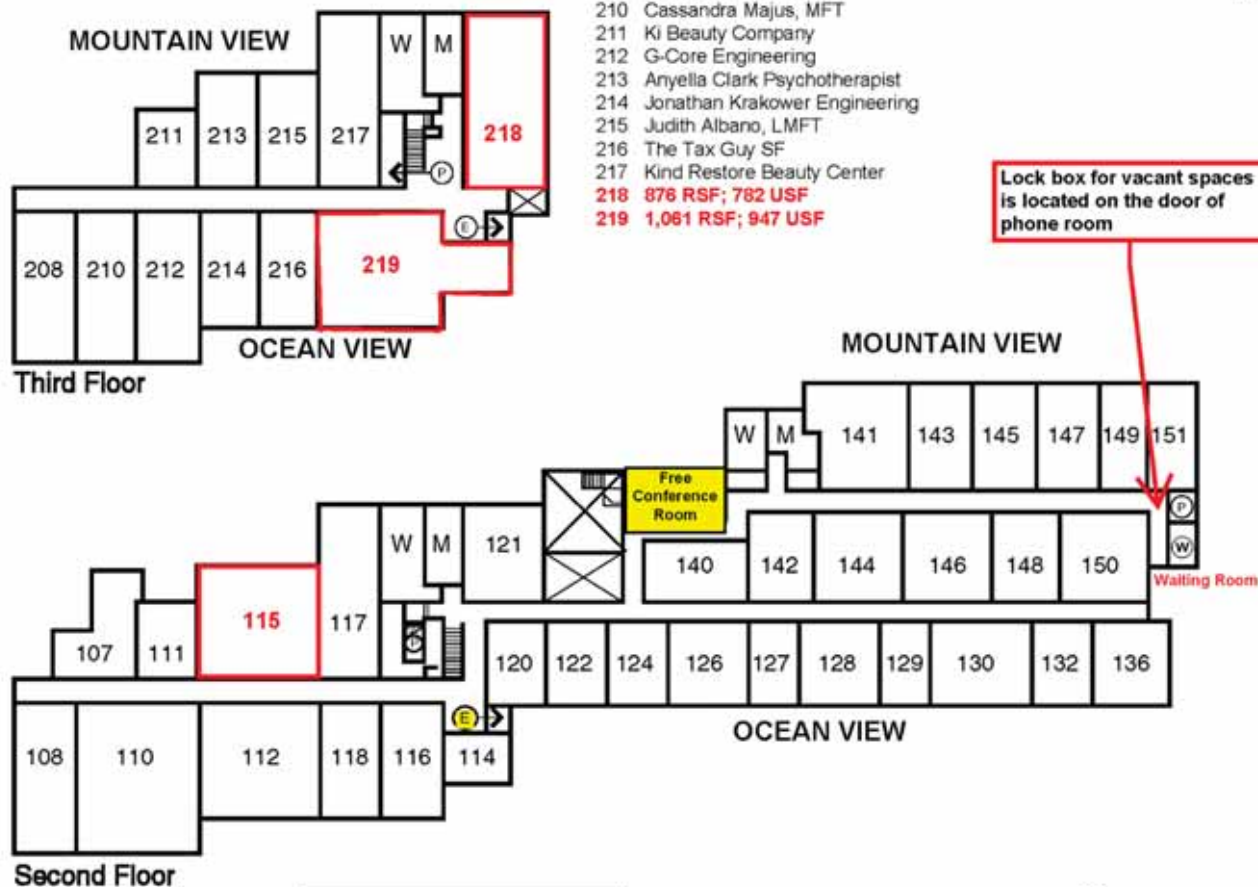
Eureka Square Shopping Center

80 Eureka Square, Suites 107-219
Pacifica, CA 94044

- 107 The Green Enchilada
108 Diaz & Company
110 ALICE Technologies, Inc.
111 New Cedar Lane Home Care
112 Alpi U.S.A., Inc.
114 Omni Insurance
115 839 RSF; 749 USF
116 Mario Torrigino, Attorney
117 On The Coast Bookkeeping
118 Kelly Financial Services
120 Jamieson Fong, Attorney
121 Filmex Maintenance
122 Alexander J. Bennett, Grant Writer
124 Rosemary Vega, Psy. D.
126 Lei Cosmetology Studio
127 Sticky Thumb Weed Delivery
128 Diaz & Company
129 Ocean Therapy Wellness Center
130 Diaz & Company
132 Tuman Law Office
136 Saha Skin Care
140 SkyBlue Builders
141 Jennings-Gilbert Art Studio
142 United Yellow Cab
143 Associated Brokers of California
144 Frankie Moon Photos
145 Associated Brokers
146 Ocean Myofascial Release
147 Gemini Bookkeeping
148 Donna C. Rodriguez, LMFT
149 Ruggiero Management
150 Salesian Academy
151 Taylor Langley, LMFT

- 208 Aliza D. Shelan, MFT
210 Cassandra Majus, MFT
211 Ki Beauty Company
212 G-Core Engineering
213 Anyella Clark Psychotherapist
214 Jonathan Krakower Engineering
215 Judith Albano, LMFT
216 The Tax Guy SF
217 Kind Restore Beauty Center
218 876 RSF; 782 USF
219 1,061 RSF; 947 USF

Lock box for vacant spaces
is located on the door of
phone room



USF = Usable Square Feet
RSF = Rentable Square Feet

- (P) Phone/Electrical
(E) Elevator
(W) Waiting Room



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Site plan not to scale and subject to change without notice



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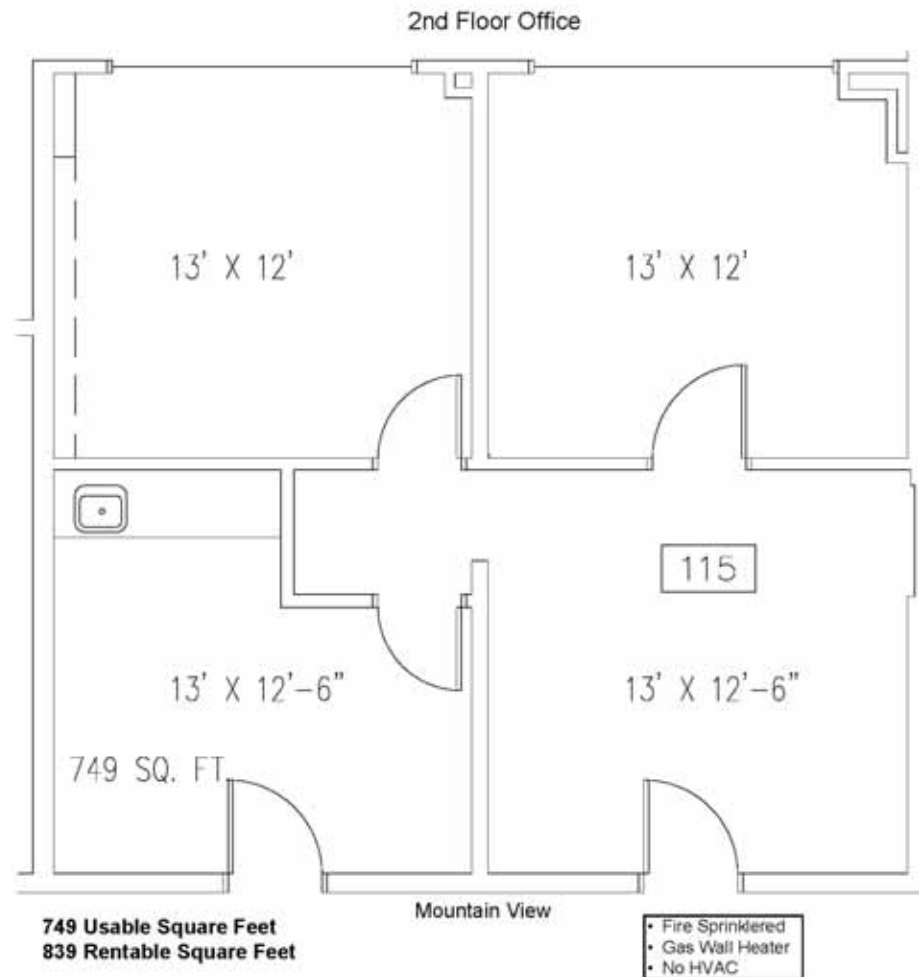
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749 Usable Square Feet
839 Rentable Square Feet

Eureka Square Shopping Center
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Suite 115

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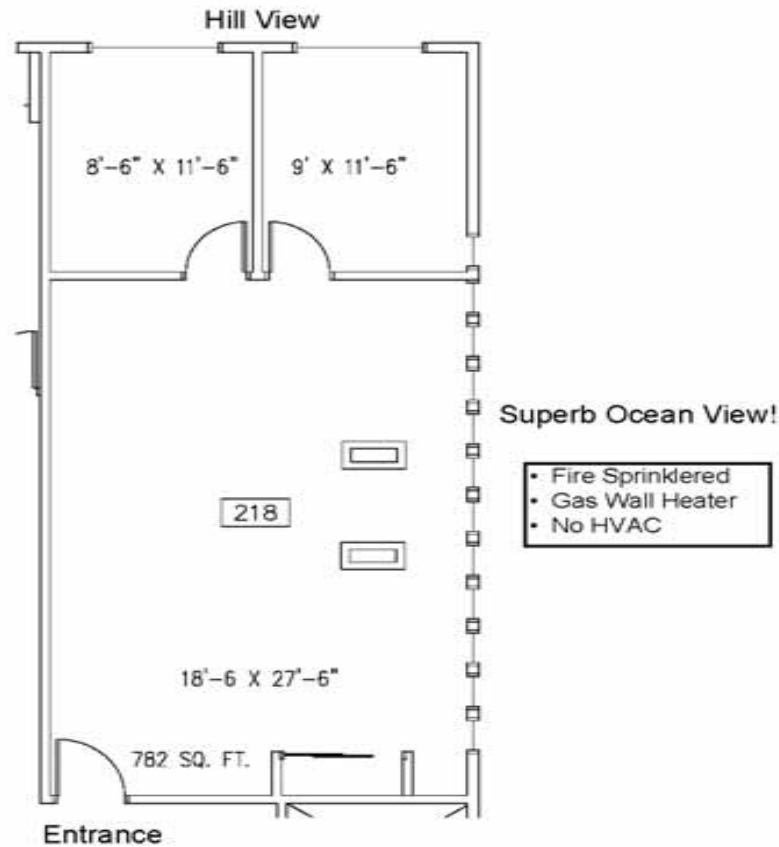
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**80 Eureka Square, Suite 218, 3rd Floor
Pacifica, CA 94044
782 Usable Square Feet | 876 Rentable Square Feet**



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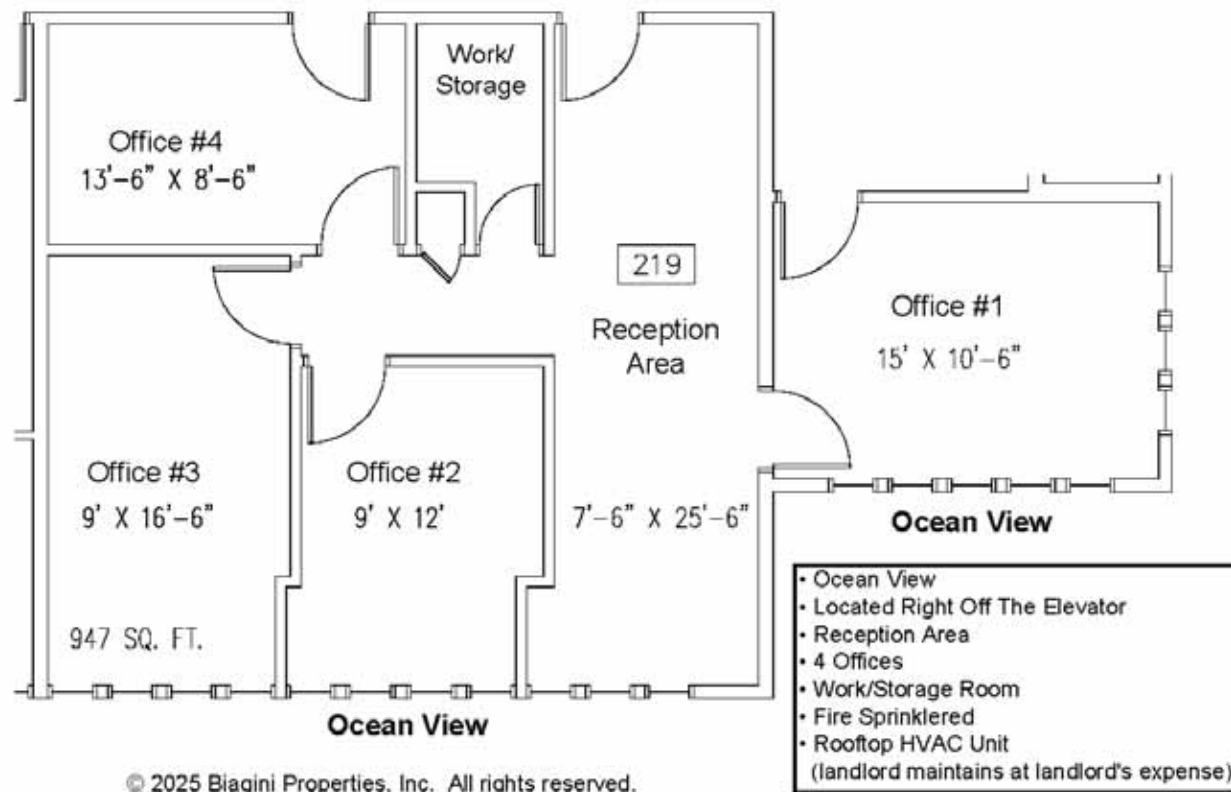
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**80 Eureka Square, Suite 219, 3rd Floor
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947 Usable Square Feet | 1,061 Rental Square Feet**



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