

# FOR SALE

## CONTRACTOR'S STORAGE YARD, OFFICES AND WAREHOUSES

1731 Leslie Street, San Mateo, CA 94402



### Property Highlights

- **Asking Sales Price: \$3,000,000**
- Total Building Size: ±4,300 SF
  - Office: ±550 SF
  - Shop: ±1,400 SF
  - Warehouse: ±950 SF
  - Detached Dock High Warehouse: ±1,400 SF
- Trailer: ±320 SF (40' x 8')
- Lot Size: ±12,922 SF
  - Fully Secured Yard with Gate: ±8,200 SF
- Drive-Ins: 1 Total (10'w x 11'h)
- 3 Phase Heavy Power
- Air Compressor
- Grade-level and Dock Loading
- **Exceptional redevelopment opportunity with favorable M1 & TOD/H (Transit Oriented Development / Housing Overlay) zoning. The property is ideally positioned near the Caltrain Hayward Park Station and it offers convenient access to Highway 101, Downtown San Mateo, Hillsdale Shopping Center, and the San Francisco International Airport. The attractive location has great potential for future industrial, mixed-use, or transit-oriented development.**
- Zoning: M1 (District Manufacturing) & TOD/H (Transit Oriented Development / Housing Opportunities Overlay)



[M1 Zoning Info](#)



[TOD/H Zoning Info](#)



Front Warehouse



Back Warehouse

### Contact Agents for More Details



**ANDREW PECEIMER**  
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**COLDWELL BANKER  
COMMERCIAL**  
WESTBAY REAL ESTATE  
GROUP

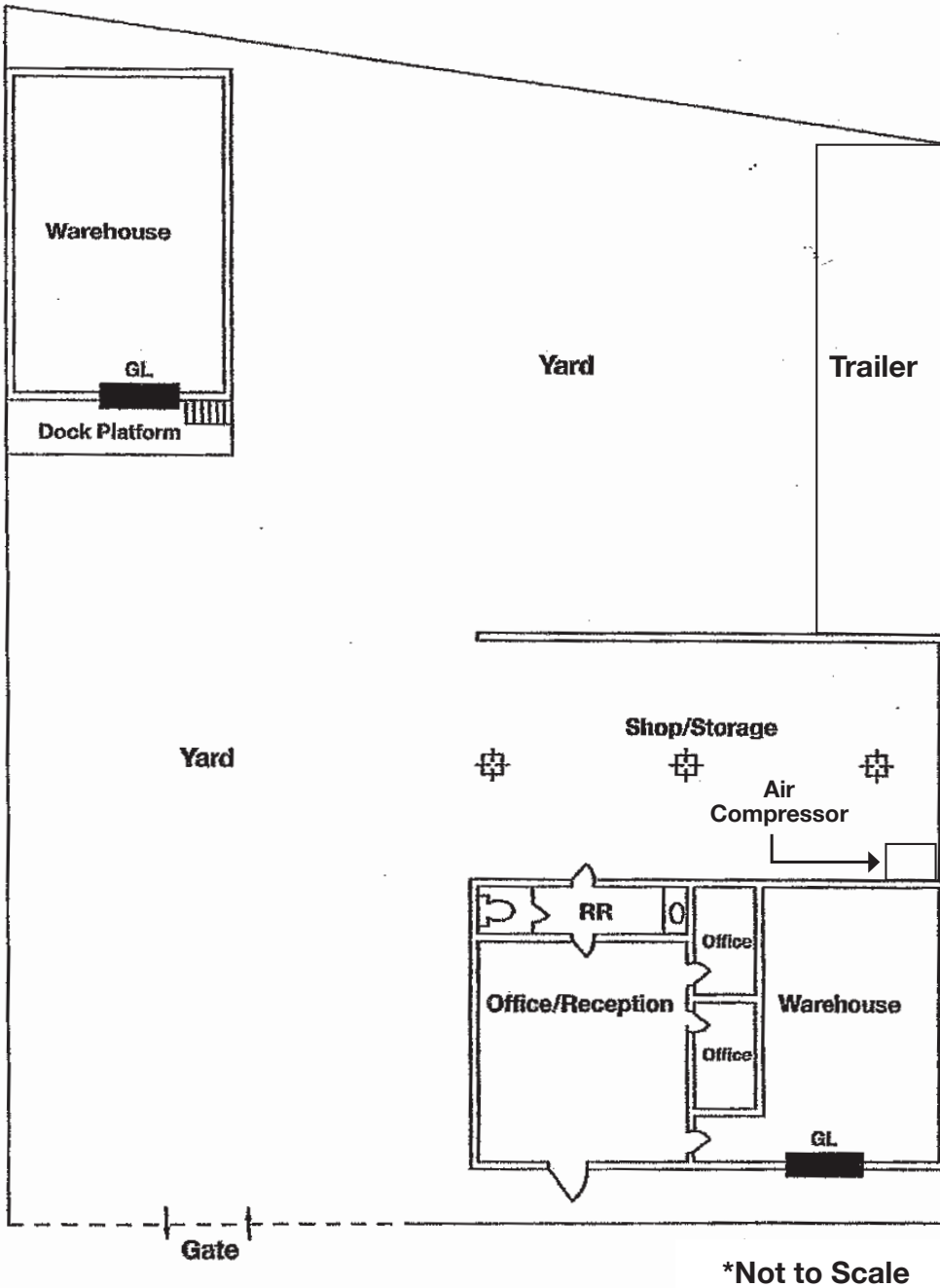
1575 Bayshore Highway, Suite 100,  
Burlingame CA 94010



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