



**COLDWELL
BANKER
COMMERCIAL**

COLDWELL BANKER
COMMERCIAL REALTY

SANDEEP CENTER

\$1.25 SF/month (NNN)

1151 A Street
Hayward, CA 94541

AVAILABLE SPACE
3,000 - 6,000 SF

FEATURES

- Spacious Office Space.
- Offices and open floorplan.
- Downtown Hayward Location
- Close to a large client base in multiple cities.
- Near other businesses and FWY's (238, 580, and 880 FWY's), and BART station.

AREA

Fantastic Hayward Downtown location! Close to all major attractions for a thriving business. Transportation; FWYs and Hayward BART Station, other businesses, and at the heart of residential properties in Hayward and nearby cities, Union City, San Lorenzo, San Leandro, and Castro Valley. This is an ideal situation for employees, vendors, and the client base reach. Any business can enjoy high traffic on a major road in Hayward and the exposure.



OFFICE

Faz Binesh
510 608 7691
fbinesh@aol.com
CalDRE #01116278

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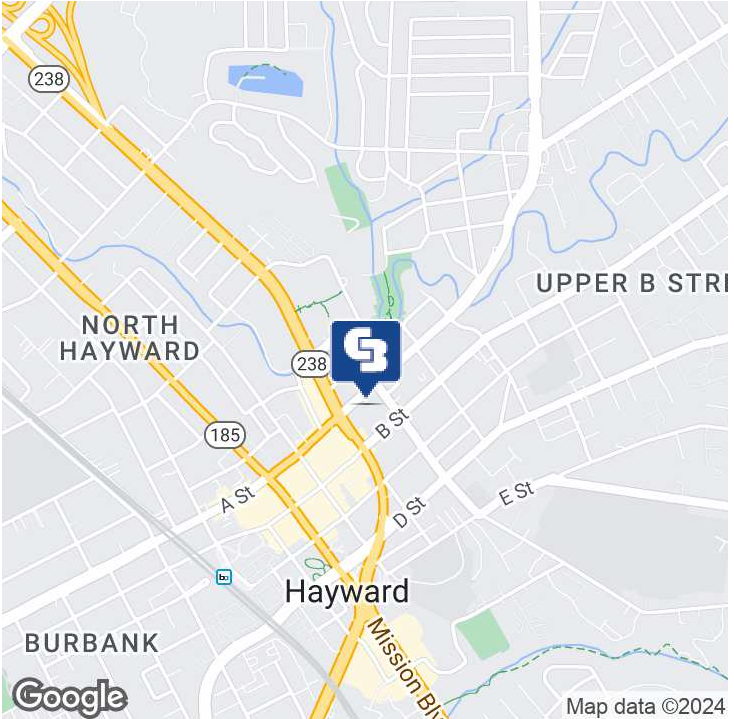
FOR LEASE



SANDEEP CENTER

1151 A Street, Hayward, CA 94541

LEASE



OFFERING SUMMARY

Available SF:	3,000 - 6,000 SF
Lease Rate:	\$1.25 SF/month (NNN)
Building Size:	11,888 SF
Zoning:	Office
Market:	East Bay

PROPERTY OVERVIEW

An open space with offices and an open layout ideal for a variety of professional businesses in the heart of the Bay; downtown Hayward. Ample parking spaces.

PROPERTY HIGHLIGHTS

- Spacious Office Space.
- Offices and open floorplan.
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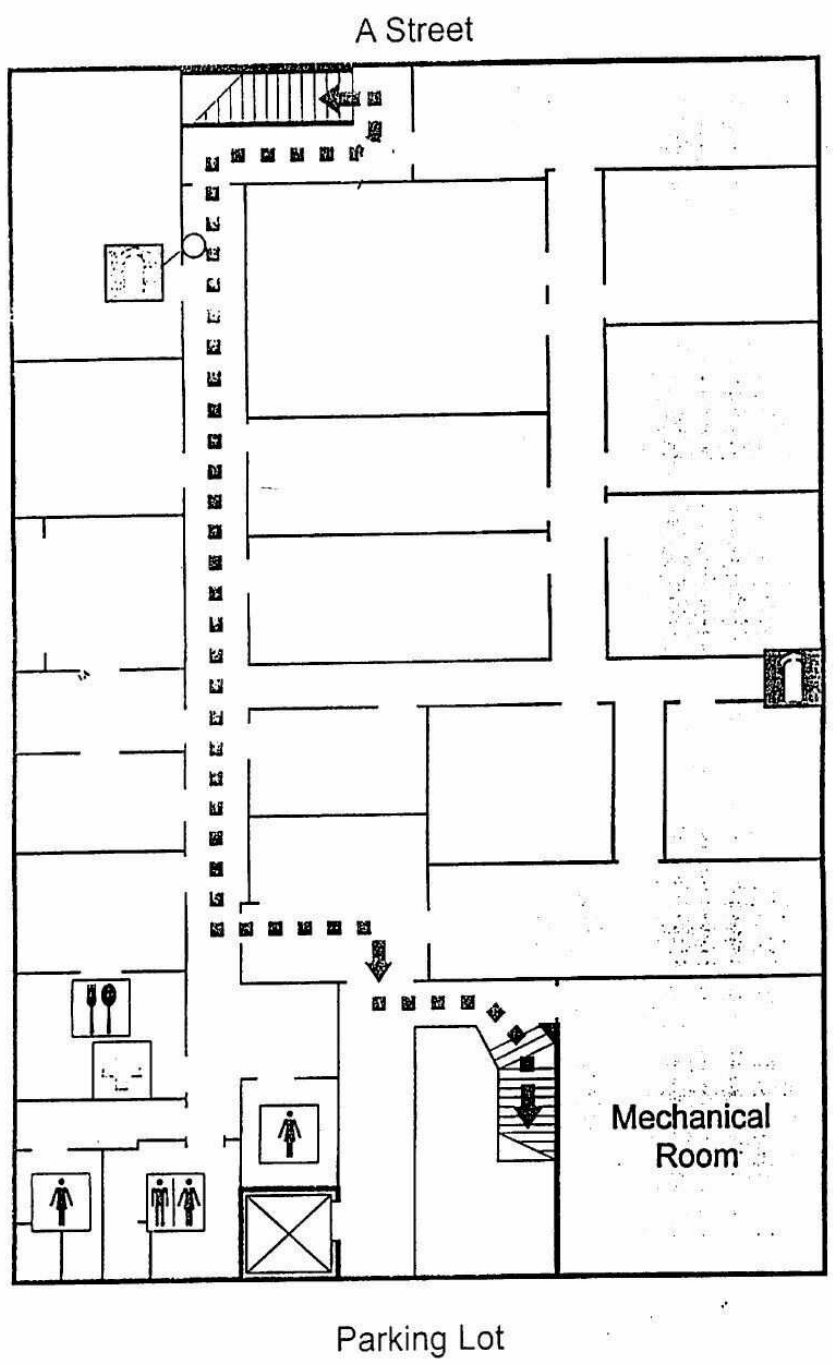




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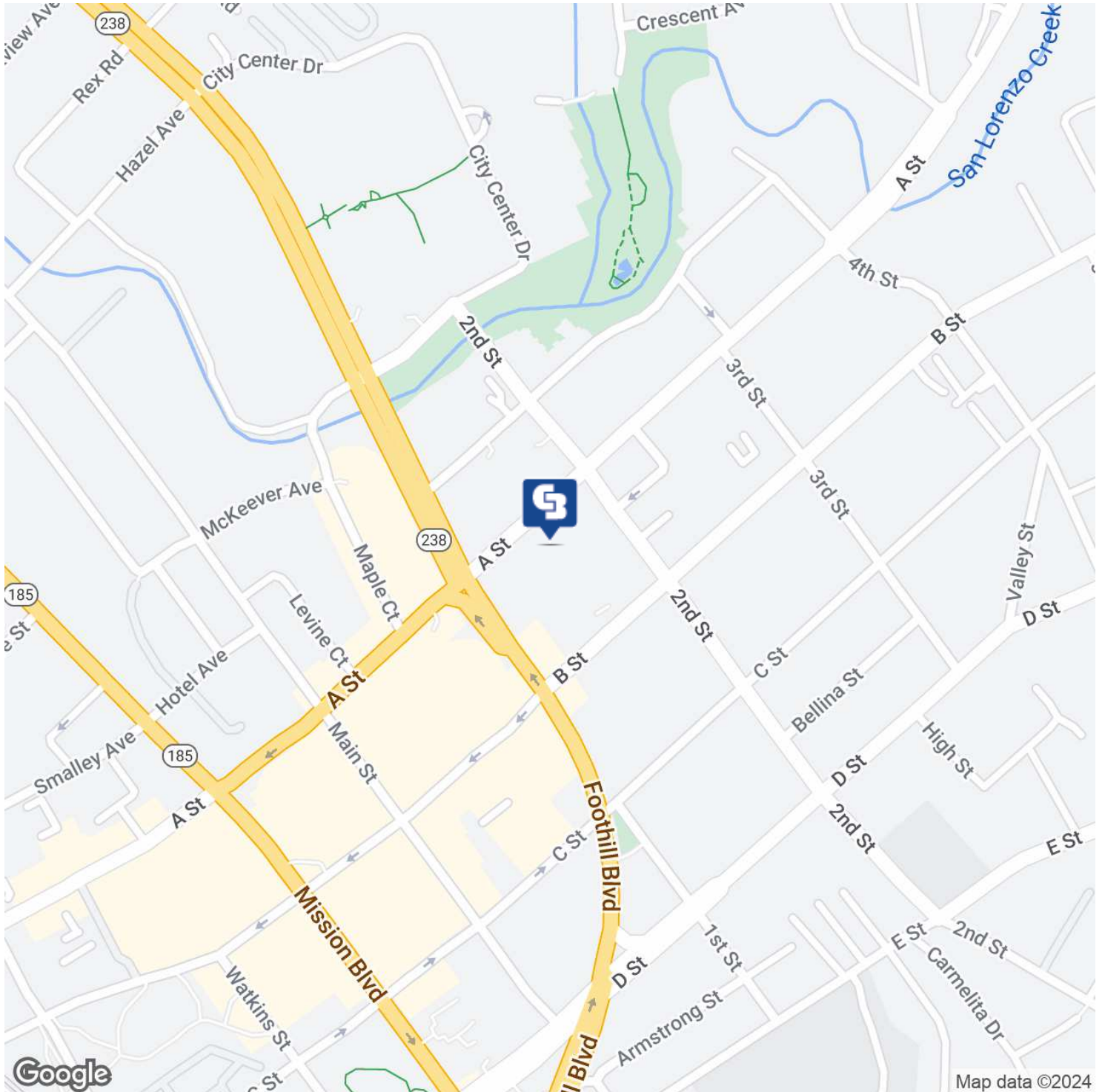
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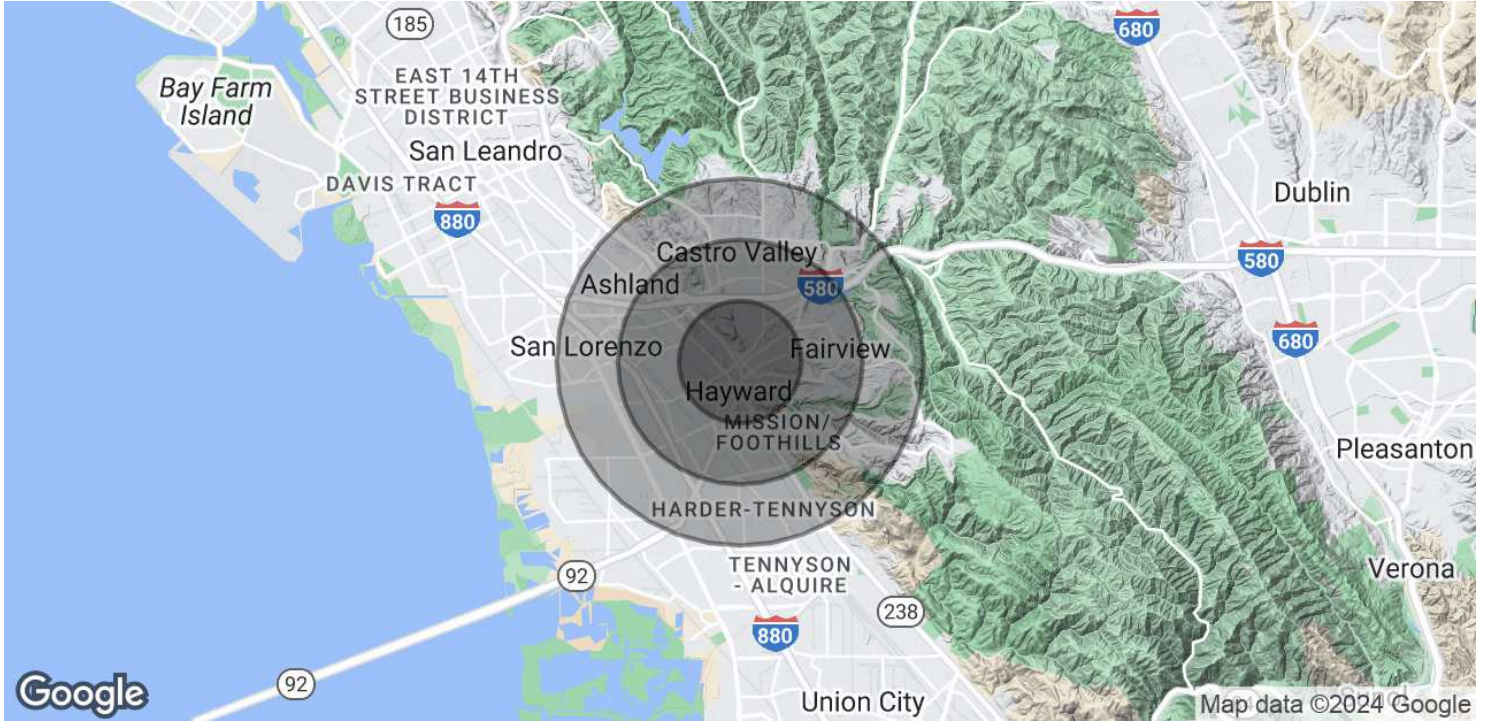
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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	29,509	113,818	220,154
Average age	40	39	39
Average age (Male)	38	38	38
Average age (Female)	41	39	40
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	10,716	37,816	70,338
# of persons per HH	2.8	3	3.1
Average HH income	\$128,214	\$131,567	\$139,367
Average house value	\$844,108	\$871,600	\$902,126

* Demographic data derived from 2020 ACS - US Census

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