



FOR LEASE AND FOR SALE: STANDALONE ±4,293-SF SINGLE-STORY CENTRAL BERKELEY RETAIL BUILDING WITH PARKING – 2ND GENERATION BAKERY



2575 San Pablo Avenue
Berkeley California 94702

Represented by:

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LEASE RATE:
\$2.75 PSF NNN

SALE PRICE:
\$1,950,000

Property Highlights:

- Built-out as a retail bakery with Type 2 hood, large walk-in refrigerator, ADA bathrooms, etc.
- Gated parking lot and driveway provide ample outdoor use opportunities
- Roll-up door for rear loading
- Large windows, high-ceilings and skylights with plenty of natural light
- 34 ft. of storefront on a vibrant block nearby many retail stores and restaurants
- Across from a multi-tenant office building and one block down from large Kaiser Berkeley development.
- Fee simple, standalone building, prime for future redevelopment















