

\$1.75/IG

FOR LEASE



INDUSTRIAL/FLEX

1960 Carroll Avenue, San Francisco, CA 94124

PROPERTY HIGHLIGHTS



ZONING:
M-1



AVAILABLE SF:
+/- 11,000



PRICE:
\$1.75IG

PDF Powered by eXp Commercial is proud to present this industrial / flex space in the heart of Silver Terrace neighborhood of the Bayview District. This building has just gone through substantial improvements: new wrap around exterior siding, freshly painted, and the parking lot repaved. Located in a quiet neighborhood with access to major thoroughfares, it's the perfect owner/user space for trades, supply and distribution and light manufacturing. The offices, full kitchen and break room allow for plenty of room for a small team to grow. The mezzanine overlooks the entire warehouse space available and is currently used for storage.

HIGHLIGHTS

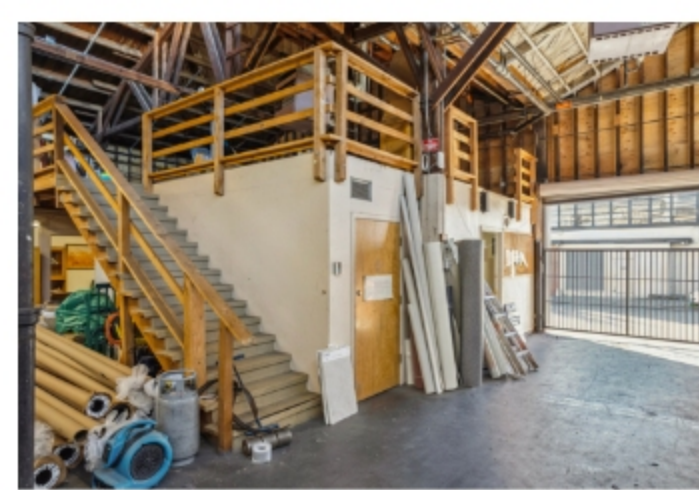
- Located conveniently between the Bayshore Blvd. and 3rd St. corridors
- Minutes from HWY 101
- (2) Dock high doors (1 electric)
- (2) Man doors
- Full kitchen/breakroom
- (3) Offices
- +/- 1000 SF Mezzanine
- (2) Full size bathrooms
- Full sprinkler system throughout
- Alarm system and monitoring
- (3) industrial gas heaters
- Zoned M-1 Light Industrial
- Parking lot with (3) designated spaces within a secured area



NEARBY BUSINESSES

- 1. East Star Building Supply
- 2. Foods Co.
- 3. San Francisco Police Dept. Bayview Headquarters
- 4. Walgreens (0.5 mi)
- 5. Extra Space Storage (0.3 mi)
- 6. Lowe's (1.1 mi)
- 7. San Francisco General Hospital (2.5mi)
- 8. San Francisco International Airport (10 mi)

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CaIDRE #02134436

FOR MORE INFORMATION

DANIELLA DEVINE

DRE#02225071
DANIELLA.DEVINE@PDF-
USA.COM

PAUL FRANK

DRE#01112160
PAUL@PDF-USA.COM



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