

FREE STANDING BUILDING FOR SALE

OFFER SUMMARY

PRICE: UNPRICED (Call with Offers)

BUILDING: ±6,890 SF

LOT: ±29,721 SF

PARKING LOT: 41 STALLS

198 E 14th St,
San Leandro, CA 94577

John Dunning
510-622-8435
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LIC: #02024892



198 E. 14TH STREET

Property Summary

Bldg	6,890 SF
Lot	27,721 SF
Single Level Free Standing Highly Visible Corner Lot with 2 Curb Cuts	
Flexible City of San Leandro	
NA-2 Zoning	2.08.248 NA-2 District-Use Regulations

Property Highlights

Move-In Ready!
Dropped T-Bar Ceiling
Fully Fire Sprinklered and Monitored
Parking (39) Stalls + (3) ADA Stalls: (41) Total Stalls
Highly Visible Corner Lot with 2 Curb Cuts
Power – 600 AMPS/ 3 Phase / 240 Volts
(1) Grade Level Roll-Up Door
(4) ADA Restrooms
(1) In-Floor Scale
(2) Kitchenettes
Employee Lockers

Property Demographics

380k Population (5-miles)
\$107k HH Income (5-miles)
ADT: 10,071 vehicles



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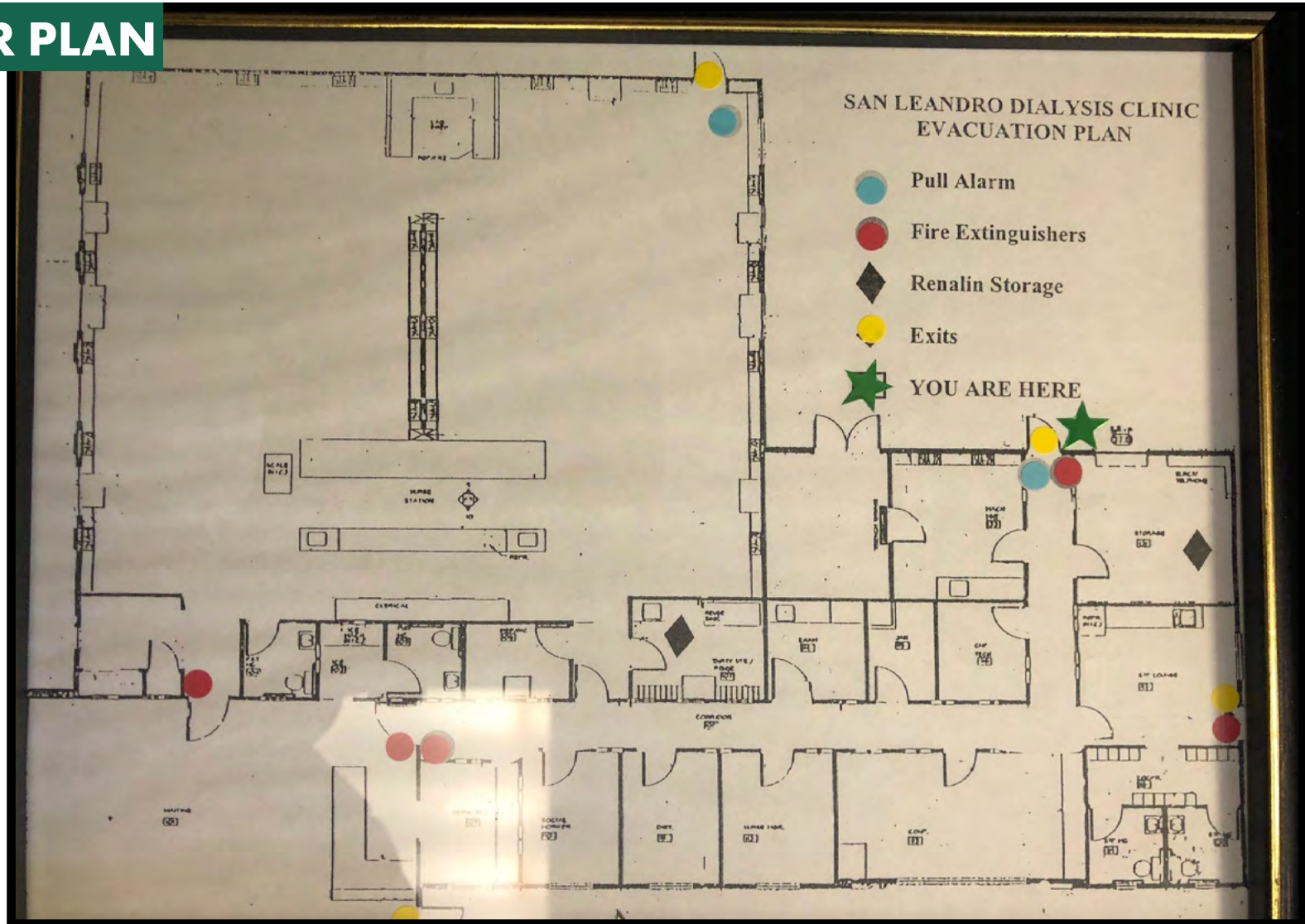


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FLOOR PLAN



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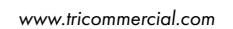
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AS BUILT



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