



LOCKEHOUSE

PCCP 

 **Patson
Companies**

1440 CHAPIN AVENUE

BURLINGAME, CALIFORNIA

±4,639 SF AVAILABLE FOR LEASE

SEEKING BANKS, CREDIT UNIONS, FINANCIAL SERVICES, & RETAIL
FOR CLASS A BUILDING IN DOWNTOWN BURLINGAME

1440 CHAPIN AVE.
BURLINGAME, CALIFORNIA



ABOUT BURLINGAME

Downtown Burlingame is one of top retail trade areas in San Mateo County, California. With exceptional demographics and a fantastic customer base, the submarket is a destination for area locals and a regional draw for dining & shopping. Along with great retail, the area office density is increasing with several major projects both in the downtown core and surrounding areas.

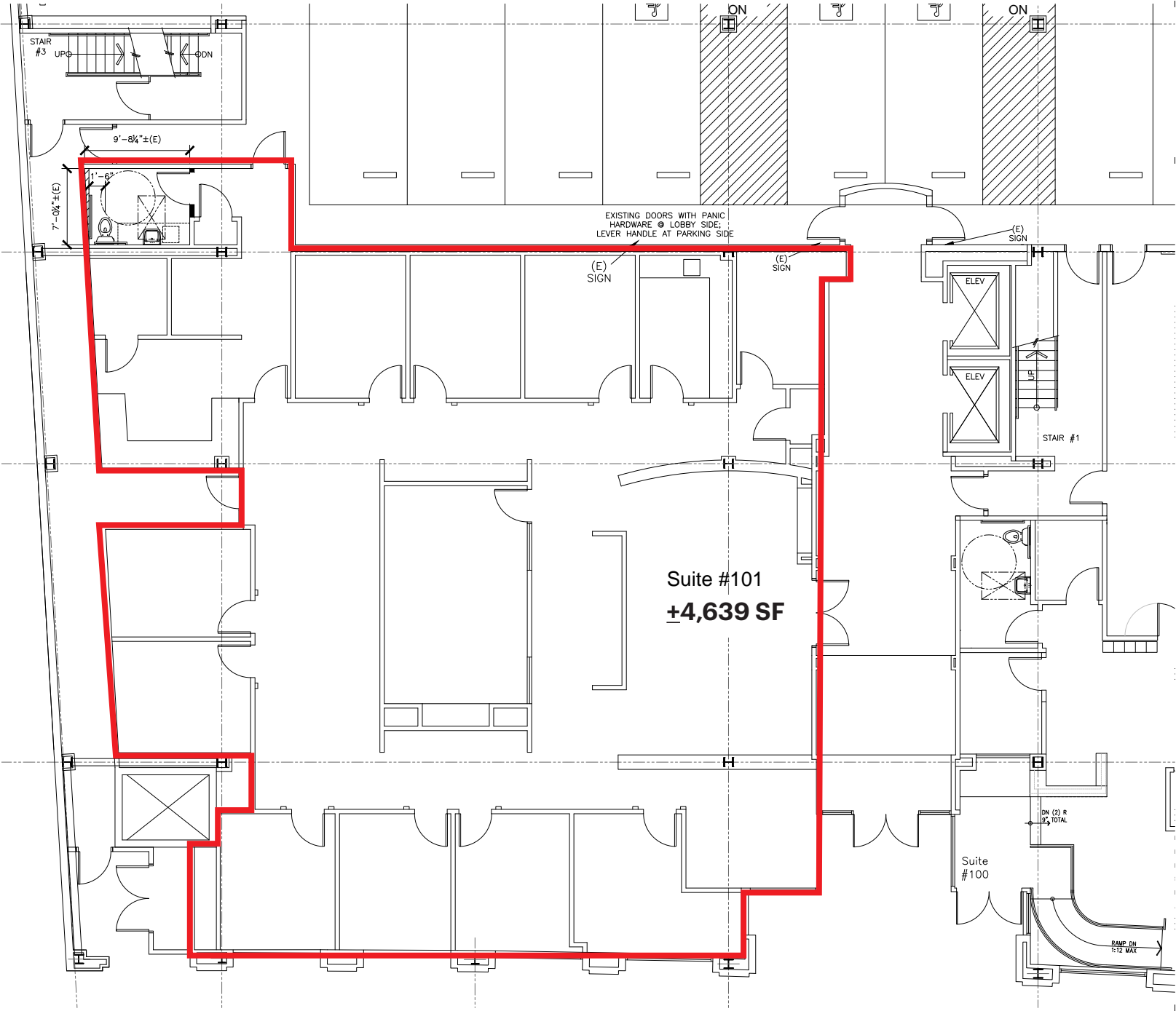
LOCATION DESCRIPTION

1440 Chapin Avenue is a 3 story, 44,182 SF Class A Office Building. Building Co-Tenants include: First American Title, Pure Barre, Compass, and Alain Pinel Realtors. The building is centrally located between Bank of America, City National Bank, Tandem Capital, Chase Bank, Chicago Title & Fidelity National Title and sits directly across the street from highly trafficked Molly Stone's Market and BevMo. Ample onsite parking is available to tenants at 1440 Chapin Avenue.

PROPERTY PROFILE



AVAILABLE SPACE	4,639 SF	
TRAFFIC COUNT	Chapin Avenue	2,949 VPD
	El Camino Real	21,898 VPD
	Primrose Road	1,577 VPD
ASKING RENT	Contact Agent	
NNN EXPENSES	Contact Agent	
PROPERTY HIGHLIGHTS	<ul style="list-style-type: none"> • Prime Downtown Burlingame Location • High Visibility, Excellent Frontage • 2nd Generation Bank Space with Walk-Up ATM in Place • Private Restroom in Suite • Customer Parking Available On Premises • 155 Onsite Parking Stalls 	





MARKET AERIAL

OLD REPUBLIC TITLE	JANIE AND JACK	Copenhagen Bakery & Cafe	amazon 4-star	ACE Hardware	The Lash Bar	pet food express
PAPYRUS	francesca's COLLECTIONS	Massage Envy SPA	KUPPER	VANS	BANANA REPUBLIC	
Love Cheri	kate spade NEW YORK	Yves Delorme PARIS	ATHLETA	Peets COFFEE	lululemon	
bluemercury	la vie	POTTERY BARN	SEPHORA	ups	Starbucks	Apple

Sakae SUSHI & GRILL	Tea Plus Noodle	NUANCE DESIGN JEWELERS	CALIFORNIA CLOSETS Life Line Interiors
BASECAMP Fitness	CHEVROLET	LIMÓN ROTISSERIE	BARRELHOUSE
FLIGHTS	THE CROWN	Kerns	All Fired Up A Plant Your Own Pottery Place
HONDA	STACKS	La Corneta TAQUERIA	Starbucks
calico	Farm & Vine American Bistro	Fin Little Bakeshop	BLUE LINE PIZZA
I PRIVÉ SUSHI - SAKÉ - SPIRITS	SALTYARD Restaurant & Bar	T pumps Good Food For Adults	

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WELLS FARGO HOME MORTGAGE	Sixto's authentic Mexican Cuisine	OLIVA del Mediterraneo with Organic Olive Oil
Stella Alpina Osteria	Bank of America	Barracuda Sushi
COLDWELL BANKER	CHICAGO TITLE	BevMo!
		PIZZERIA DELFINA
		UNITED STATES POSTAL SERVICE

COMPASS First American Title Insurance Company	
pure barre	ALAIN PINEL

CITY NATIONAL BANK AN RBC COMPANY	
Bank of America	

Walgreens	SAFeway
Starbucks	usbank
WELLS FARGO	Great Clips
IKIE'S	GNC
FIVE GUYS BURGERS and FRIES	

CHAPIN AVE - 2,949 VPD

BURLINGAME AVE - 6,466 VPD

HOWARD AVE - 1,734 VPD

LORTON AVE - 2,492 VPD

CALIFORNIA DR - 6,819 VPD

EL CAMINO REAL - 21,898 VPD





POPULATION	1 MILE	3 MILES	5 MILES
	24,714	108,272	213,774



ESTIMATED AVERAGE HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
	\$202,782	\$220,753	\$209,982



HOUSEHOLD INCOME DISTRIBUTION	1 MILE	3 MILES	5 MILES
	3,635	15,328	29,346



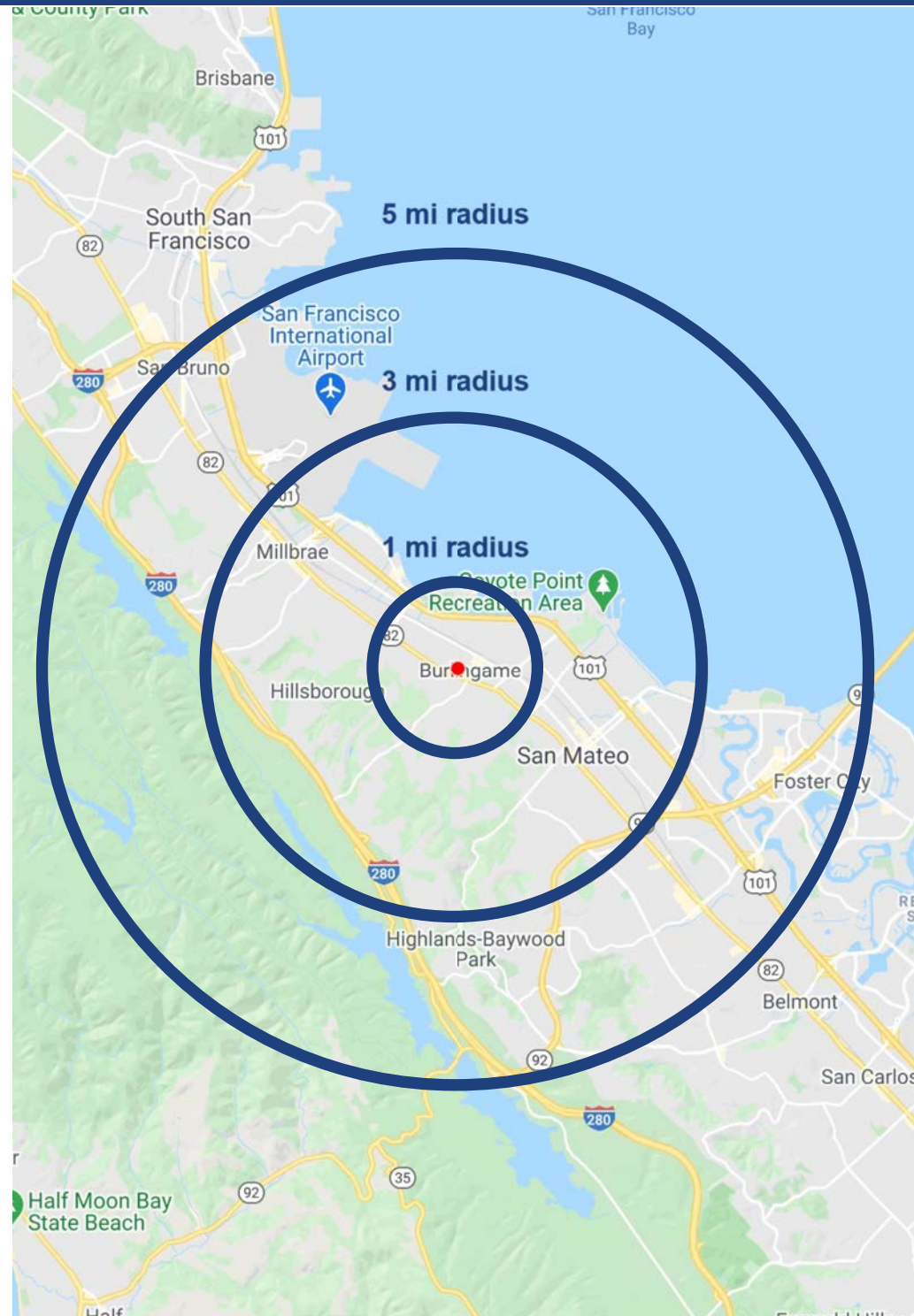
MEDIAN HOME VALUE \$1,000,000 or More	1 MILE	3 MILES	5 MILES
	788	4,261	11,591

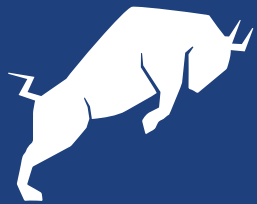


COLLEGE DEGREE BACHELOR DEGREE OR HIGHER	1 MILE	3 MILES	5 MILES
	12,380	47,863	92,929



TOTAL RETAIL EXPENDITURES	1 MILE	3 MILES	5 MILES
	\$4,673	\$5,043	\$4,823





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