

COMMERCIAL CONDO FOR SALE

939 LAUREL STREET, SAN CARLOS

±3,666 SQUARE FEET

Also Available
FOR LEASE

939

 **Newmark
Knight Frank**

ROGER OSER 650.358.5262 ♦ ros@ngkf.com ♦ CA RE License #00826289

PROJECT highlights



Unit Includes:

- Reception
- Private Offices
- Conference Rooms
- Kitchen
- Private Restrooms
- Thirteen (13) Exclusive Secured Parking Spaces at Rear
- Common Area Restrooms
- Sprinklers Throughout



Ground Floor of Building is Commercial Condominiums, Balance is Residential Condominiums



Currently Entirely Leased to Juntos through December 31, 2020 at approximately \$10,000 NNN per Month (i.e. Suites 101, 102, 103) (Rent shall increase approximately 3% January 1, 2020. No Extension Options)



Investment and/or Owner-User Opportunity (i.e. Three Commercial Units)



Abundant Street Parking



PD-1 Planned Development Zoning (e.g. General Office, Medical, Dental, Retail, Banks, Financial Institutions)

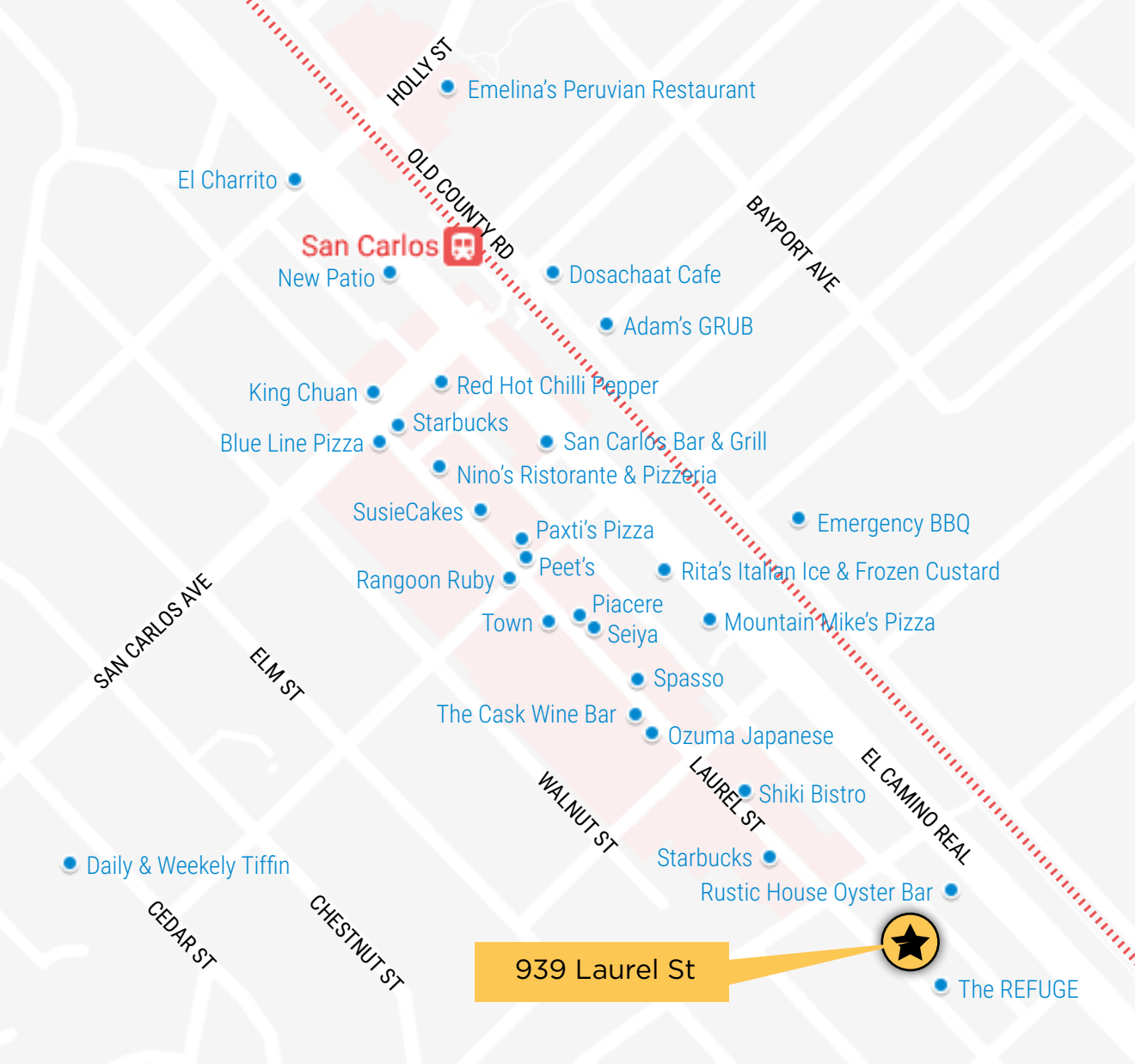


APN: 113-700-010; 113-700-020; 113-700-030



Asking Price: \$2,795,000





LOCATION highlights



Great Laurel Street Location



Surrounded by Numerous Nearby Tenants Including Fidelity Title Insurance, Refuge, Rustic House, The Office, Starbucks, Ozuma, Trader Joes, Home Depot, and Chase Bank



Only 0.6 Miles to San Carlos Caltrain Station





PRIVATE OFFICES



SECURED PARKING



OPEN OFFICE



KITCHEN

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San Mateo, CA 94403

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