



FOR SALE
CORNER RETAIL BUILDING
HIGH TRAFFIC / CLOSE TO HWY 80
RICHMOND

LOCATION: 12380 San Pablo Avenue, Richmond, California. Located at the signalized intersection of San Pablo Ave and Roosevelt Ave. The intersection also includes off and on ramps to HWY 80 located directly in front of building. Approximately 225 feet of total frontage: 125 feet of frontage on San Pablo Ave; and 100 feet of frontage on Roosevelt Ave. Located in the same block as Kentucky Fried Chicken, Long John Silvers, and Subway. Also within several blocks of Safeway, Home Depot, Wendy's, Target, and many more national and local retailers.

BUILDING: Approximately 6,696 square feet.

LAND: Approximately 11,938 square feet.

PARKING: 6,272 square feet.

DESCRIPTION: Attractive building in very hi-traffic area. Former auto showroom building, +/-5,666 s.f. on ground floor and second floor office of +/-1,030 s.f. Adjacent paved parking lot of approximately 6,272 s.f. Very high ceilings. Expansive showroom windows. Building appears to be in very good condition and would be great for many types of retail uses. (All square footages are approximate and must be verified by buyer.)

AVAILABILITY: Building is currently vacant. Great for owner user or possibly for an investor willing to re-tenant.

ZONING: General Commercial (retail, office, etc). Currently an automobile showroom with potential for garage repair facility

PRICE: \$700,000.

CONTACT

Roger Mills

(510) 450-1424

CA DRE License: 00969403

rmills@mrecommercial.com

www.mrecommercial.com



ONLINE LINKS

[Satellite](#) | [Map](#) | [Business Finder](#)

ALSO AVAILABLE

See [12300 San Pablo Avenue](#), 50 feet away.