



# FOR SALE

## WEST BERKELEY WAREHOUSE

### SIZE

6,700± sq.ft.

Concrete block building

### OFFERED AT

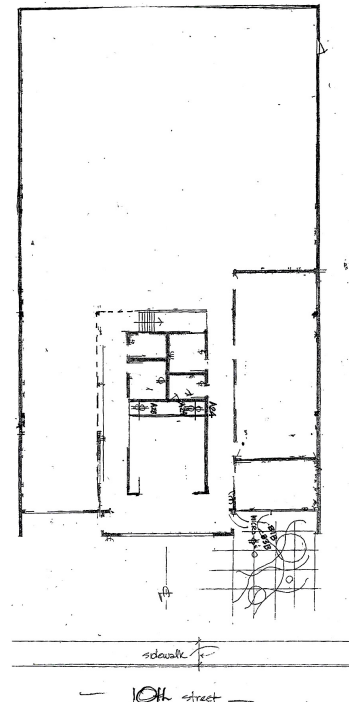
\$1,950,000.00

### PROPERTY HIGHLIGHTS

- Highly improved clear-span steel truss warehouse
- Off-street parking
- 200 amps 3 phase and 200 amps single phase power
- Two roll-up doors
- New roof, skylights, and insulated ceiling
- Kitchen/breakroom, four restrooms
- Conference room, storage and large room
- Heavy duty pallet racking available
- Pallet racking, forklift, and pallet jack
- Updated lighting
- Server room
- Short walk to West Berkeley Bowl, San Pablo Ave. and BART Shuttle route

### LOCATION

2734 / 2738 Tenth Street  
Between Grayson and Pardee



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