

FOR SALE			
LOCATION	SIZE	PRICE	NOTES
815 Palm San Luis Obispo	2,078 SF	PRICE REDUCED \$895,000 \$995,000	An iconic two story structure in SLO's Chinatown, adjacent to the Palm Theatre. The property is outfitted as a restaurant. This location is in the heart of downtown San Luis Obispo, just down the block from Hotel SLO and steps from Mission Plaza. There is a large parking garage directly across from the building. This is an opportunity to own a piece of San Luis Obispo history in a wonderful location.
870 Osos San Luis Obispo	1,418 SF	\$850,000	Located directly across from City Hall, this freestanding office building has excellent exposure and on-site parking.
ACTIVE UNDER CONTRACT			
1312 Santa Rosa San Luis Obispo	1,100 SF	\$575,000	SOLD
202 Tank Farm San Luis Obispo	Building C: 3,200 SF	\$1,095,000	SOLD
1400 Madonna San Luis Obispo	7,614 SF	\$2,950,000	SOLD
862 Meinecke San Luis Obispo	#202: 1,701 SF	\$690,000	SOLD
FOR LEASE - RETAIL			
LOCATION	SIZE	PRICE	NOTES
1409 Monterey San Luis Obispo	2,130 SF	Inquire	A well-located CR zoned suite in the heart of the upper Monterey Street business district. The CR zone allows for many uses, including retail, restaurant, office, and fitness uses. Owner is willing to provide an improvement allowance subject to a tenant's offering terms.
1033 Chorro San Luis Obispo	2,199 SF	\$5,500/Month, Gross	Formerly the Barrelhouse Brewery taproom, this subterranean suite with a Chorro Street storefront is an excellent opportunity for someone looking to open a business in the heart to San Luis Obispo just steps from Mission Plaza.
765 Foothill San Luis Obispo	6,000-18,036 SF (Landlord will demise the space)	\$1.85/SF, NNN	Foothill Plaza completed a renovation that positions this location as the prominent shopping center on the north end of San Luis Obispo, including close proximity of California Polytechnic State University ("Cal Poly") with over 20,000 students and faculty. Highway 1 and 101 provide convenient access to all of San Luis Obispo. A unique opportunity to capture an existing drug anchor location with 30+ years of strong sales.
3594 Broad San Luis Obispo	#102: 670 SF	\$2,600/Month, plus utilities	Salon space with some fixtures and furniture included.
3240 Broad San Luis Obispo	#120: 700 SF	\$2.75/SF, NNN (55¢)	An end cap unit with excellent exposure in a vibrant commercial complex.
3230 Broad San Luis Obispo	#110: 2,010 SF	\$2.25/SF, NNN (55¢)	A well-located retail space in a vibrant commercial center at the corner of Broad and Orcutt.
3480 S. Higuera San Luis Obispo	#100: 2,017 SF	\$1.95/SF, Gross	LEASED
3000 Broad San Luis Obispo	#209: 1,490 SF	\$1.45/SF, NNN	LEASED
3000 Broad San Luis Obispo	#104: 2,363 SF	\$1.70/SF, NNN	LEASED

3592 Broad San Luis Obispo	#106: 656 SF	\$1,750/Month, Gross	LEASED
FOR LEASE - OFFICE			
LOCATION	SIZE	PRICE	NOTES
1250 Peach San Luis Obispo NEW	#C: 930 SF	\$2,500/Month, Gross	This handsomely remodeled suite features a reception area; a kitchenette and bathroom; a deck with views of San Luis Mountain; and two offices with separate entrances. The suite is located in a peaceful neighborhood in the coveted Fremont Medical Center, with its beautiful trees and lush landscaping. Conveniently near freeway access and downtown, the stylish and professional suite has ample parking. A must-see.
599 Higuera San Luis Obispo	#H: 1,281 SF	\$1.65/SF, NNN (50¢)	The building is located in the heart of Downtown San Luis Obispo, on the corner of Higuera & Nipomo Streets. The building's CA Mission design and on-site parking (suite H comes with one parking space) make it a unique offering in San Luis Obispo. The suites are available in their current turn-key condition including private offices and kitchenette.
709 Fiero San Luis Obispo NEW	16,081 SF	\$1.65/SF, NNN (37¢)	This suite consists of several private offices, two large meeting rooms, three sets of restrooms, and ample on-site parking.
364 Pacific San Luis Obispo NEW	1,432 SF	\$2.45/SF, Gross	A ground floor suite with on-site parking, a private office, open work spaces and a conference room. Excellent freeway access and a short walk to the downtown core.
846 Higuera San Luis Obispo	#5: 560 SF	\$1,550/Month, Gross	SMALL OFFICE SPACE AVAILABLE!!! Private second floor offices available in a landmark building, located in Downtown San Luis Obispo.
846 Higuera San Luis Obispo	#13: 250 SF	\$550/Month, Gross	SMALL OFFICE SPACE AVAILABLE!!! Private second floor offices available in a landmark building, located in Downtown San Luis Obispo.
762 Higuera San Luis Obispo	1,212 SF 1,556 SF 2,768 SF	\$2.50/SF, Gross	Amazing downtown second floor office and overlooking the intersection of Higuera and Garden. Brick walls, operable casement windows, marble countertops in kitchen and bathroom, and a gorgeous sun-filled atrium. Units can be combined with the adjacent offices. Tenant pays separately metered utilities.
3000 Broad San Luis Obispo	#217: 1,698 SF	\$1.45/SF, NNN	Second floor with excellent parking. Space has three private offices, open space, and kitchen area. The space is in very good condition with brand new paint and carpet.
1409 Monterey San Luis Obispo NEW	2,130 SF	Inquire	A well-located CR zoned suite in the heart of the upper Monterey Street business district. The CR zone allows for many uses, including retail, restaurant, office, and fitness uses. Owner is willing to provide an improvement allowance subject to a tenant's offering terms.
1411 Marsh San Luis Obispo NEW	#101: 936 SF	\$1.75/SF, NNN (67¢)	The Marsh Street Pavilions is a multi-tenant, elevator served, office building with subterranean parking. The available suite is a recently renovated, freestanding space that fronts Marsh Street, and comes with two reserved parking spots.
1326 Chorro San Luis Obispo NEW	L1: 312 SF	\$1,300/Month, Gross	Spacious first floor office available in a stunning mid-century freestanding office building in the heart of downtown San Luis Obispo. Reception area, shared conference room, restroom, potential storage, and on-site parking. All utilities (plus Wi-Fi) included.
1326 Chorro San Luis Obispo NEW	LL: 328 SF	\$1,300/Month, Gross	Spacious lower-level office available in a stunning mid-century freestanding office building in the heart of downtown San Luis Obispo. Very private space with transom windows. Shared conference room, restroom, potential storage, and on-site parking. All utilities (plus Wi-Fi) included.

3701 S. Higuera San Luis Obispo	#100: 2,600 SF	\$1.75/SF, NNN (65¢)	Professional office space in the Granada Building. The ground floor end suite has a hardwood floor reception area, conference room, two large private restrooms, a large open work area, five private offices, an IT room, storage room, kitchen and seven parking spaces.
899 Pacific San Luis Obispo NEW	#100: 3,635 SF #120: 1,297 SF #130: 1,917 SF	\$2.50/SF, NNN (70¢)	Three newly remodeled suites in the heart of downtown San Luis Obispo with on-site parking.
3220 S. Higuera San Luis Obispo NEW	#310: 1,323 SF	\$2.75/SF, Full Service Gross	A recently remodeled suite with five private offices and a break room. The suite includes access to a community conference room. Plentiful on-site parking and includes utilities and en-suite janitorial.
3220 S. Higuera San Luis Obispo NEW	#205: 1,495 SF	\$2.75/SF, Full Service Gross	A recently remodeled suite with three private offices and a reception/intake office. This suite includes access to both a community conference room and a community break room. Plentiful on-site parking and includes utilities and en-suite janitorial.
81 Higuera San Luis Obispo NEW	#280: 2,601 SF	\$1.90/SF, Gross	An elevator served second floor office suite consisting of three private offices, a conference room, and two large open work areas. There is a break room kitchenette as well. The Pacific Coast Center is a centrally located commercial center at the intersection of Madonna Road & S. Higuera Street.
75 Higuera San Luis Obispo NEW	#220: 2,180 SF	\$1.75/SF, Gross	The "Bridge" Suite at the Pacific Coast Center spans the entrance and has fantastic exposure and natural light. The suite is mostly open and can function as anything from an office to a fitness studio. Its open floor plan and windows make this suite unique to San Luis Obispo. The Pacific Coast Center is in a centrally located commercial center at the intersection of Madonna Rd & S. Higuera St. It is located at a signalized intersection and freeway access is very good.
3594 Broad San Luis Obispo NEW	#102: 670 SF	\$2,600/Month, plus utilities	Salon space with some fixtures and furniture included.
570 Marsh San Luis Obispo	1,028 SF	\$2.95/SF, Gross	Fantastic Marsh Street visibility. This newly remodeled freestanding building has three private offices, an open work area, a kitchenette, and a front porch. Situated adjacent to the redwoods of the Jack House and Gardens. Two on-site parking spaces.
3240 Broad San Luis Obispo	#120: 700 SF	\$2.75/SF, NNN (55¢)	An end cap unit with excellent exposure in a vibrant commercial complex.
3050 Broad San Luis Obispo	#101: 8,616 SF	\$1.30/SF, NNN	Contains approximately 4,000 SF of office space, a 4,616 SF warehouse and shop area and a 1,200 SF bonus storage mezzanine.
406 Higuera San Luis Obispo NEW	4,453 SF	\$2.15/SF, NNN (55¢)	Located in the Promontory at Higuera and Marsh. 11 private offices, conference room, reception, break room, file room, deck, operable windows, lots of natural light. This is a fantastic move-in condition office suite with ample parking in a stellar location.
71 Zaca San Luis Obispo	#140: 1,350 SF	\$1.95/SF, Gross	LEASED
285 South San Luis Obispo	#I: 2,000-3,500 SF	\$1.98/SF, Modified Gross	LEASED
1457 Marsh San Luis Obispo	#200: 1,250 SF	\$1.95/SF, Gross	LEASED
265 South San Luis Obispo	#A: 1,690 SF	\$1.98/SF, Modified Gross	LEASED
3380 S. Higuera San Luis Obispo	6,451 SF	\$1.95/SF, NNN	LEASED
3426 Empresa San Luis Obispo	#100: 3,861 SF	\$1.45/SF, NNN (45¢)	LEASED

2231 Broad San Luis Obispo	958 SF	\$1,800/Month, Gross	LEASED
285 South San Luis Obispo	#P: 3,000 SF	\$2.00/SF, Modified Gross	LEASED
846 Higuera San Luis Obispo	#7: 320 SF	\$950/Month, Gross	LEASED
846 Higuera San Luis Obispo	#12		LEASED
846 Higuera San Luis Obispo	#1: 220 SF	\$550/Month, Gross	LEASED
408 Higuera San Luis Obispo	3,025 SF	\$2.15/SF, NNN (55¢)	LEASED
860 Walnut San Luis Obispo	#B: 1,100 SF	\$2,595/Month, Gross	LEASED
846 Higuera San Luis Obispo	#10: 280 SF	\$600/Month, Gross	LEASED
355 Pacific San Luis Obispo	2,390 SF	\$2.15/SF, NNN (35¢)	LEASED
71 Zaca San Luis Obispo	#120: 2,355 SF	\$1.90/SF, Gross	LEASED
599 Higuera San Luis Obispo	#A: 1,487 SF	\$2.85/SF, NNN (50¢)	LEASED
FOR LEASE - MEDICAL OFFICE			
LOCATION	SIZE	PRICE	NOTES
1551 Bishop San Luis Obispo	#110: 3,209 SF	\$2.75/SF, NNN	A well-appointed medical office suite in turnkey condition. The complex has plentiful parking for medical uses.
100 Casa San Luis Obispo	#D3: 1,300 SF	\$3.45/SF, Gross	LEASED
1223 Higuera San Luis Obispo	#203: 1,010 SF	\$2.50/SF, NNN	LEASED
FOR LEASE - INDUSTRIAL/WAREHOUSE			
LOCATION	SIZE	PRICE	NOTES
830 Ricardo San Luis Obispo	3,500 SF	\$4,600/Month, net	Clean building with offices, high ceilings, overhead door, excellent power, and parking. Office area has reception area and three private offices. 3,500 Square Feet (2,900 SF ground floor + 600 SF mezzanine)
859 Ricardo San Luis Obispo	3,200 SF	\$1.35/SF, NNN (33¢)	The space has twelve on-site parking spaces, a restroom, a shower, a large private office, a roll-up door, and a warehouse with skylights.
NEW			
254 Granada San Luis Obispo	10,674 SF	\$1.30/SF, Gross	The space has a grade level door and high ceilings.
NEW			
3050 Broad San Luis Obispo	#101: 8,616 SF	\$1.30/SF, NNN	Contains approximately 4,000 SF of office space, a 4,616 SF warehouse and shop area and a 1,200 SF bonus storage mezzanine.
4106 Vachell San Luis Obispo	4,000 SF	\$5,500/Month, Gross	LEASED