



## The Service Station

1100 W 11th St, Tracy, CA 95376



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ARS Commercial

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# The Service Station

Upon Request

For more information visit:

<https://www.loopnet.com/Listing/1100-W-11th-St-Tracy-CA/14193122/>



Rental Rate:	Upon Request
Property Type:	Retail
Property Sub-type:	Auto Repair
Gross Leasable Area:	7,350 SF
Year Built:	1982
Walk Score ®:	80 (Very Walkable)
Transit Score ®:	10 (Minimal Transit)
Rental Rate Mo:	Negotiable



### 1st Floor Ste D

Space Available	1,571 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	Negotiable
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable

Previous Office Space User but zoned GHC - General Highway Commercial. Great Street viability on busy 11th Street!

## Major Tenant Information

Tenant	SF Occupied	Lease Expired
Tax Path	1,750	
The ServiceStation	3,850	
Tracy Test Only	1,750	

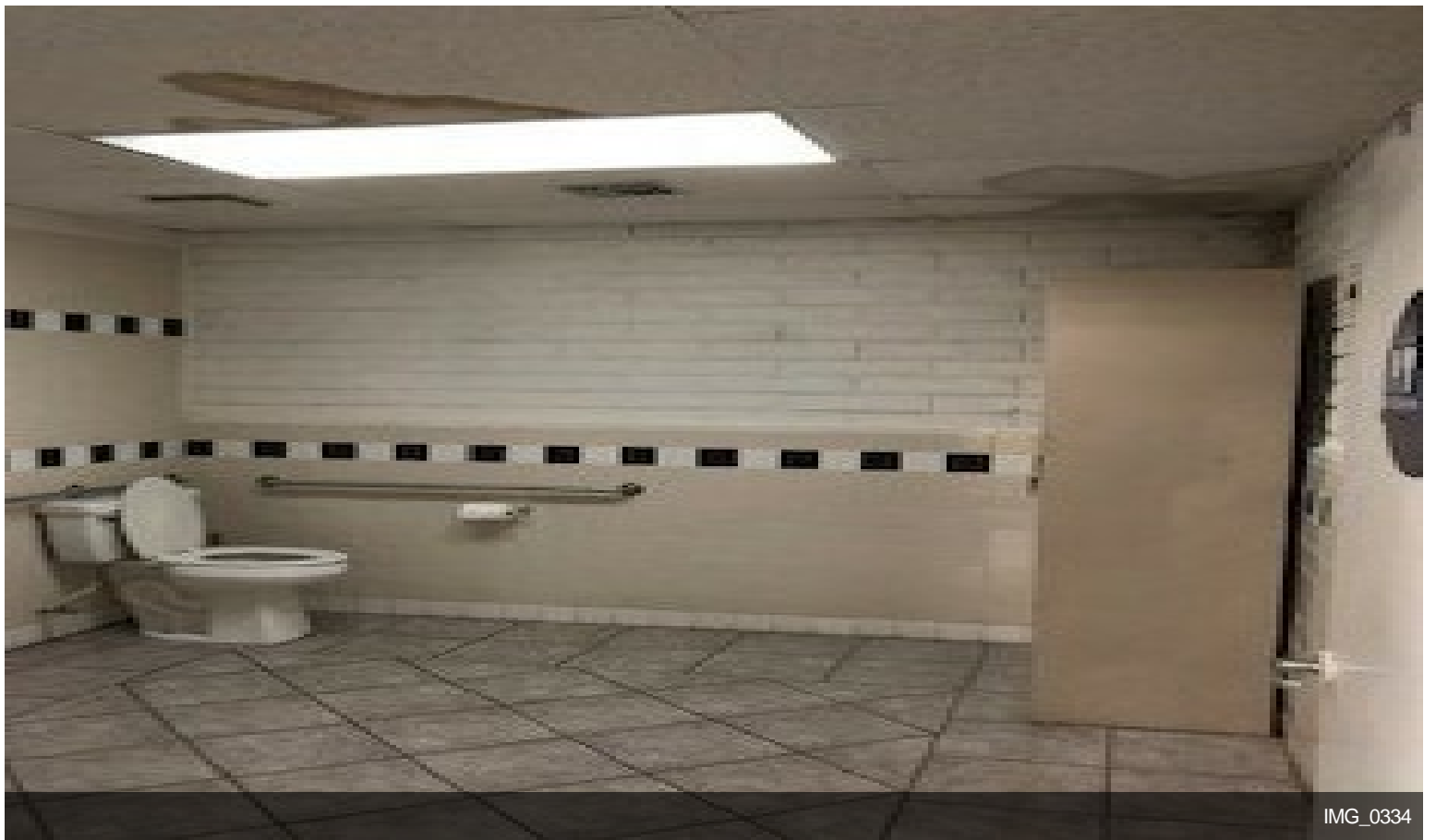


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# Property Photos



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IMG\_0334

# Property Photos



IMG\_0336



IMG\_0337

# Property Photos

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