



Colliers

For Sale or Lease

Owner/User or Redevelopment Opportunity

Restaurant Building ±8,438 SF on ±1.58 Acres

7400 San Ramon Road | Dublin, CA

Contact Brokers

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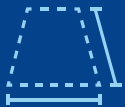
Overview

Downtown Dublin Location

Pricing: Price: \$3,595,000
Rent: \$2.50/sf NNN



Highlights



±8,438 SF on
±1.58 Acres



Ample parking
88 parking spaces



Monument
signage



Built in 1988



Remaining FF&E
included



View Details in the:
[Downtown Dublin
Specific Plan »](#)

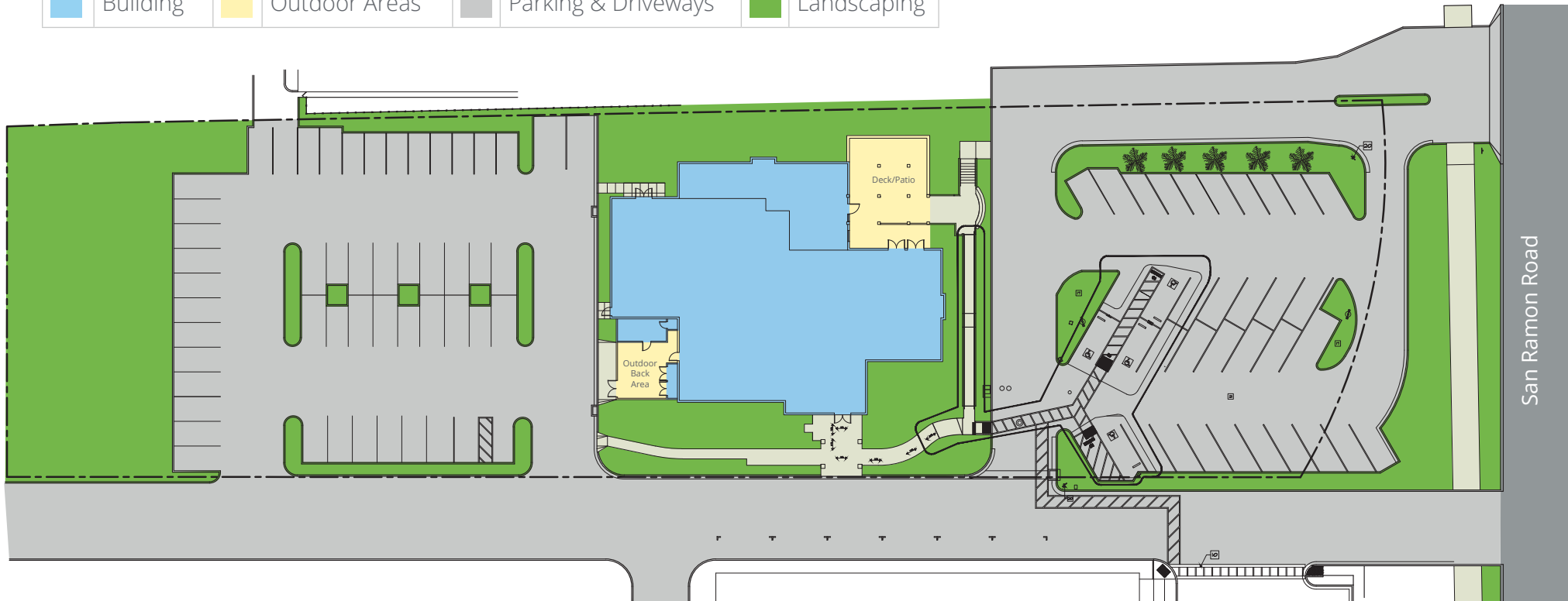
Zoning: Retail District

*Retail, Health Services and Office Permitted.
Drive thru/Drive in and Auto Service
and Sales permitted with CUP*

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Site Plan

	Building		Outdoor Areas		Parking & Driveways		Landscaping
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Floor Plan

As-Built Floor Plan

*Floor Plan does not reflect
configuration changes since
construction in 1988

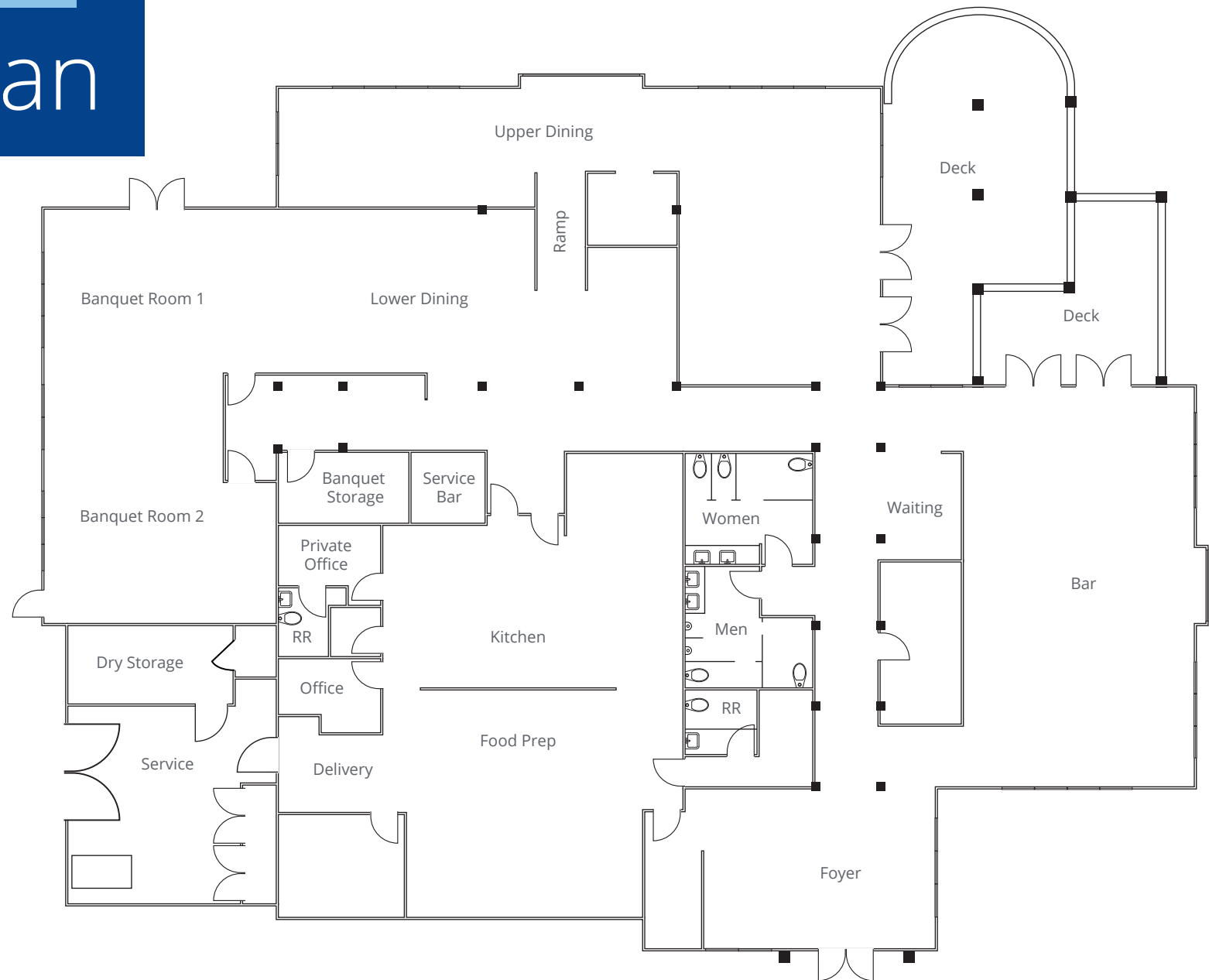
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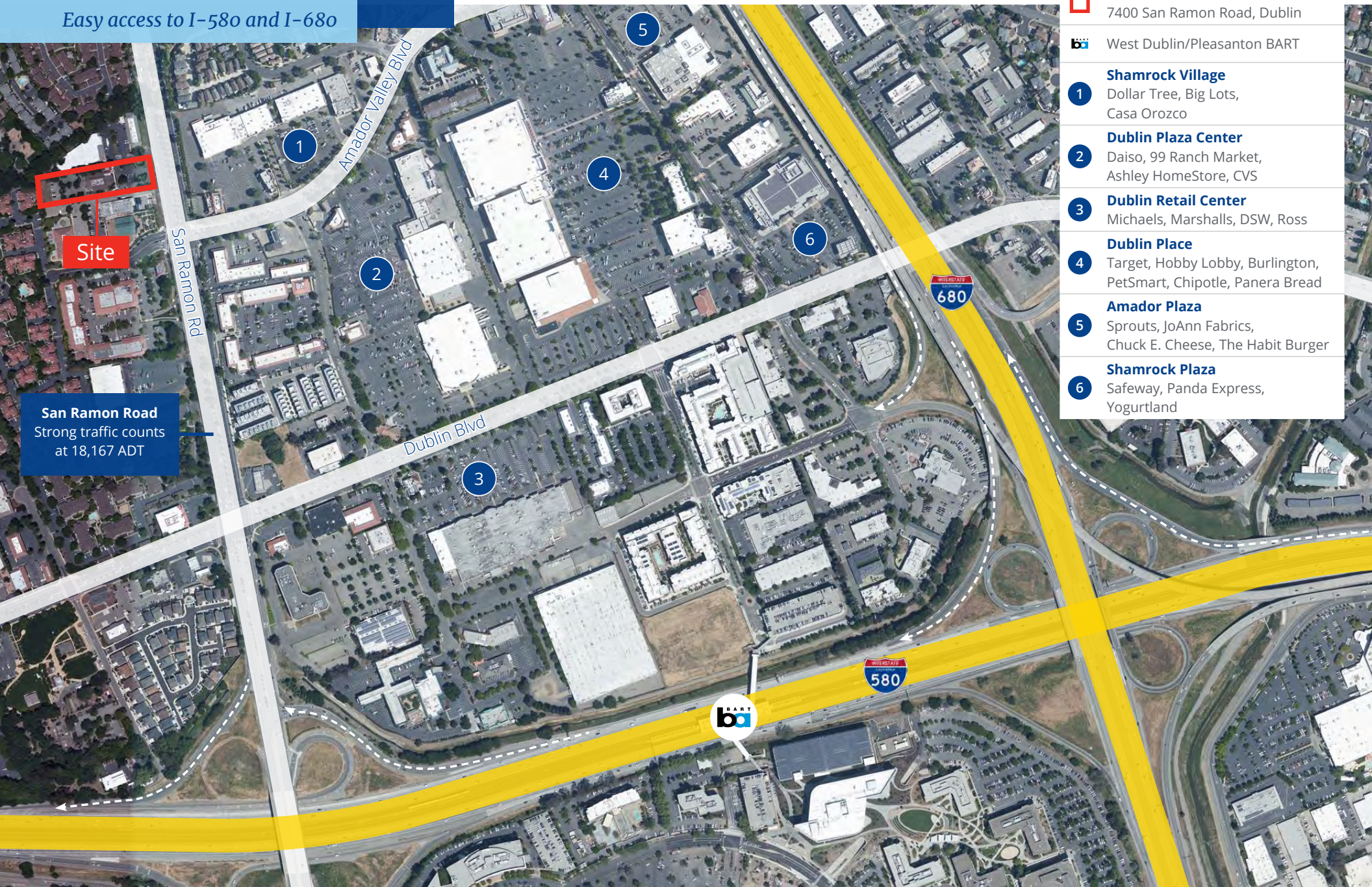
7400 San Ramon Road | Dublin

Photo Gallery



Location Overview

Easy access to I-580 and I-680



Site

San Ramon Road
Strong traffic counts
at 18,167 ADT

In the Neighborhood

-  **Site**
7400 San Ramon Road, Dublin
-  West Dublin/Pleasanton BART
- Shamrock Village**
 - 1** Dollar Tree, Big Lots, Casa Orozco
- Dublin Plaza Center**
 - 2** Daiso, 99 Ranch Market, Ashley HomeStore, CVS
- Dublin Retail Center**
 - 3** Michaels, Marshalls, DSW, Ross
- Dublin Place**
 - 4** Target, Hobby Lobby, Burlington, PetSmart, Chipotle, Panera Bread
- Amador Plaza**
 - 5** Sprouts, JoAnn Fabrics, Chuck E. Cheese, The Habit Burger
- Shamrock Plaza**
 - 6** Safeway, Panda Express, Yogurtland



Aerial Overview

Within the regional retail market area.

Area Overview

High growth area near major employment centers



Learn more about Dublin
Development Projects »

Significant Businesses in the Dublin/Pleasanton Area



Demographics

	1 Mile	3 Miles	5 Miles
 Total Population	14,592	68,522	192,925
 Daytime Population	18,216	75,732	210,018
 Total Households	5,178	24,252	65,588
 Median HH Income	\$138,883	\$152,450	\$160,397
 Per Capita Income	\$60,663	\$64,717	\$65,553
 Total Businesses	1,445	4,060	8,838
 Total Employees	11,944	41,219	107,594
 % Service Employees	11%	9%	8%

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