

1331 Old County Road Belmont, CA

Transit Oriented/Office/Warehouse
Flex Unit For Lease

- ±2,000 total square feet
- ±1,400 square foot office
- ±600 square foot warehouse
- Nice two-story office build-out
- 18' warehouse clear height
- One grade-level door
- 5 minute walk to Belmont Caltrain Station
- Off street parking
- Asking price: \$2.45 PSF gross

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Colliers

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Property Photos



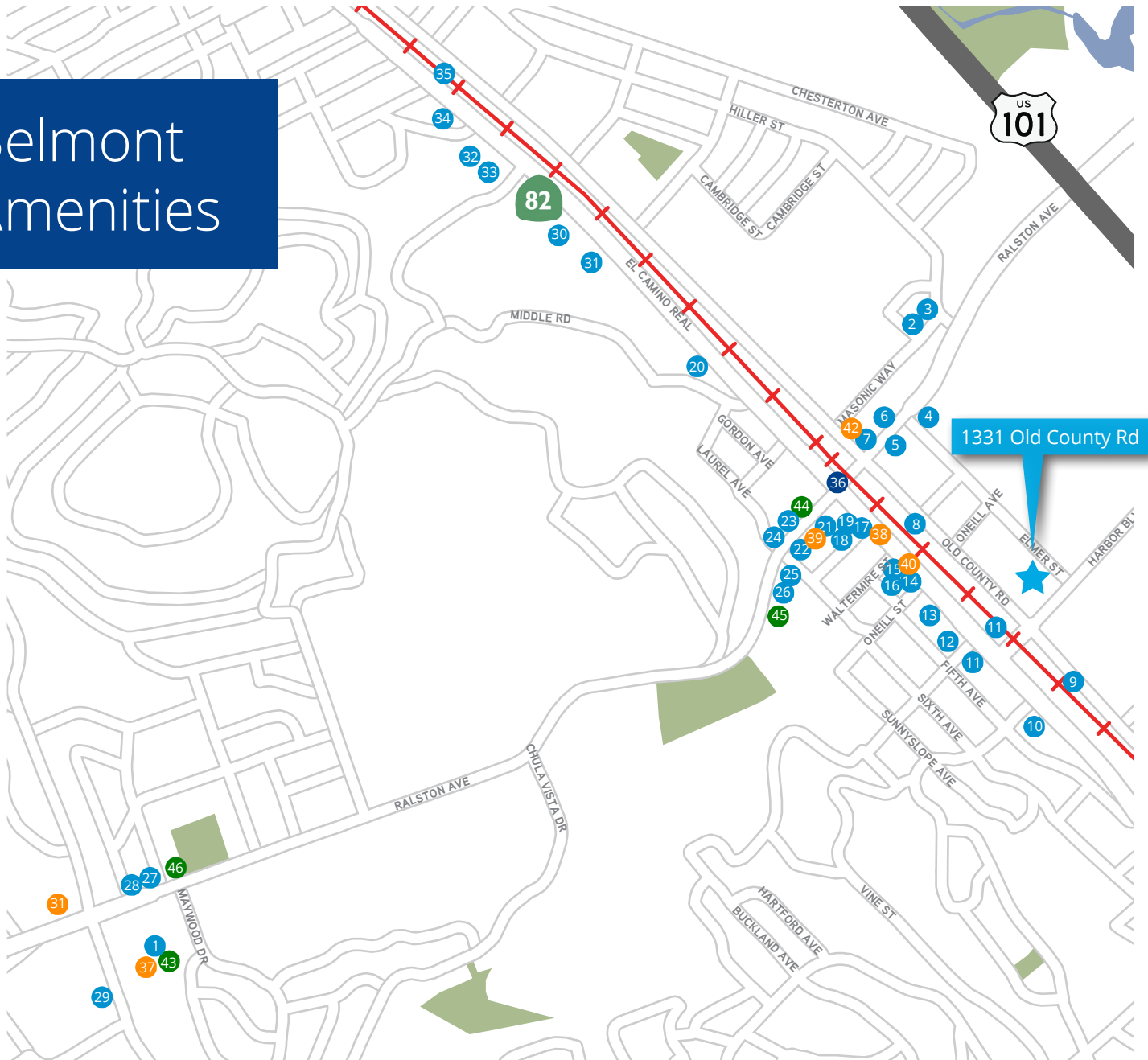
Contact:

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Belmont Amenities



1331 Old County Rd

Restaurants

1. **Carlmont Village**
Baskin-Robbins
Docs Bagels
Cafe Bliss
Starbucks
Coyote's Mexican Cafe
Gin Mon Chinese Restaurant
Subway
Sushi Kuu
2. Sushi Lover
3. Peacock's Koriander Indian Cuisine
4. Classic 101 Burgers & Shakes
5. Chuck's Donuts
6. China Village Seafood Restaurant
7. Wendy's
8. Marvin Gardens
9. St. James Gate
10. Godfather's Burger Lounge
11. Sumac Mediterranean Grill
12. Iron Gate Restaurant
13. Thai Tamarind
14. Toto's Pizzeria & Restaurant
15. Menchie's Frozen Yogurt
16. Peet's Coffee & Tea
17. Panda Express
18. Starbucks
19. Five Guys Burgers and Fries
20. Iberia Restaurant
21. Mr. Pickles Sandwich Shop
22. Sushi Monster
23. The Greedy Ant Gourmet Marketplace & Deli

24. Divino
25. Rangoon Ruby Burmese Cuisine
26. Falafelle
27. Vivace Ristorante
28. Lorenzo's Sandwich Shop
29. Ya Ua Boba Tea
30. Mountain Mike's Pizza
31. Shalazaar Restaurant
32. Whispers Cafe & Creperie
33. IHOP
34. McDonald's
35. Pilgrim Kitchen

Caltrain Station

36. Belmont Caltrain Station

Shopping

37. **Carlmont Village**
Hasset Ace Hardware
Lunardi's Market
Safeway
The UPS Store
38. Safeway
39. Sprint Store
40. AT&T
41. Safeway
42. The UPS Store

Banks

43. Bank of America
44. U.S. Bank
45. Wells Fargo Bank
46. Citibank