

# FOR LEASE

## 4900 3RD STREET

4900 3rd Street is strategically located at the bustling corner of 3rd Street and Palou Avenue. Boasting a large blade sign and significant street frontage, branding opportunities are at a premium. The Oakdale / Palou light rail is right across the street for easy transportation. This site lends itself well to a restaurant or retail use.

ADDRESS	4900 3rd Street, San Francisco, CA 94124
BUILDING AREA	Mezzanine: +/- 763 Square Feet Ground Floor: +/- 1,683 Square Feet <b>TOTAL: +/- 2,446 Square Feet</b>
RENTAL RATE	\$3,700 / Month, NNN
ZONING	NC-3 Neighborhood Commercial, Moderate Scale
AVAILABLE	Immediately

### BUILDING ATTRIBUTES



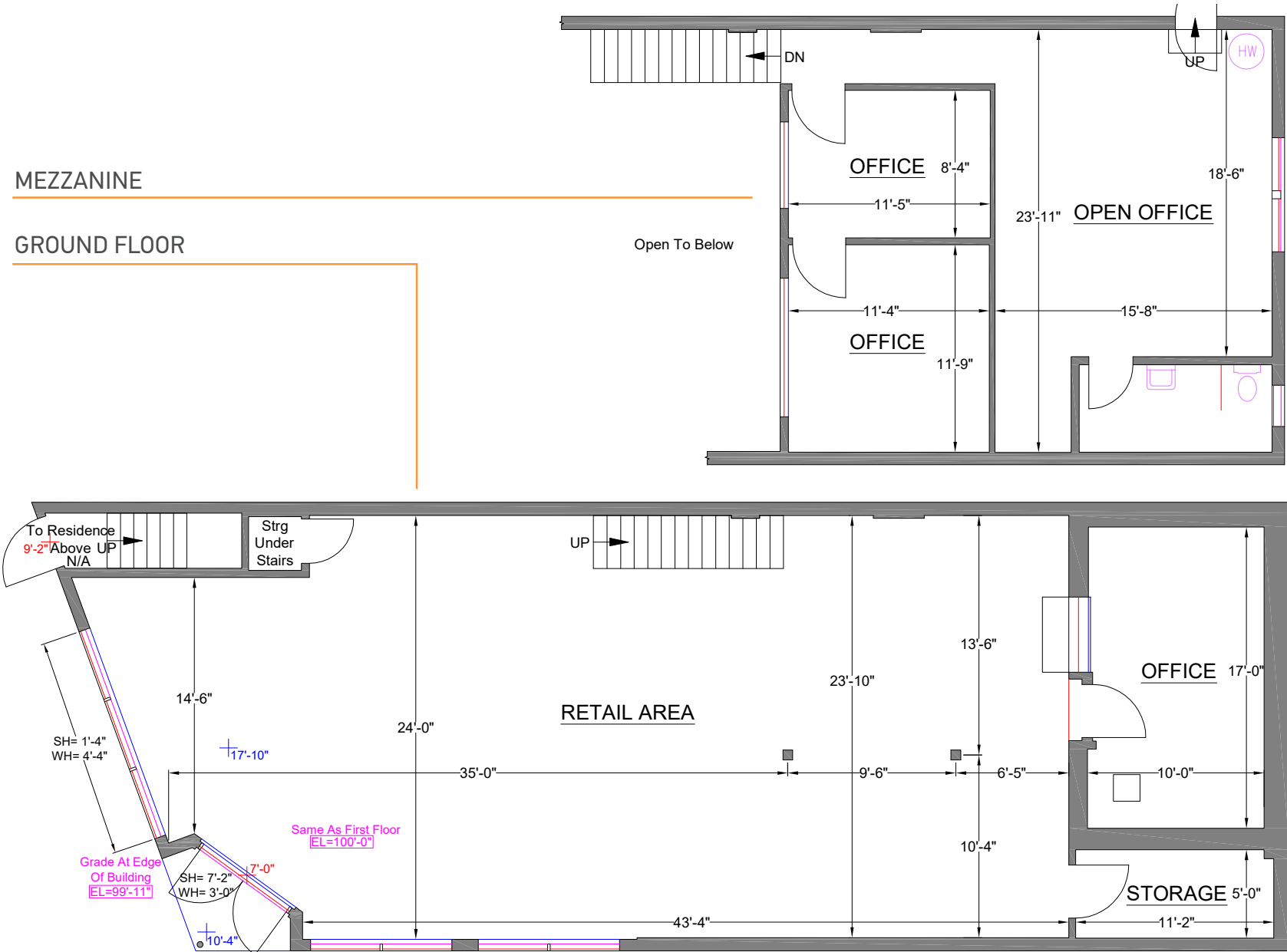
- + Highly Visible Corner Location
- + Blade Sign
- + Potential Sidewalk Seating
- + 20 Foot Ceilings
- + Large Windows / Natural Light
- + Open Floor Plan
- + Excellent Public Transportation via Oakdale/Palou Light Rail
- + 200 AMPS Electrical Service





MEZZANINE

GROUND FLOOR

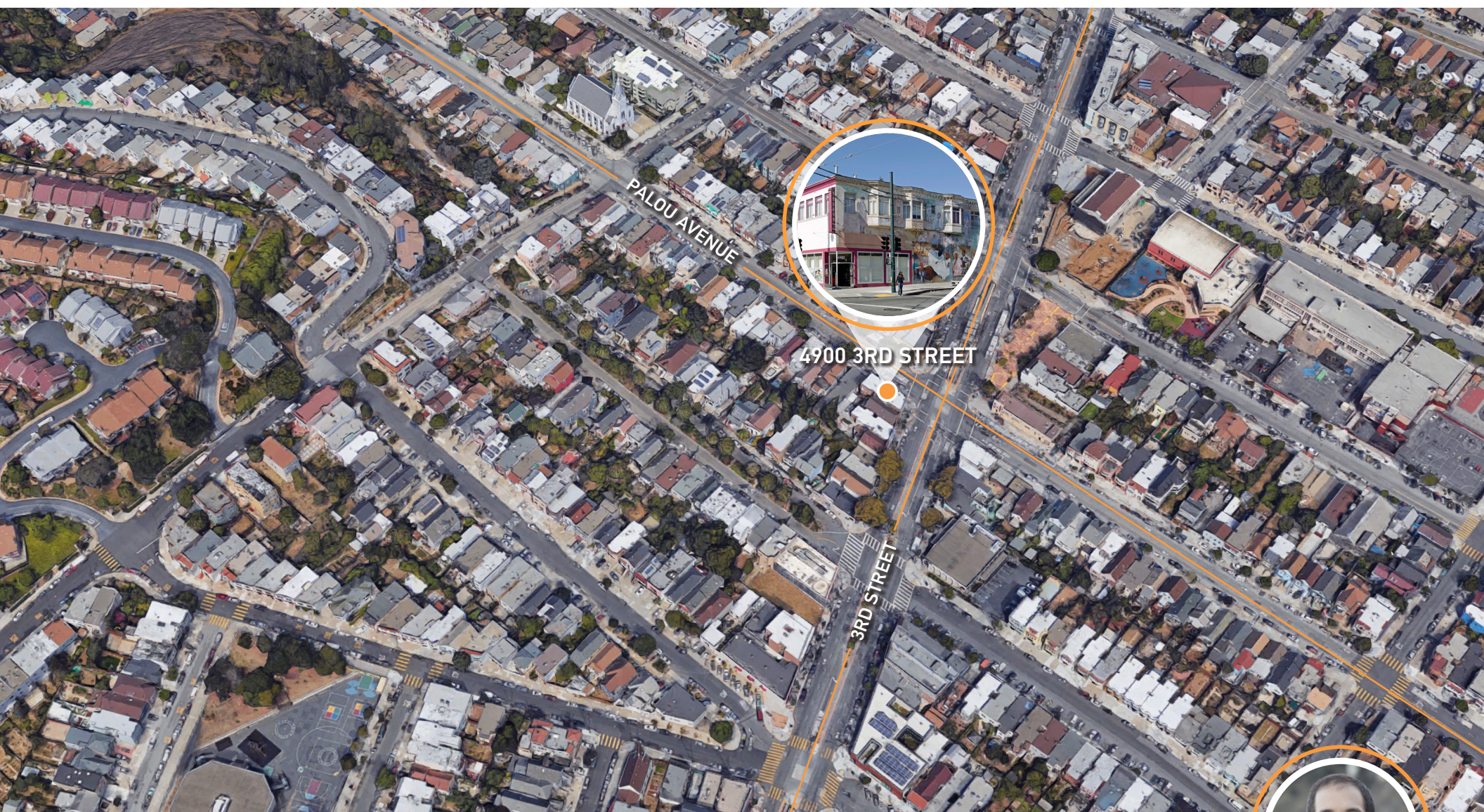




## LOCATION OVERVIEW



BAYVIEW  
SAN FRANCISCO, CA



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