

GORDON
COMMERCIAL REAL ESTATE BROKERAGE

FOR LEASE :: 3354 ADELINE STREET, BERKELEY, CA
Ground Floor Office, Retail, or Service Commercial Space



CONTACT: JONATHAN NEWMAN

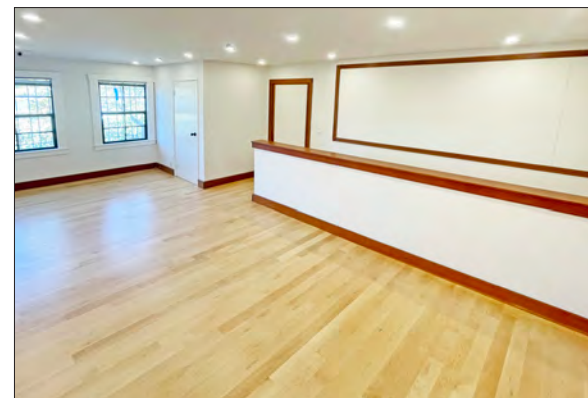
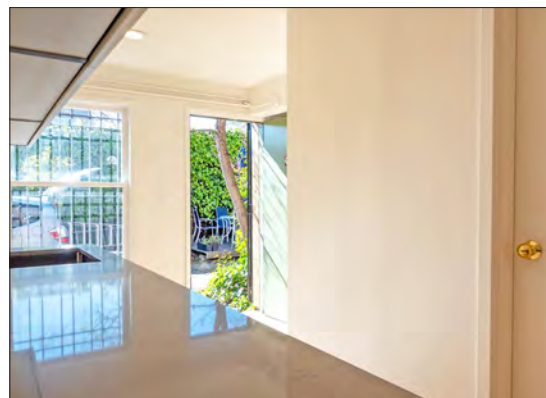
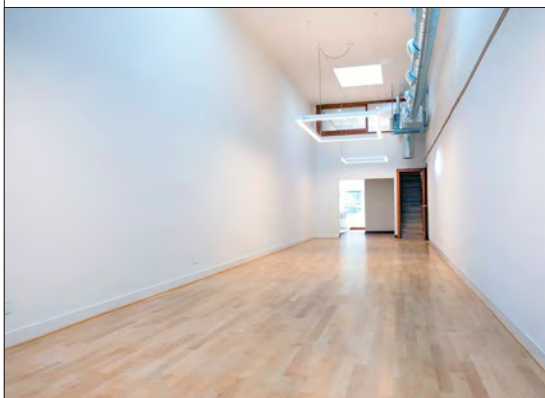
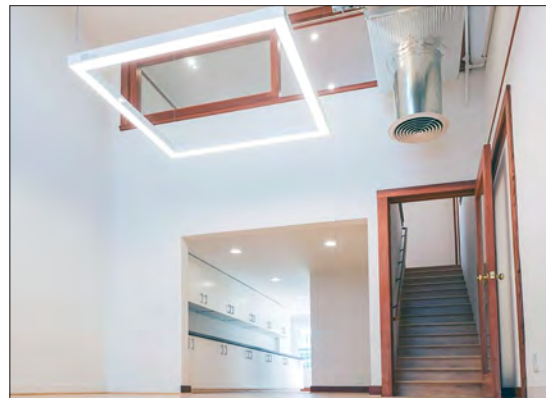
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SIZE:: ± 1,220 rsf

ASKING RENT:
\$3,000/Month + Utilities

Zoning: C-SA
(Commercial South Area)

- Ground floor plus spacious mezzanine
- Clerestory windows, nice natural light
- Inviting entry with display area
- Hardwood floors
- High ceilings with recessed lighting, and new LED lighting
- 2 restrooms
- Shared backyard space (with adjacent tenants)
- Large kitchen and storage area
- Perfect for a salon, professional services office, or retail
- Prominent street visibility
- Easy street parking
- Near South Berkeley Farmers Market (every Tuesday afternoon)
- Excellent freeway access



- 5 blocks from Ashby BART
- Steps from popular Sweet Adeline Bakeshop
- Tuesday Farmer's Market held weekly in the neighborhood
- Berkeley Flea Market is every weekend at Ashby BART
- Short walk to Berkeley Bowl, Sports Basement, Ashby Stage, Black Repertory Group, Berkeley Design Center, and The Starry Plough Pub
- Close to Downtown and UC Berkeley Campus
- Nearby eateries include The Vault Café, Zing Cafe, The Fat Fish (fish and chips), LRed Bay Coffee, Lemat Ethiopian Restaurant, Roses on Adeline, Hoi Polloi Brewing Taproom, Domino's Pizza, and Yeti Sports Bar and Restaurant
- 1.5 miles to Berkeley's Fourth Street Shopping District
- 1.5 miles to Emeryville Public Market
- 2 miles to Powell Street Plaza and Shops
- Easy freeway accessibility and SF Bay Bridge access
- Near several major cities via an extensive transportation system



The information contained herein has been provided by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we cannot guarantee it. All information should be verified prior to leasing.

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3354 ADELINE STREET, BERKELEY, CA
NEIGHBORHOOD



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