



FOR SALE or LEASE

**HIGH-END OFFICE CONDO/ LIGHT INDUSTRIAL
CENTRO 1331**

SIZE

1,050 sq. ft.

LEASE RATE

\$2.85 sq. ft.

SALE PRICE

\$595,000.00

LOCATION

1331 Seventh Street

Between Gilman and Camelia

PROPERTY HIGHLIGHTS

- Contemporary Design – Gold LEED Certified
- Open-plan first floor
- Private office
- Glass roll-up door
- Polished concrete floor
- Private restroom and kitchenette
- Efficient radiant heating
- 2kw solar array
- High-speed broadband available
- Two private parking spaces
- Small rear courtyard
- Close to Whole Foods, Picante Mexican Restaurant, Fieldwork & Gilman Breweries, REI, Philz Coffee, & more
- Available immediately

**NORHEIM
& YOST**

732 Addison Street
Suite "C"
Berkeley, CA 94710

John Norheim

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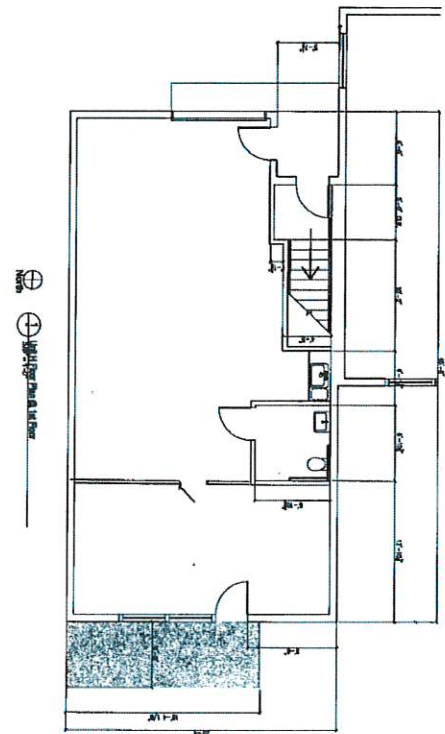
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