

FOR LEASE
140 2ND AVE, SAN MATEO
±602 SQ. FT. RETAIL



**PREMIER
PROPERTIES**
COMMERCIAL
REAL ESTATE

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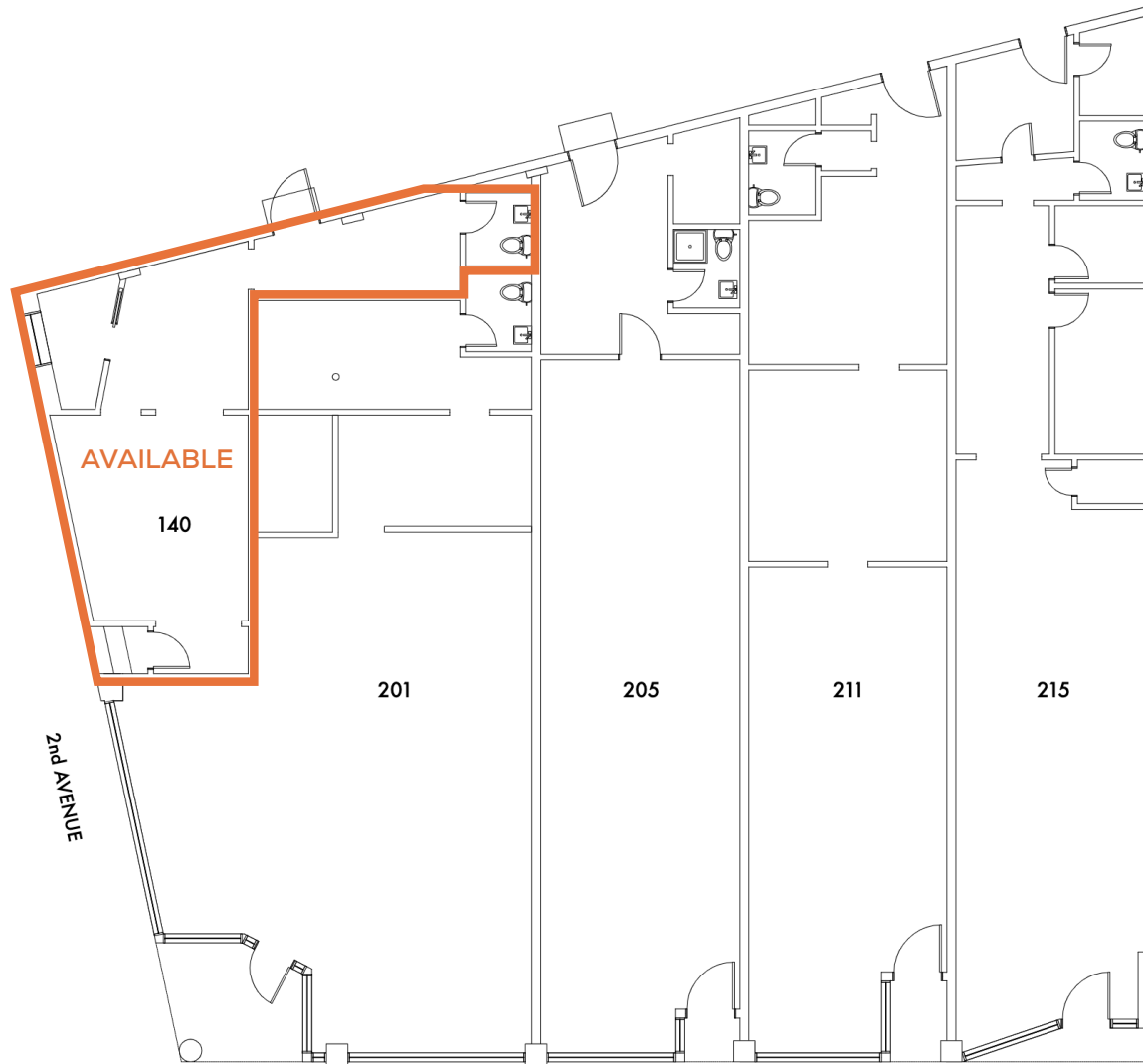
PROPERTY HIGHLIGHTS

- ▀ ±602 Sq. Ft. Personal Services / Retail
- ▀ Currently Built Out as Spa/Massage
- ▀ Excellent Location in the Heart of Downtown
- ▀ High Visibility Signage Opportunities
- ▀ In-Suite Restroom
- ▀ Surrounded by Downtown Restaurants and Amenities
- ▀ Walking Distance to CalTrain Station
- ▀ Available Immediately

140 2ND AVE
SAN MATEO, CA

FLOOR PLAN

140 2ND AVE, SAN MATEO, CA



S. SAN MATEO DRIVE



AMENITIES MAP



Tilton Ave

Cypress Ave

Baldwin Ave

140 2ND AVE
SAN MATEO, CA

Caltrain

ACE
Hardware

1st Ave

Sutter Health
Mills-Peninsula Medical Center

Orangetheory
FITNESS

2nd Ave

Cathay Bank
citi

usbank

Walgreens

Sharetea

Pacific Catch
WESTCOAST FISH HOUSE

TAKAHASHI MARKET

Jack
in the box

Shell

Laffie Caseros

3rd Ave

Bank of America

Union Bank
Invest in you

Sterling
bank & trust

SURUKI
SUPERMARKET

SAPORE
EXPRESS

Great Clips
for hair

SCANDINAVIAN
DESIGNS

GENJI
IZAKAYA

sushi
YOSHIZUMI

7
ELEVEN

E 4th Ave

FIRST BANK

STARBUCKS
COFFEE

Jamba Juice

WELLS FARGO

Dräger's
MARKET

POKEATERY

TACO
BELL

jiffy lube

Chevron

Comerica Bank

El Camino Real

San Mateo Dr

Elsworth Ave

S Claremont St

S Delaware St

S Eldorado St

E 5th Ave

GRAMERCY
PARK

S B St

The Ravioli House
WHEEL WORKS

SAN MATEO
LUMBER

140 2ND AVE, SAN MATEO, CA

TRANSPORTATION MAP



San Francisco

San Francisco
Int. Airport

Caltrain

Caltrain

Downtown San Mateo
CalTrain Station

Downtown
San Mateo

El Camino Real (35,200 VPD)

140 2ND AVE
SAN MATEO, CA

Bayshore Fwy (222,600 VPD)

140 2ND AVE, SAN MATEO, CA



PLANES

SJC - 29 miles
SFO - 7 miles
OAK - 25 miles



TRAINS

San Francisco - 33 min
Milbrae - 25 min
San Jose - 55 min



AUTOMOBILES

San Francisco - 19 miles
Downtown San Jose - 31 miles
Downtown Oakland - 29 miles

DEMOGRAPHICS



ONE-MILE POPULATION: 36,909

MEDIAN AGE

40.2

AVERAGE HOUSEHOLD SIZE



FAMILIES



FAMILIES

8,206



Average Household Income

\$202,964

Average Household Size: **2.50** | Owner Occupied Housing Units: **7,406** | Renter Occupied Housing Units: **7,230** | Median Household Income: **\$144,044** | Average Household Income: **\$202,964**

MAJOR EMPLOYERS:

Data for all businesses in area	1 mile
Total Businesses:	13,782
Total Employees:	158,405
Total Residential Population:	245,320
Employee/Residential Population Ratio (per 100 Residents)	65:1



FOR LEASE

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ANDREW J. BUNDY & SONS
Dispensing Optician
Since 1958

Sarah
Nails • Spa



BUNDY
OPTICIANS



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