

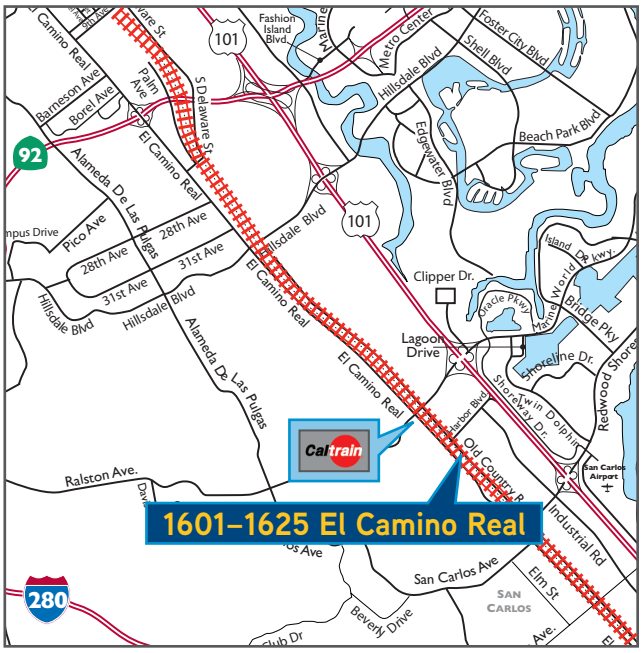
OFFICE SPACE FOR LEASE

1601–1625 El Camino Real

Belmont, CA

HIGHLIGHTS

- Available now
  - ±600 SF – Suite 3
  - ±550 SF – Suite 4
  - ±760 SF – Suite 5
- Suites 4 & 5 can be combined for ±1,310 SF
- Ample off-street parking
- Close to shops and restaurants
- Walking distance to Belmont Caltrain Station
- Easy access to Highway 101
- Asking price: $2.35 modified gross



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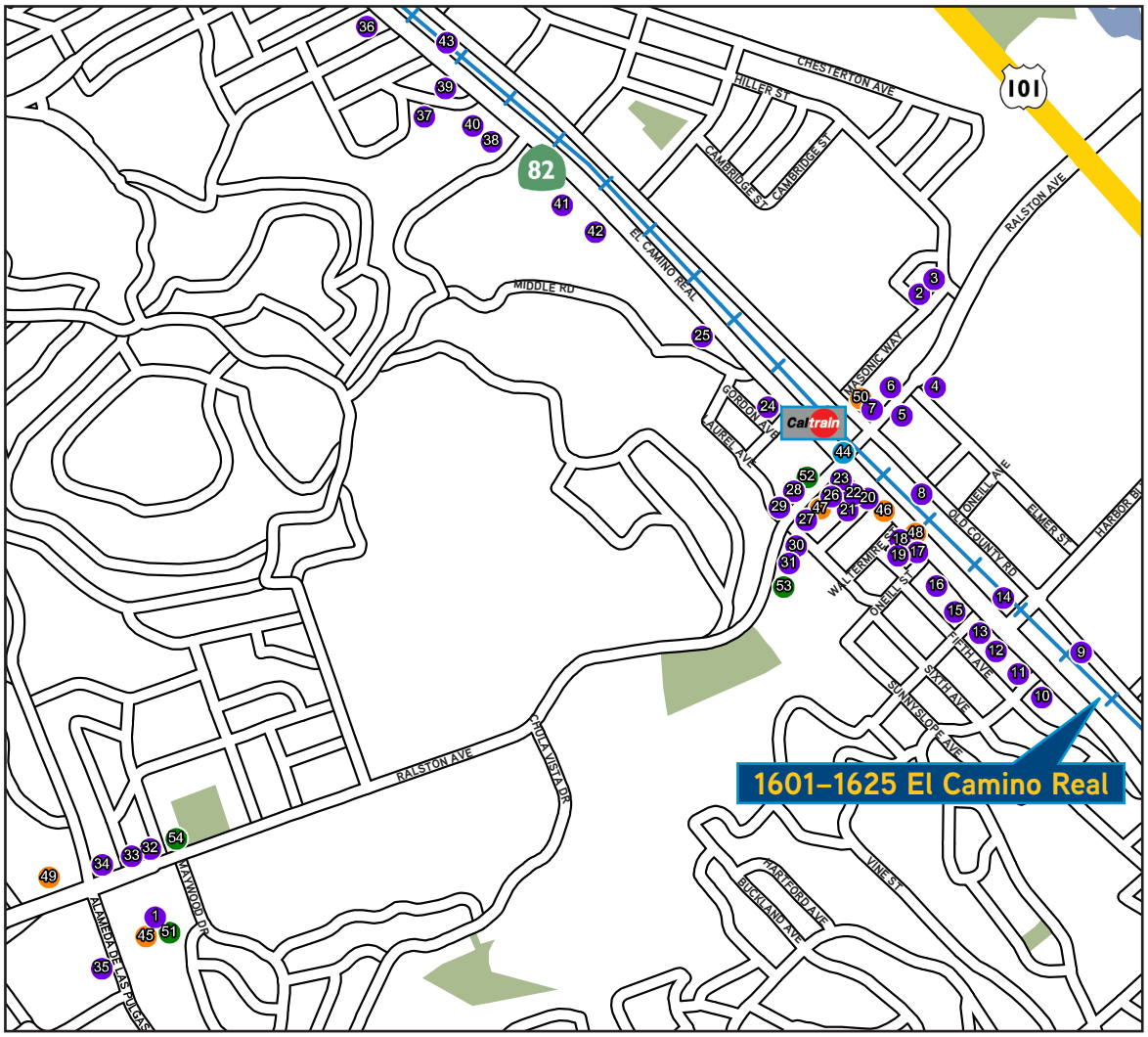
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BELMONT AMENITIES



Restaurants

1. Carlmont Village
   - Baskin-Robbins
   - Village Host Pizza
   - Cafe Bliss
   - Starbucks
   - Coyote's Mexican Cafe
   - Waterdog Tavern
   - 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. Good Bites Cafe
12. American Fare PDQ
13. Lariat
14. Sumac Mediterranean Grill
15. Iron Gate Restaurant
16. Chez Saigon
17. Toto's Pizzeria & Restaurant
18. Menchie's Frozen Yogurt
19. Peet's Coffee & Tea
20. Panda Express
21. Starbucks
22. Which Wich Sandwiches
23. Five Guys Burgers and Fries
24. McGraw's Bar and Grill
25. Iberia Restaurant
26. Mr. Pickles Sandwich Shop
27. Sushi Monster
28. The Greedy Ant Gourmet Marketplace & Deli
29. Divino
30. Rangoon Ruby Burmese Cuisine
31. Falafelle
32. Vivace Ristorante
33. Lorenzo's Sandwich Shop
34. Avanti Pizza
35. Ya Ua Yogurt & Pastries
36. Cambowan Restaurant
37. The Van's Restaurant
38. Mountain Mike's Pizza
39. Shalizaar Restaurant
40. Whispers Cafe & Creperie
41. IHOP
42. McDonald's
43. Pilgrim Kitchen

Caltrain Station

44. Belmont Caltrain Station

Shopping

45. Carlmont Village
    - Carlmont Ace Hardware
    - Lunardi's Market
    - Safeway
    - The UPS Store
46. Safeway
47. Sprint Store
48. AT&T
49. Safeway
50. The UPS Store

Banks

51. Bank of America
52. U.S. Bank
53. Wells Fargo Bank
54. Citibank

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