

Newly Remodeled Downtown Office Suites

641 Higuera St. Ste. 211 & 220

San Luis Obispo, CA

+/- 1,228 SF up to 2,647 SF

FOR LEASE



Contact:

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www.McCartyDavis.com
641 Higuera Street, Suite 201
San Luis Obispo, CA 93401
805.543.1801
Updated: 6/03/2026

McCarty ♦ Davis
Commercial Real Estate

Property Overview

McCarty Davis is pleased to offer the opportunity to lease suite #211 and #220 at 641 Higuera St. Experience downtown SLO from our second-floor offices flooded with natural light. Suite 211 is +/- 1,228 leasable (958 useable) sf featuring two private offices, a large open work area. Suite 220 is +/- 1,419 leasable (1,107 usable) sf. Featuring 3 private offices, conference room and a reception area. Suites are currently configured together, connected by a doorway, but can easily be leased separately.

Property Facts

- Suite #220: +/- 1,419 rentable SF
- 3 private offices
- 1 conference room/office
- Reception and waiting area
- Suite #211: +/- 1,228 rentable SF
- 2 private offices
- Large open work area
- Elevator served
- Shared break room
- Common restrooms
- Recently remodeled

Financials

Sublease Rate: \$1.60/SF NNN (\$0.59)

(Sublease available through October, 31 2027)

Lease Rate After Sublease: \$1.75/SF NNN (\$0.59)

(NNN includes electricity, water, gas and trash)

*Additional Available Suites

- Suite 202: +/-728 rentable SF
- Suite 211 & 220 can be leased together



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Suite 211



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Suite 220



Contact:

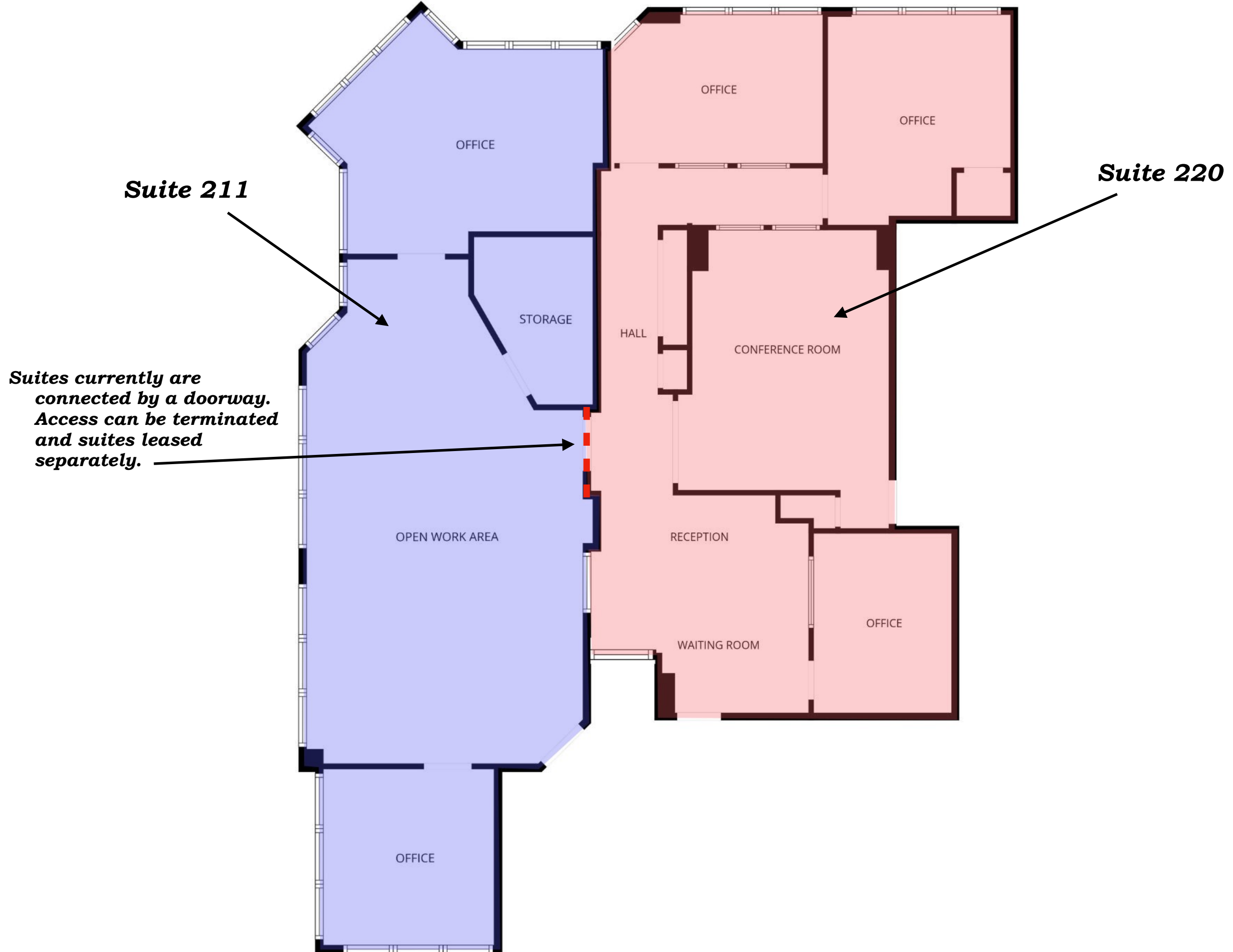
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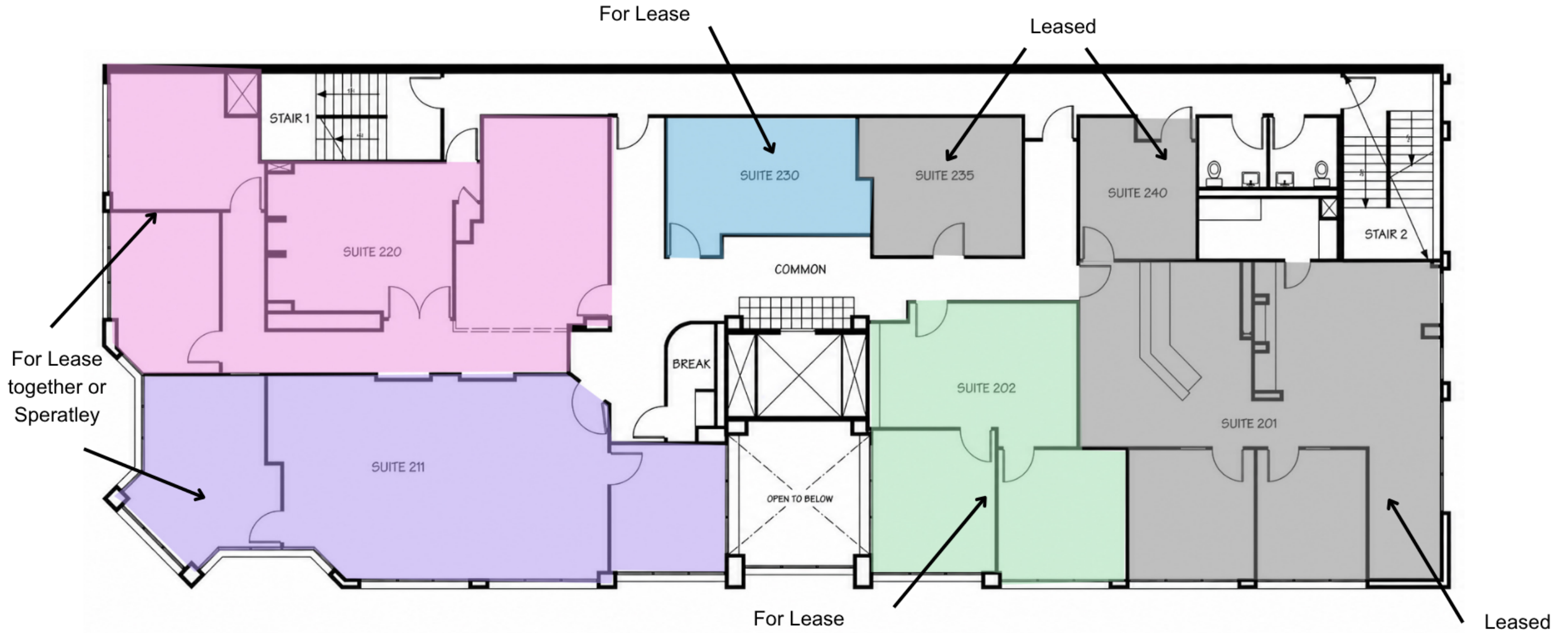
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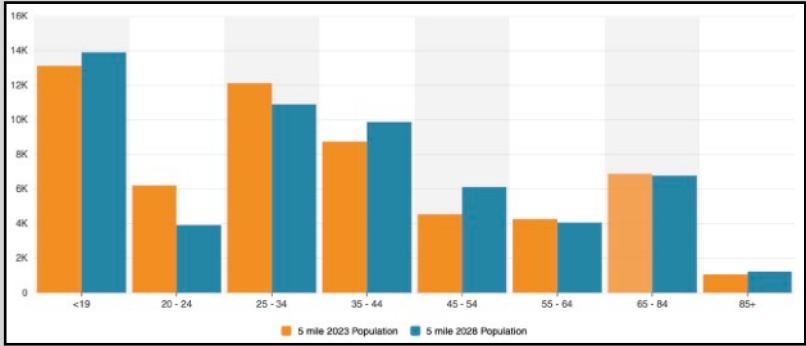
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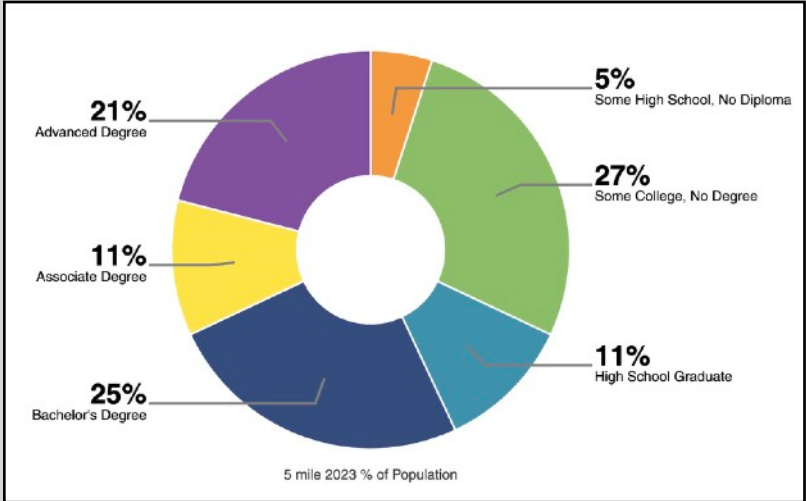
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Demographics

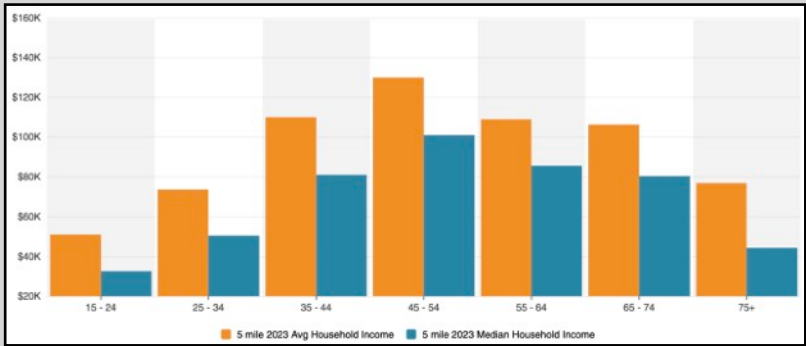
Population By Age



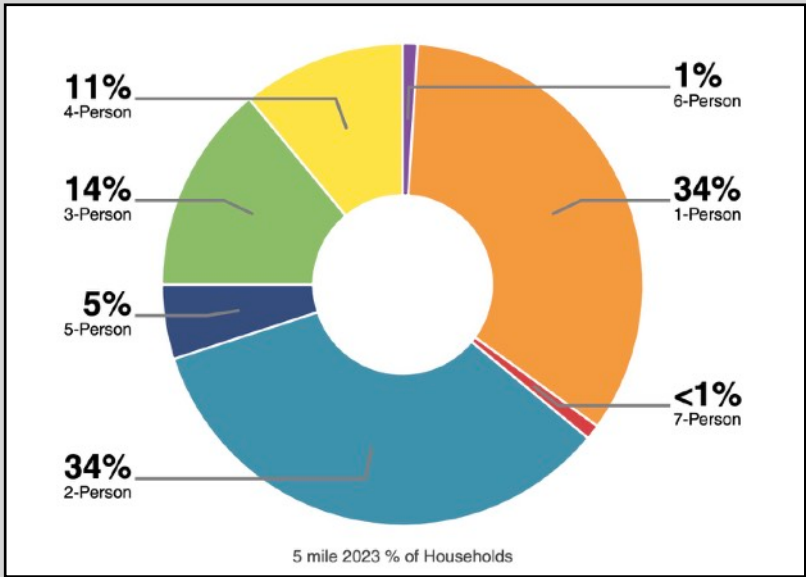
Educational Attainment



Household Income



Household Size



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Updated: 12/11/2023

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For More Information

*To schedule a
showing please
call or email us.
Our contact
information is
below and we
look forward to
talking to you.*



*The information contained herein has been obtained from the owner of the property or from other sources deemed reliable.
We have no reason to doubt its accuracy, but we do not guarantee it.*

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