

### Property Overview

- Mixed-Use Property for Sale
- Offering consists of two Craftsman style office buildings and a residential apartment
- Offices and apartment are currently leased
- +/- 2,390 sq. ft. in two offices (1,096 sq. ft. and 1,294 sq. ft.)
- +/- 1,479 sq. ft. Apartment
- Zoned: Office
- 9 On-Site Parking Spaces
- Sale Price: \$2,380,000
- Rent Roll Available Upon Request
- Parcels are being sold together
- Assessor Parcel Numbers:  
1402 & 1406 Marsh Street: 001-232-008  
1410 Marsh Street: 001-232-009

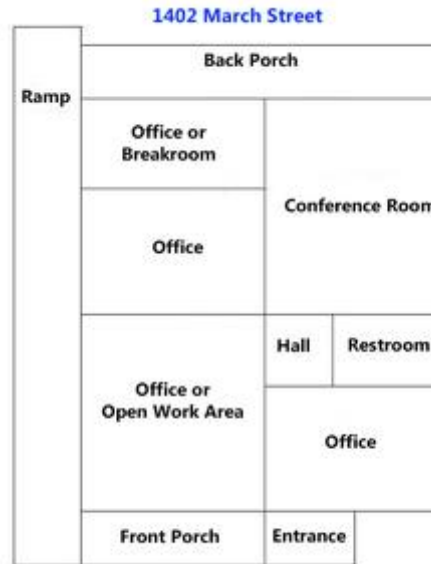




## Leased Investment for Sale 1402 - 1410 Marsh Street, San Luis Obispo, CA



1402 and 1406 Marsh Street:  
 +/- 6,000 sq. ft. of Land  
 +/- 1,096 sq. ft. of Office  
 +/- 1,479 sq. ft. Apartment



1410 Marsh Street:  
 +/- 6,000 sq. ft. of Land  
 +/- 1,294 sq. ft. of Office

