

# ***Newly Remodeled Downtown Office Suite***

***641 Higuera St. Ste. 220, San Luis Obispo, CA***

***+/- 1,419 SF***

***FOR LEASE***



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641 Higuera Street, Suite 201  
San Luis Obispo, CA 93401  
805.543.1801  
Updated: 3/07/2024

**McCarty  Davis**  
Commercial Real Estate

## ***Property Overview***

McCarty Davis is pleased to offer the opportunity to lease suite #220 at 641 Higuera St. Experience downtown SLO from our second-floor offices flooded with natural light. The suite is +/- 1,419 leasable (1,107 usable) sf. Featuring 3 private offices, conference room and a reception area.

## ***Property Facts***

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

## ***Financials***

Lease Rate: \$2,270.40/Mo. NNN (\$0.59/SF (\$840/Mo.))  
(NNN includes electricity, water, gas and trash)

## ***Additional Info.***

Available now

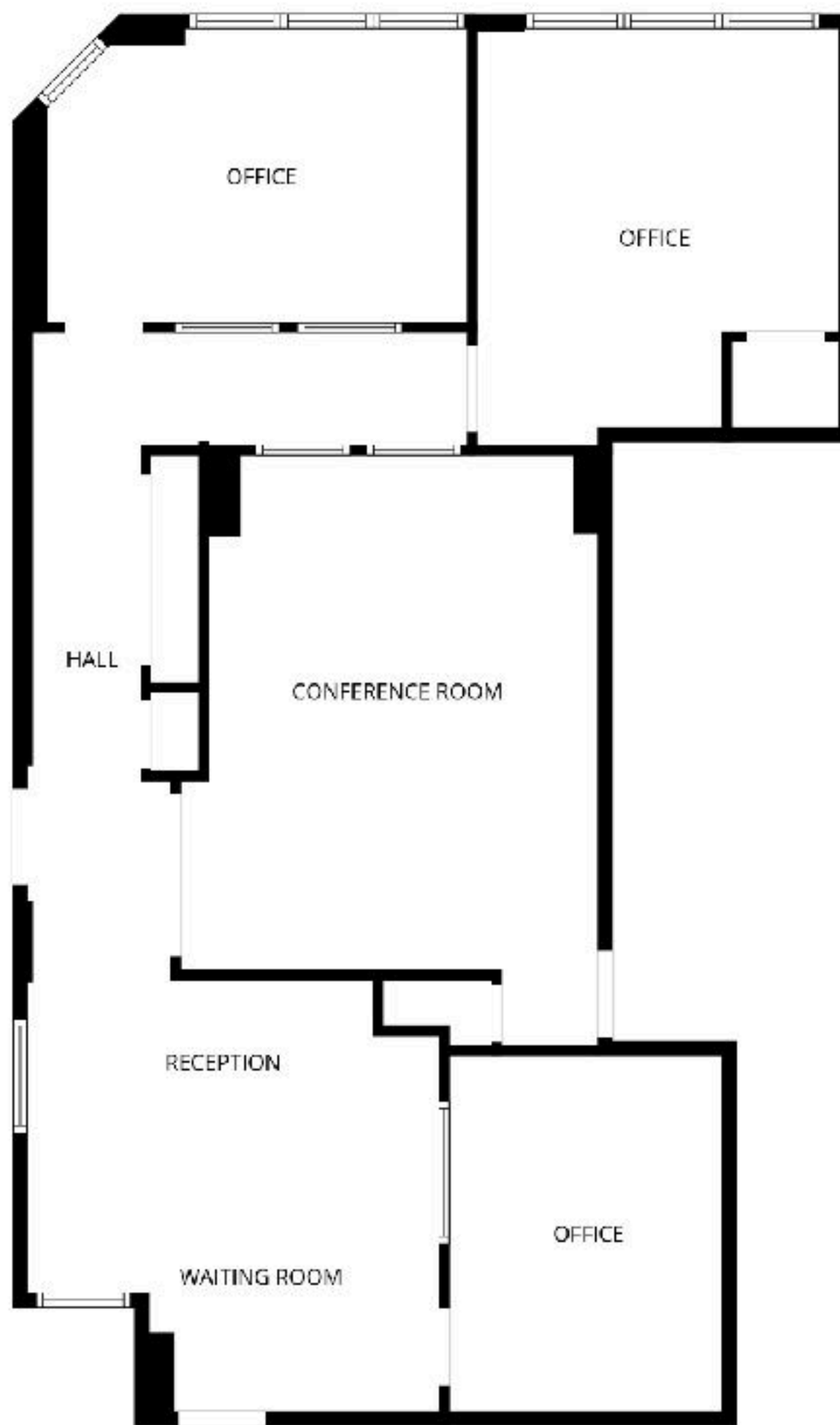


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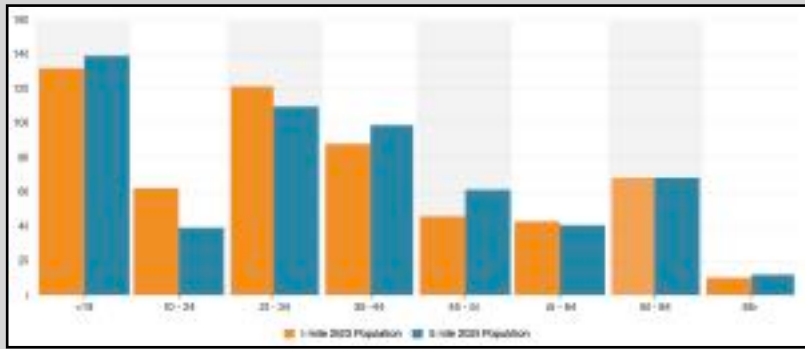
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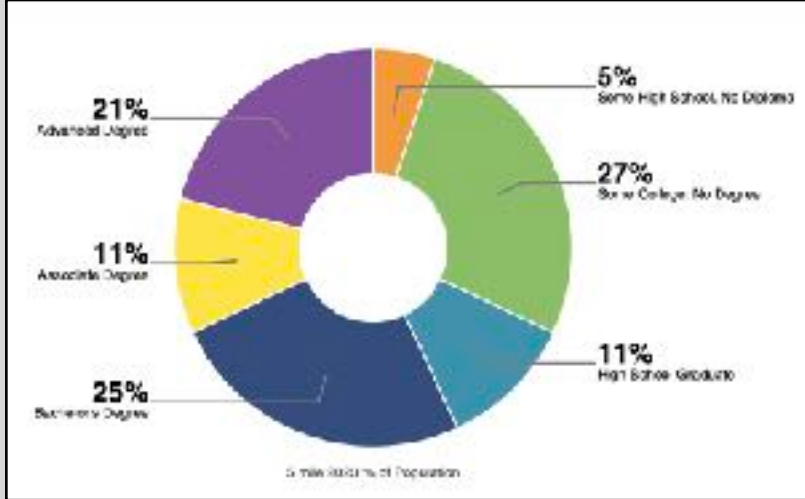
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# Demographics

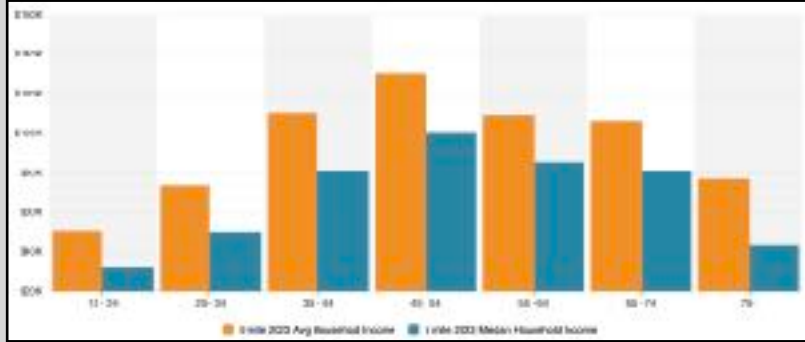
## Population By Age



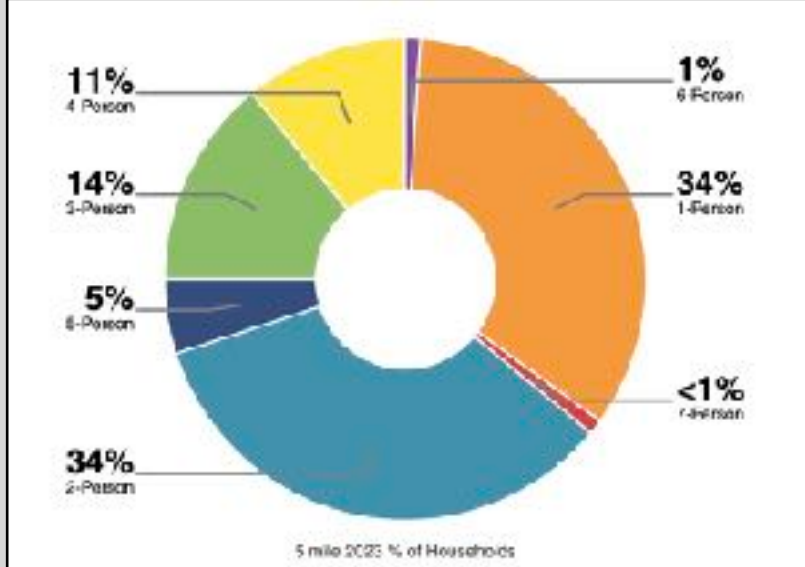
## Educational Attainment



## Household Income



## Household Size



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 Commercial Real Estate

**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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