



3825 S. Higuera Street
“The Tribune Building”

Property Description:

City: San Luis Obispo, California

Size: 24,000 Square Feet

Price: \$1.05/Square Foot, Modified Gross

Notes: Formerly The Tribune Building. Warehouse space with loading docks. Available Now. There is an abundance of on-site parking and access to public transportation. The building is located adjacent to the new SLO Public Market, which will be San Luis Obispo’s newest shopping and dining destination.

Office: *Also available is a contiguous 24,958 SF office (divisible into 1,867 SF - 15,533 SF) \$1.95/SF, NNN*

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3825 S. HIGUERA



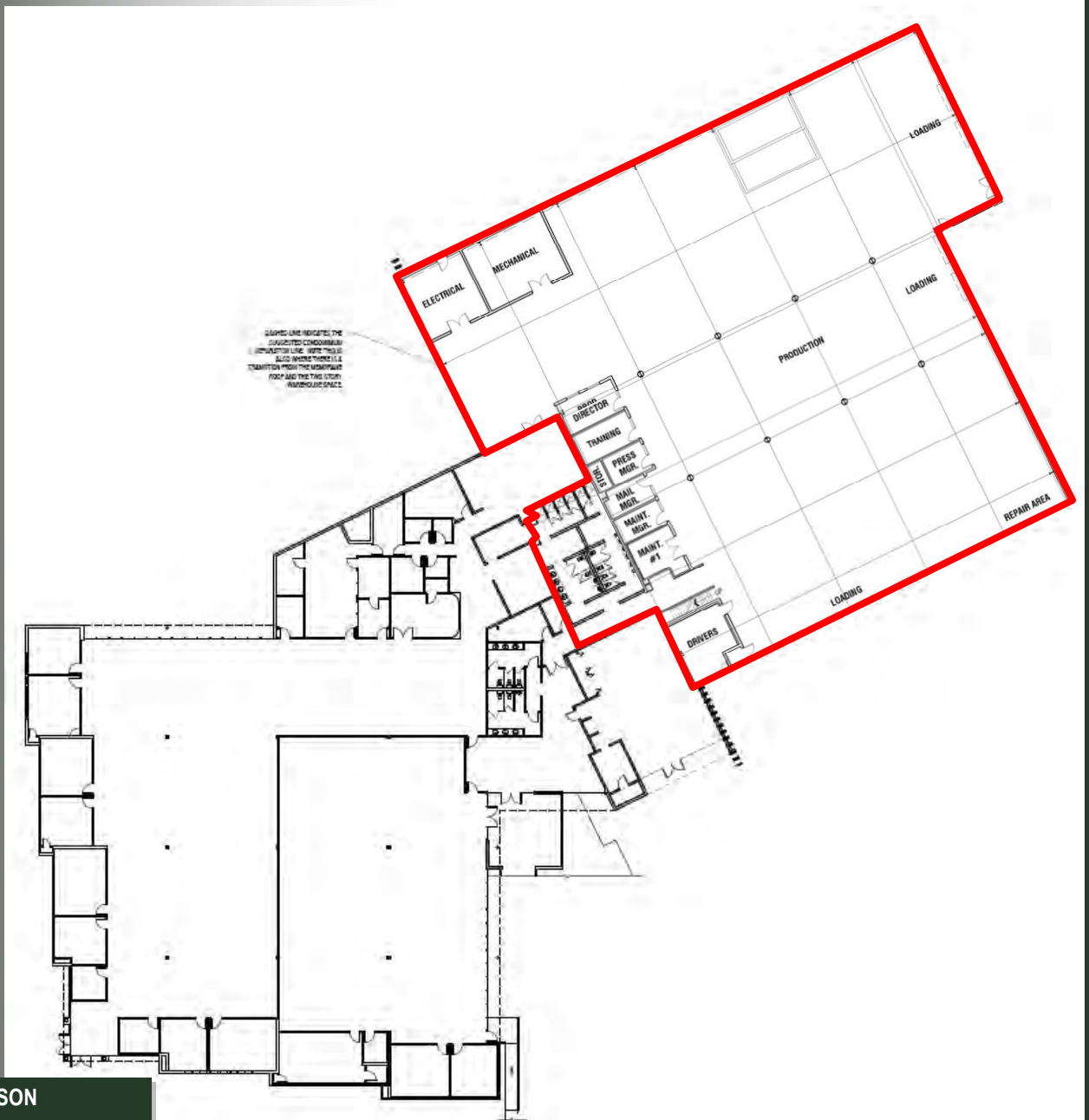
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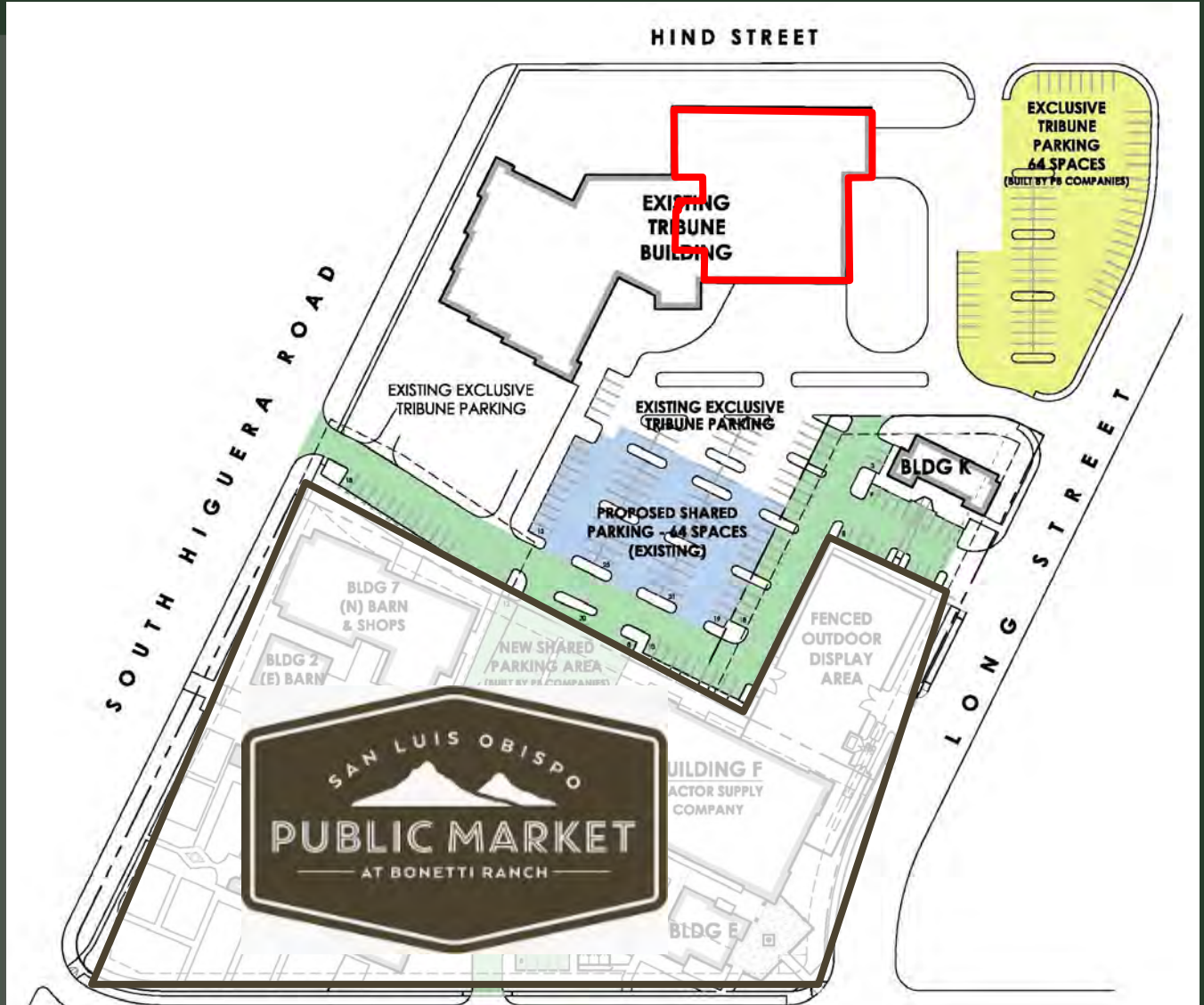
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Confirmed tenants at the SLO Public Market include the following:

Orange Theory Fitness, The Yoga Standard, Kraken Coffee Company, Bottlecraft Beer Shop and Tasting Room, Central Coast Creamery, The Neighborhood Acai and Juice Bar, Stafford's Chocolates, Sugar Lips Mini Donuts, Mixed Company Micro Distillery Restaurant, Negranti Creamery, and Bing's Bao Buns

Additional nearby amenities within a short walking distance include Kennedy Club Fitness, Trader Joes, and Starbucks.

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