

FOR LEASE

flex light industrial, workshop, studio, creative/office space

| | |
|-----------------------|--|
| Unit Address | 833 S. 19th Street, Unit K, Richmond, CA |
| Unit Size | ±1,400 RSF on ground floor, ±1,100 RSF second floor office |
| Asking Rent | \$1.80/RSF per month |
| Power | 3-phase, 80-amp panel |
| Access | One grade-level roll-up door plus one walk-through door. |
| Features | Sink, floor drain, skylight, windowline |
| Ceiling Height | ±9' in most areas with clear height of ±8' at roll door |
| Sprinklers | Fully sprinklered throughout |
| Restrooms | One renovated bathroom on the ground floor, plus one bathroom upstairs |



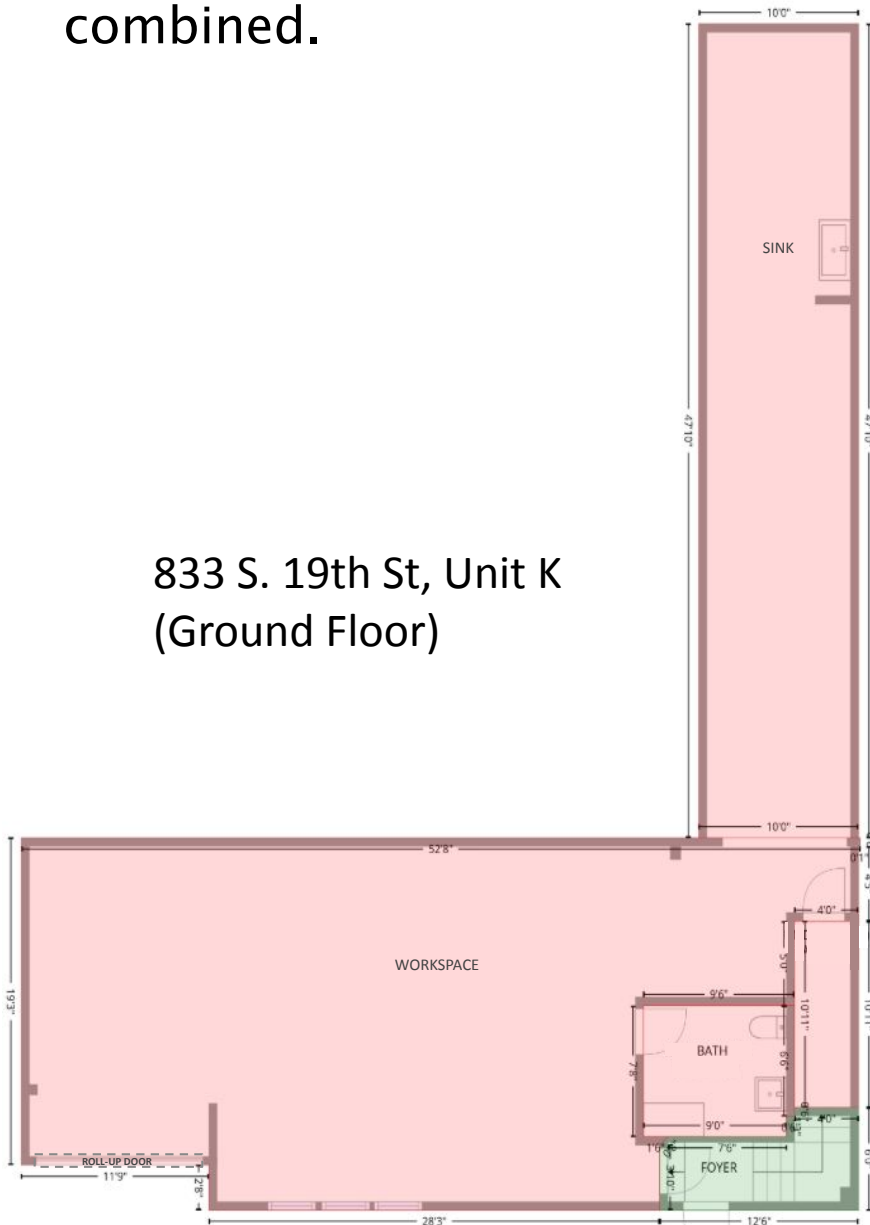
TOMMY GARABEDIAN-CONE, CCIM
510.499.1235
tommy@welcome-management.com
CA DRE 2034258

ROBERT LOEBL, CCIM
510.220.5516
rob@welcome-management.com
CA DRE 1973113

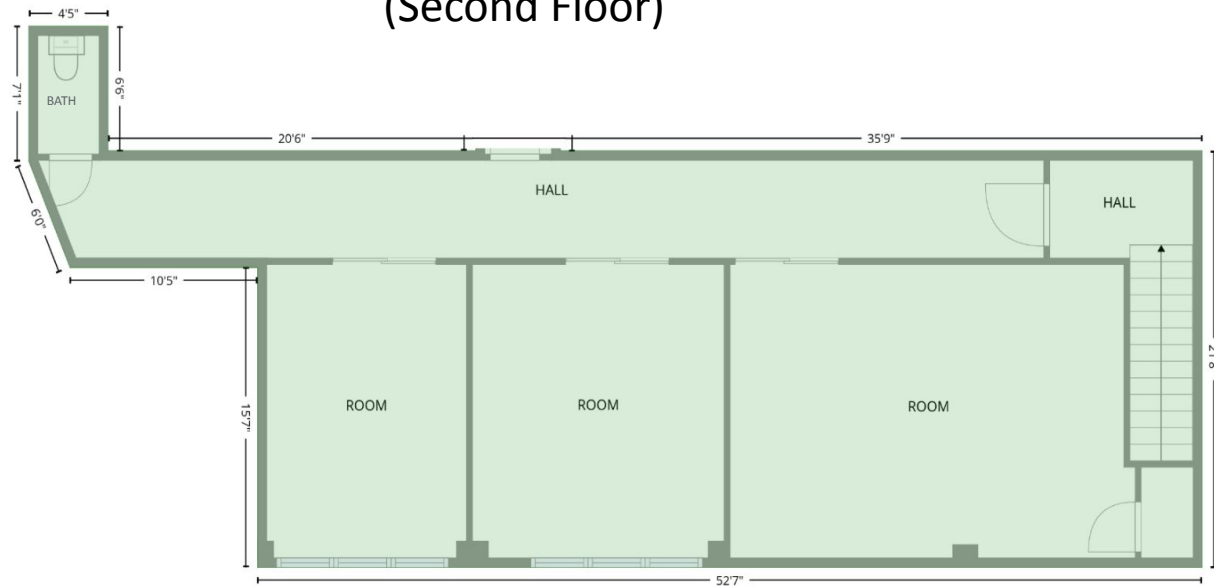
**WELCOME
MANAGEMENT
CORPORATION**

FOR LEASE workshop and creative space. Two floors available separately or combined.

833 S. 19th St, Unit K
(Ground Floor)



833 S. 19th St, Unit K
(Second Floor)



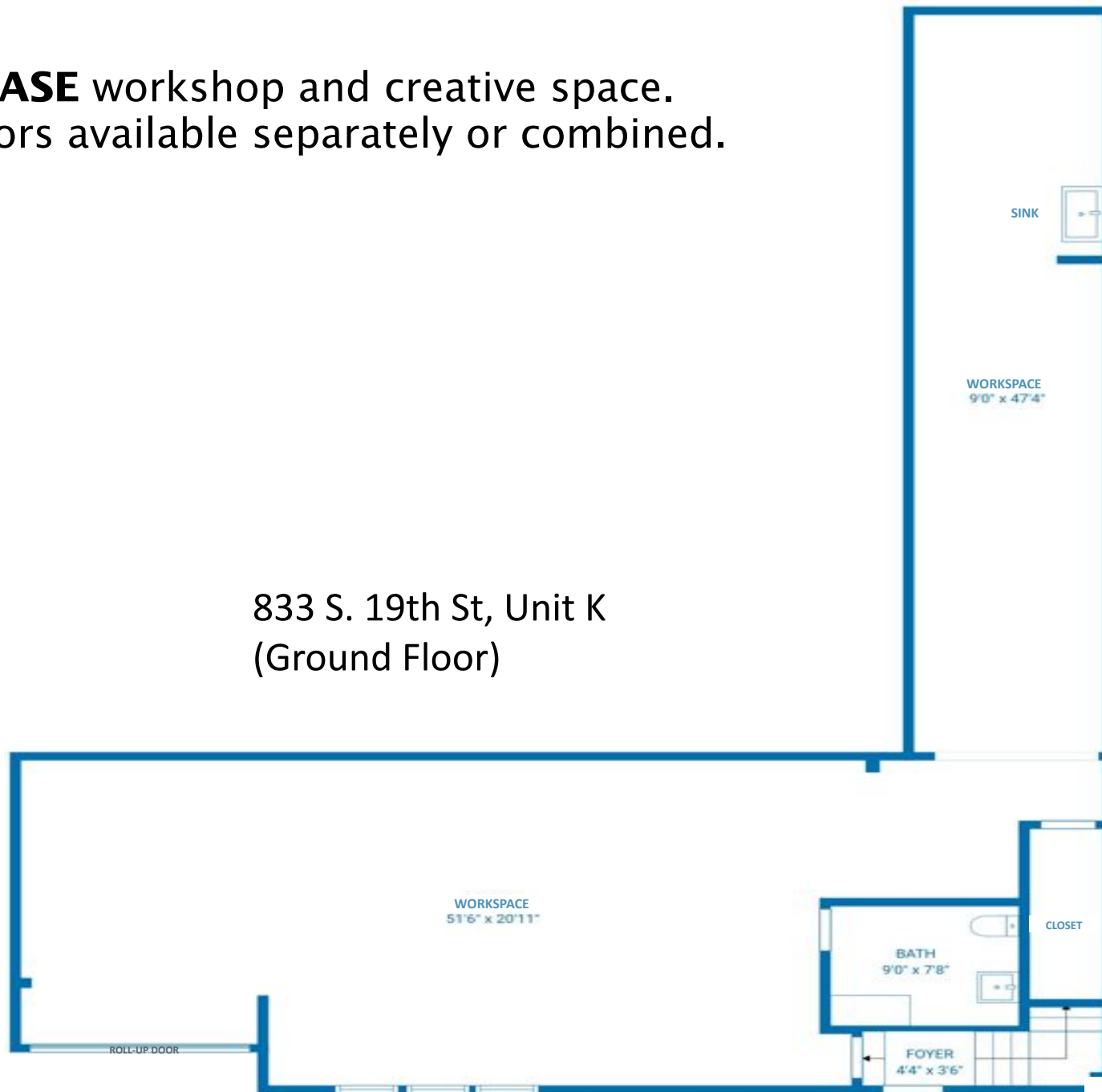
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PROPERTY PHOTOS

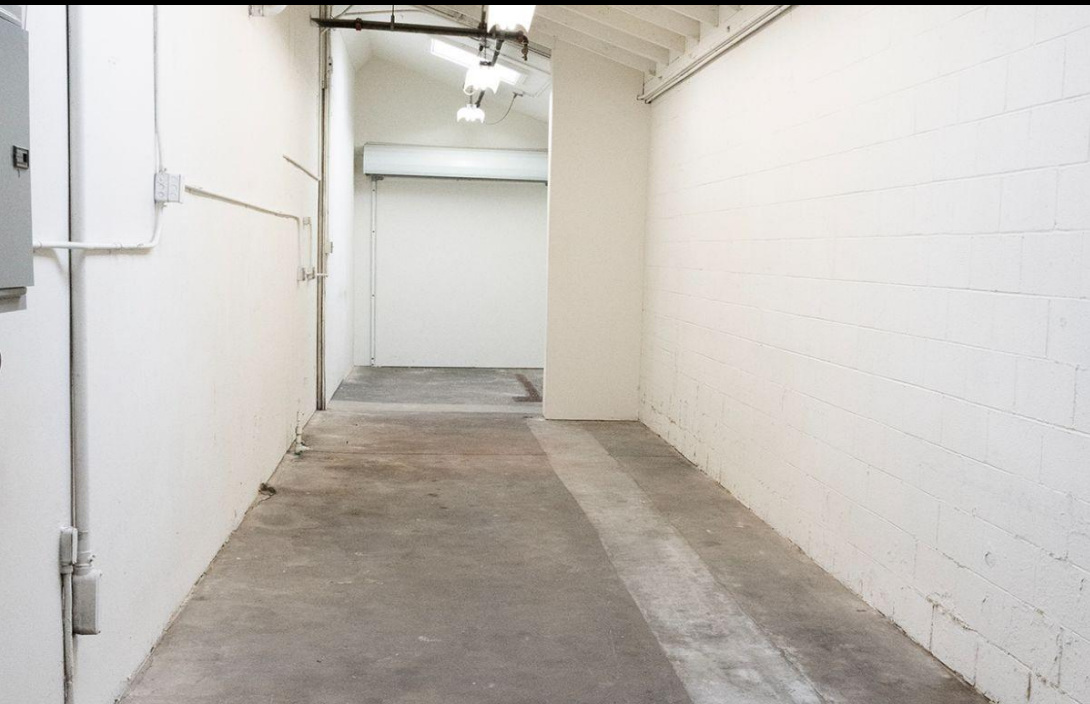
(Ground Floor)

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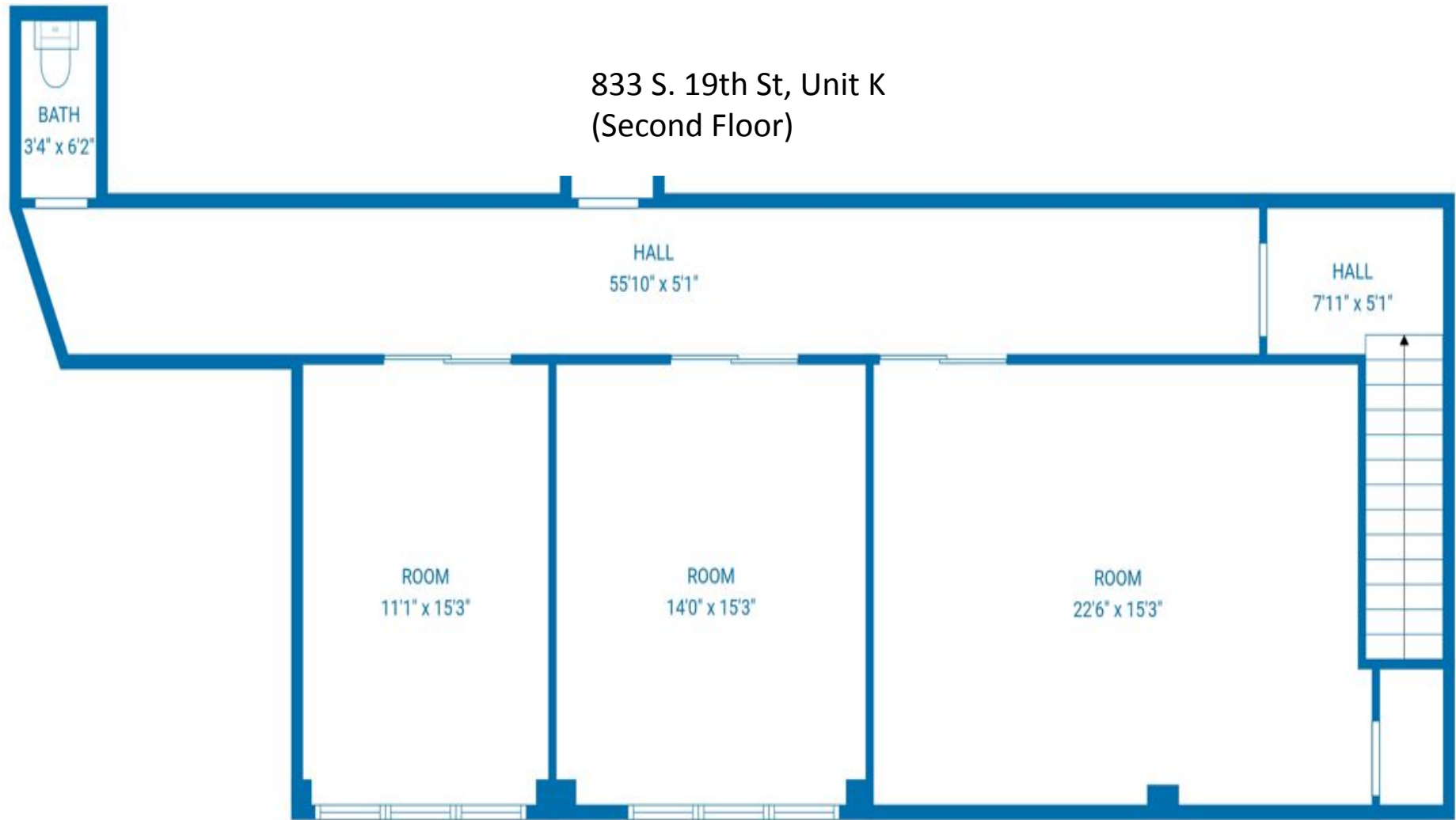


PROPERTY PHOTOS

(Ground Floor)



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PROPERTY PHOTOS

(Second Floor)

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