

# RETAIL END CAP SPACE FOR LEASE

## Mount Eden Shops

25965 INDUSTRIAL BLVD. HAYWARD CA

Unit 105: 1,500 +/- sq.ft.

Each unit has 200 amps

T.I.'s Available

Sewer hook-ups already paid

Sprinklered

Full Glass Line

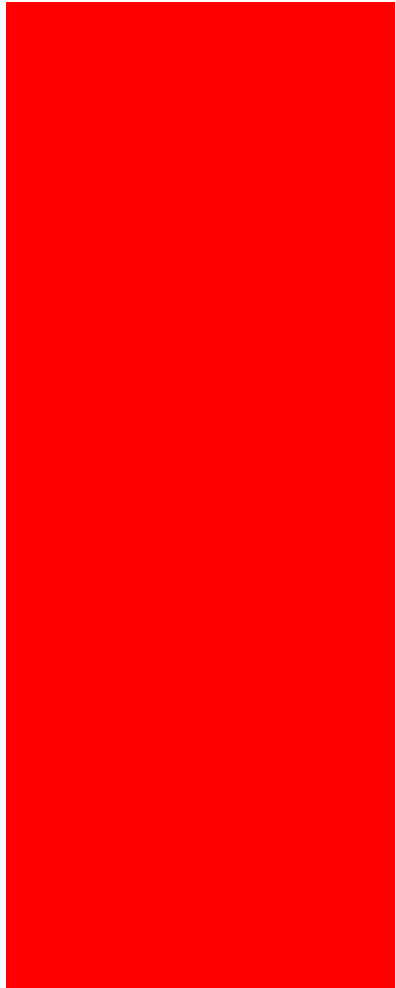
High Visibility Location

Easy access to Highway 92

The Mount Eden Shops retail center has Starbucks, 7-Eleven, Subway, Snelling Staffing and coming soon Mountain Mike's Pizza as Tenants. The center is located in front of Marriott's 84 room, Fairfield Inn and is adjacent to Mt Eden Business Park and Highway 92. Within 1 mile of Life Chiropractic College West. Large residential community is nearby.

**Traffic Counts:** Highway 92 @ Industrial Blvd. 92,000 ADT  
Industrial Blvd. at Highway 880 201,000 ADT

**Rent: \$2.50 PSF/NNN**



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