

**OFFICE FOR LEASE :: 1619 SHATTUCK AVENUE, BERKELEY, CA**  
**In the Heart of Berkeley's Famous North Shattuck Culinary District**

**Private  
Backyard  
With  
Patio**



**CONTACT: KEVIN GORDON**

510 898-0513 • [kevin@gordoncommercial.com](mailto:kevin@gordoncommercial.com) • DRE# 01884390



## Single Tenant, High-End Office Suite, Just Steps to Fantastic Eateries and Artisan Shops

**SIZE** ±1,850 rsf

**LEASE RATE**

\$3.50 psf/month IG

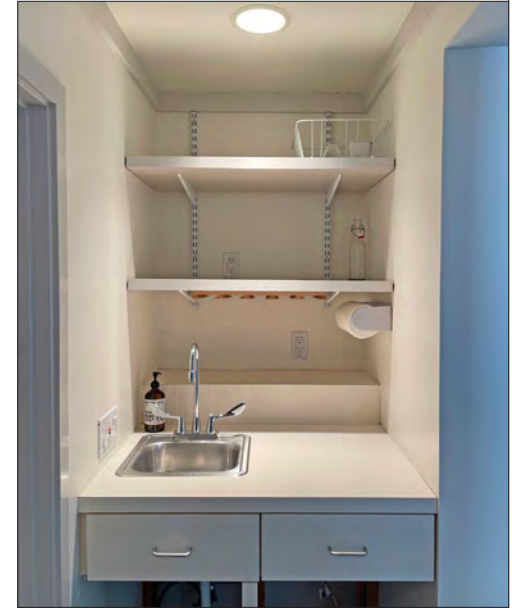
**ZONING:**

C-NS North Shattuck  
Commercial District

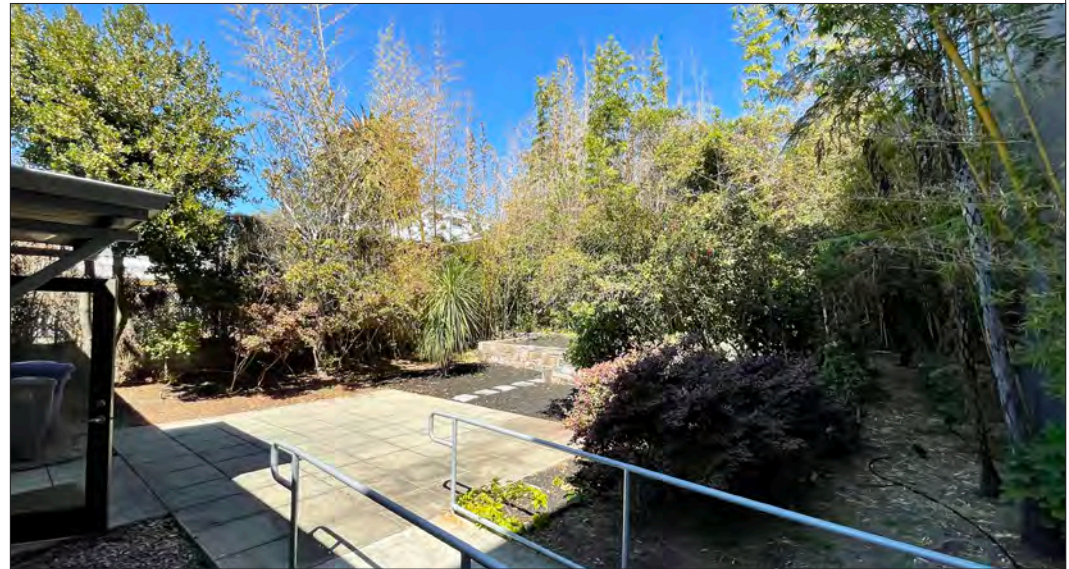
- Curb appeal
- Handicap accessibility through gated side entry
- Bright interior with ample natural light and recessed lighting
- Built-in bookcases, desks and storage to maximize efficiency
- Crown moulding and new carpeting throughout
- Kitchenette and 1 large restroom
- Double pocket doors close off front reception area for privacy
- **French doors open to a charming private backyard area with patio, landscaping and mature trees**
- Easy walk to Downtown Berkeley and BART
- Near Post Office, Safeway, many popular restaurants and cafes
- AC Transit bus stops all along Shattuck Avenue
- Located around corner from the historic Walnut Square area with many unique artisan stores and services (including the original Peet's Coffee & Tea)
- Perfect for Lawyer, Accountant, Writers, Designers, etc.



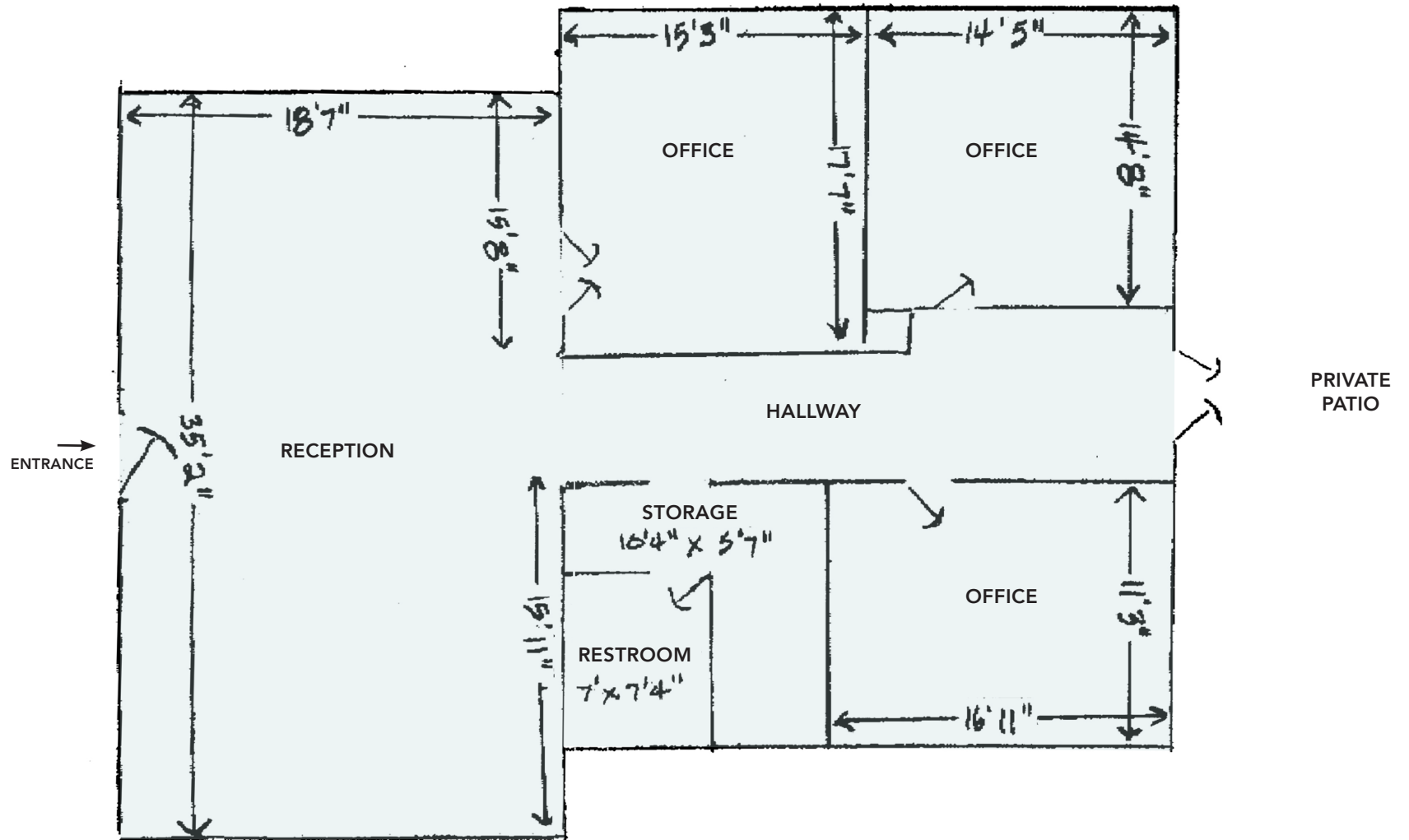








SHATTUCK AVENUE



This drawing is intended to be used as an aid for planning. Though care was taken in drawing this floor plan, accuracy is not guaranteed.



## RESTAURANTS, CAFÉS AND BARS

Chez Panisse	Blue Bottle Coffee
The Cheese Board Collective	Triple Rock Brewery
Agrodolce Osteria	Gather
Caravaggio Gelateria Italiana	Jupiter
Cupcakin Bake Shop	Bobby G's Pizzeria
Sweetgreen	Spats
Via Del Corso	Mad Seoul
Saul's Deli	Eureka!
Masse's Pastries	Sliver Pizza
Love at First Bite Bakery	Starbucks
Barney's Gourmet Hamburgers	Tender Greens
Crepevine	Peet's Coffee
Victory Point Cafe	Comal
Grégoire	Ippudo

## RETAIL

Books Inc.  
Safeway  
Andronicos  
CVS  
Walk Shop Shoes  
A Priori Gift Shop  
Healthy Spot Pet Store  
Lhasa Karnak Herb Company  
Trader Joe's  
Half Price Books  
Target  
FedEx Ship Center  
Berkeley Ace Hardware

## ENTERTAINMENT

Berkeley Repertory Theatre  
Aurora Theatre Company  
Freight & Salvage  
The Back Room  
UC Theatre  
The Marsh Arts Center  
BAMPFA

## FITNESS

Downtown YMCA  
Yoga Kula  
Cyclebar  
CorePower Yoga



THE CHEESE BOARD  
COLLECTIVE

AGRODOLCE



tendergreens



BARNEY'S  
GOURMET HAMBURGERS

HALF PRICE BOOKS

Berkeley Rep

sweetgreen



# GORDON

COMMERCIAL REAL ESTATE BROKERAGE

1619 SHATTUCK AVENUE, BERKELEY, CA  
**NEIGHBORHOOD**



The information contained herein has been provided by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we cannot guarantee it. All information should be verified prior to leasing.