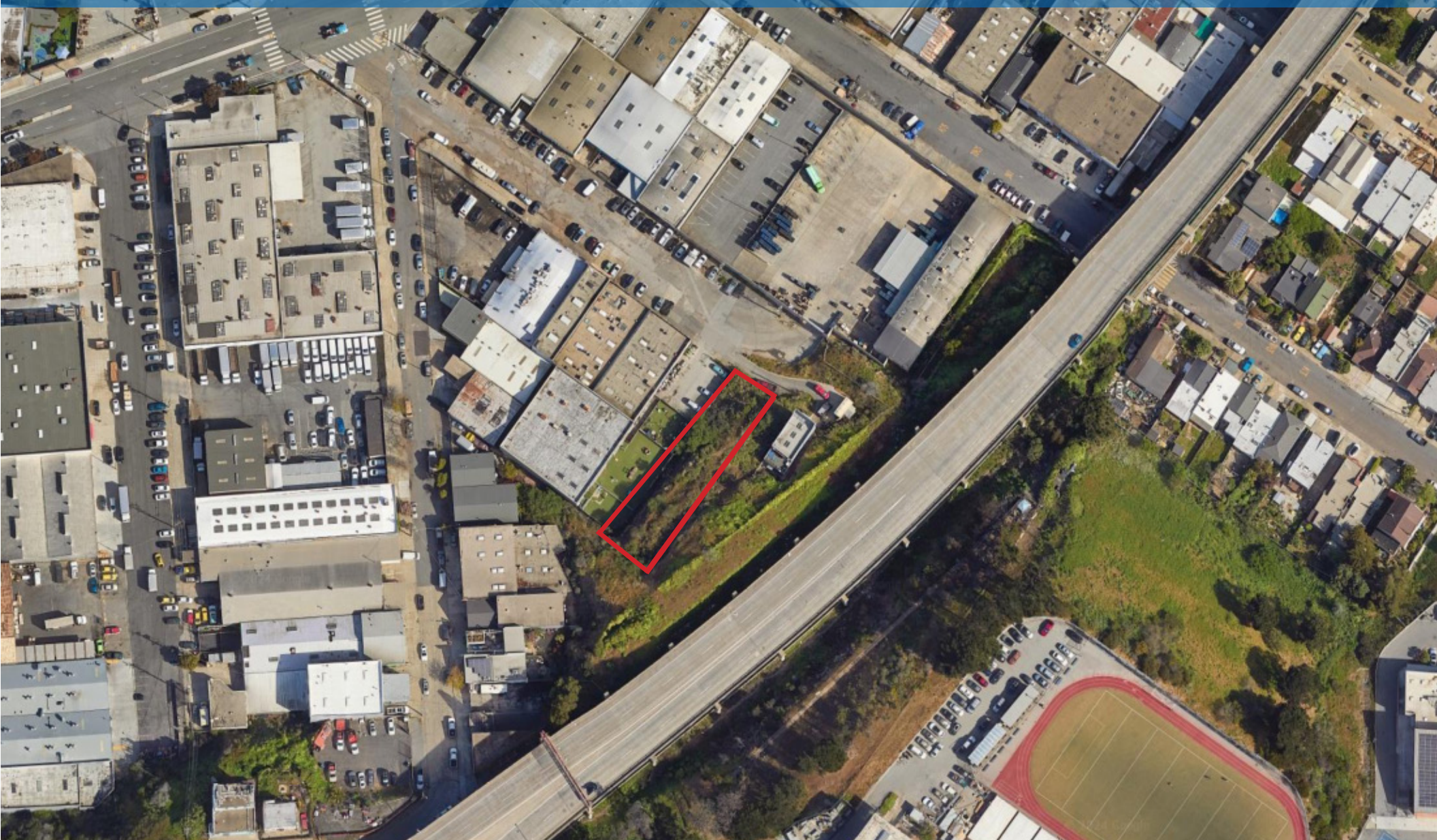


# INDUSTRIAL LOT AVAILABLE FOR SALE

2245-2247 SHAFTER AVENUE, SAN FRANCISCO, CA 94124 | APPAREL CITY



INCORPORATED | EST. 1922

CELEBRATING  
**100 Years**

**ANDREW KRAFT**  
415.233.21452  
akraft@blatteisrealty.com  
DRE #02019054

# PROPERTY SUMMARY

Blatteis Realty Co. is proud to present the opportunity to purchase 2245-2247 Shafter Avenue. Situated in Apparel City, this 10,000 square foot lot is great for investors and ambitious owner-users. This blank canvas can be transformed into a thriving business hub that can suit whatever your needs may be. This PDR-2 Zoned lot in Apparel City neighborhood in San Francisco provides excellent development potential with 50ft frontage on Shafter Ave.

## OFFERING SUMMARY:

<b>Asking Price:</b>	\$1,500,000
<b>Property Type:</b>	Commercial Lot
<b>Lot Width/Depth:</b>	50 x 200 Sq Ft
<b>Lot Size:</b>	±10,000 Sq Ft (Per Realquest)
<b>Cross Street:</b>	Thomas Avenue
<b>APN:</b>	5350-060



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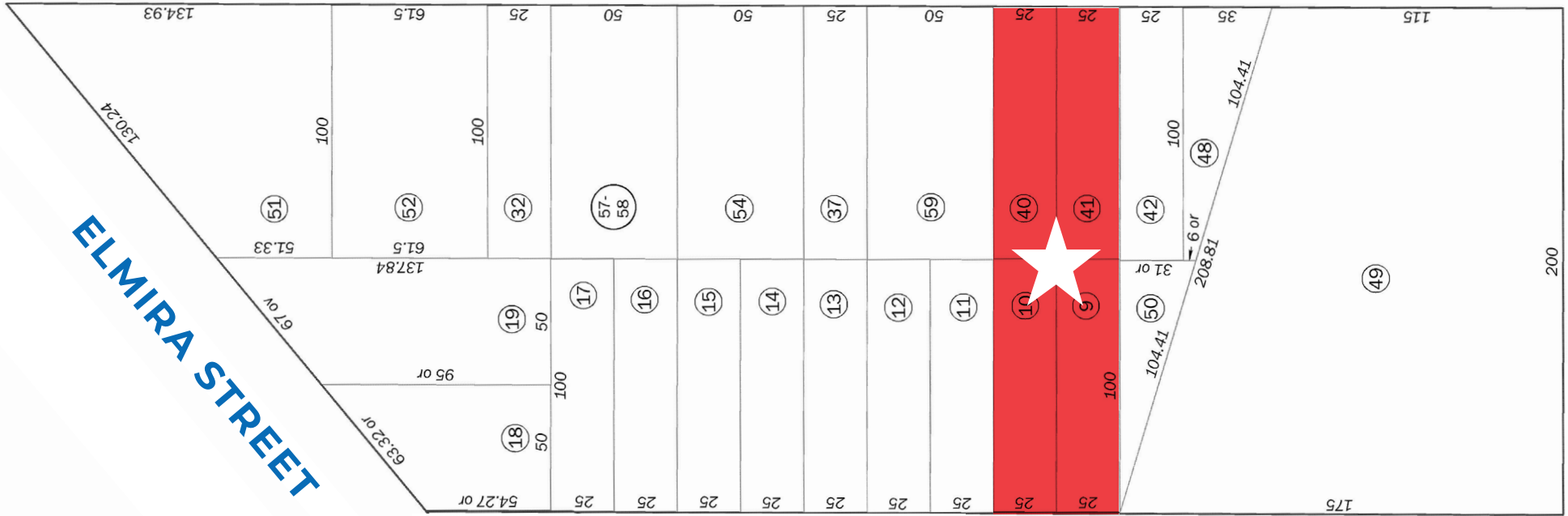
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This Statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through Blatteis Realty Company. The above information, while not guaranteed, has been secured from sources believed to be reliable. Blatteis Realty has not verified its accuracy and make no guarantees, warranty or representation regarding this information and it is published subject to the possibility of errors, omissions, changes of listing information including price, term, financing, or withdrawal without notice. We include projections, estimates, opinions and/or assumptions, for example only, and they may not represent current or future performance of the property. You should consult your tax and legal advisors before to verify the validity of estimates. All commercial or mixed-use property presented by Blatteis Realty is subject to local zoning codes and regulations. It is the sole responsibility and liability of tenants and property owners to obtain all applicable required building permits and/or certificates from the local city/town Planning Department before commercial property use can commence or a building can be built.

101 Montgomery Suite 888, San Francisco, CA 94104 | t: 415.981.2844 | f: 415.981.4986 | info@brsf.co | DRE #01421282

# PARCEL MAP

## SHAFTER AVENUE

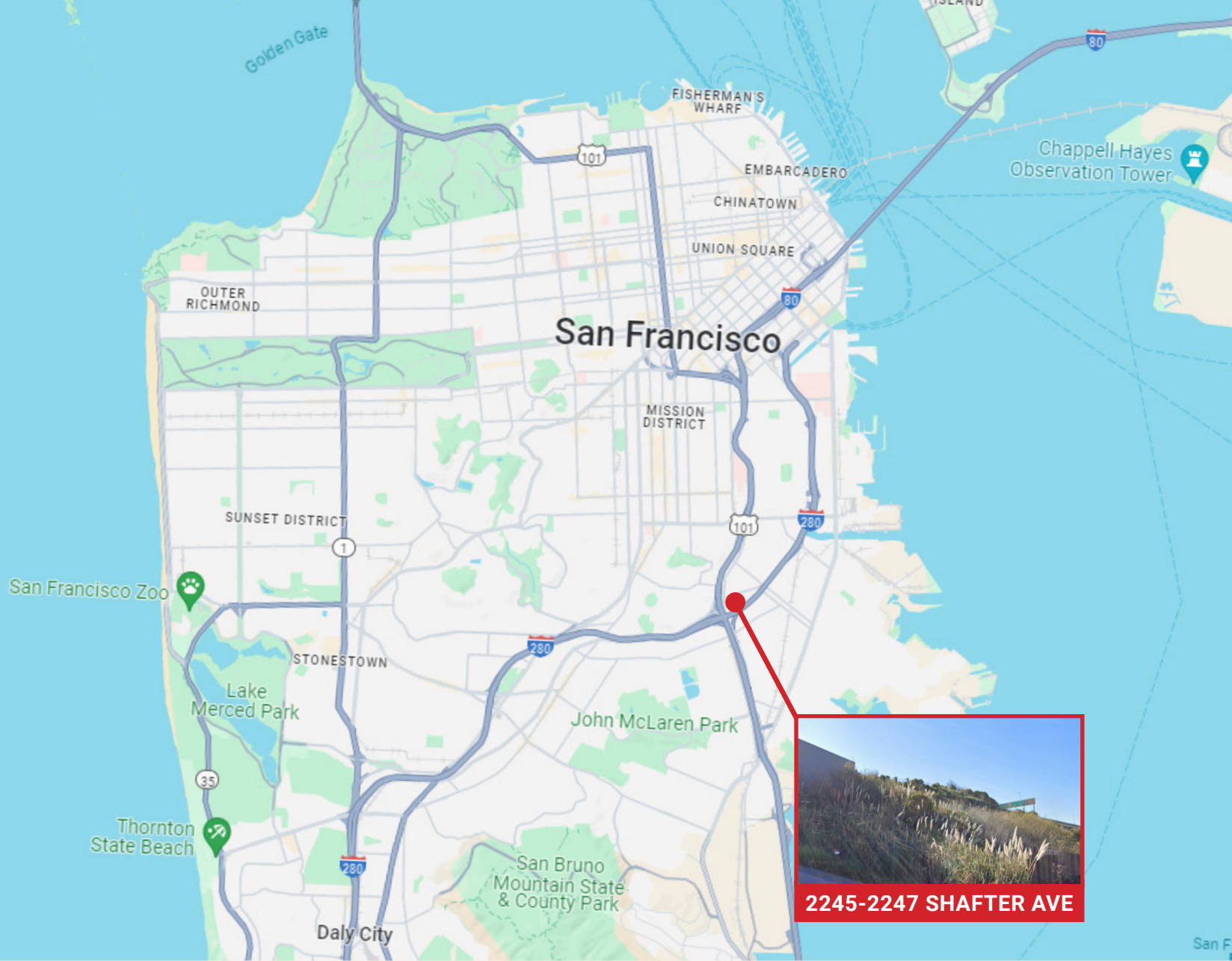


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