



## US Bank Building

475 El Camino Real, Millbrae, CA 94030



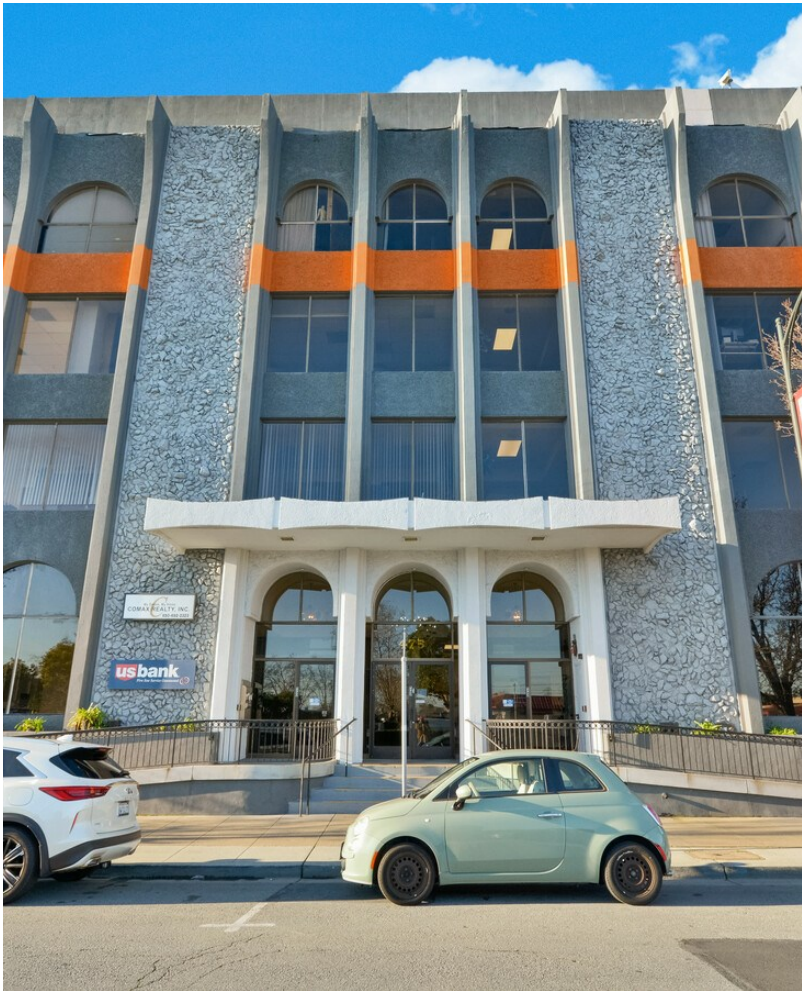
**Edward Gonzalez**

EMM, LLC

475 El Camino Real, Millbrae, CA 94030

[edwardp.gonzalez@yahoo.com](mailto:edwardp.gonzalez@yahoo.com)

(415) 424-9900



# US Bank Building

\$36.00 /SF/YR

- One of the tallest office building in Millbrae, El Camino Real. Recently upgraded to LED lights, Efficient Property Management, .
- CCTV Camera 24 hours surveillance, Facing El Camino Real, Lots of Natural Sunlight



Rental Rate:	\$36.00 /SF/YR
Property Type:	Office
Property Subtype:	Office Live/Work Unit
Building Class:	B
Rentable Building Area:	36,000 SF
Year Built:	1963
Walk Score ®:	94 (Walker's Paradise)
Rental Rate Mo:	\$3.00 /SF/MO

### 2nd Floor Ste 202

1

Space Available	4,751 SF
Rental Rate	\$36.00 /SF/YR
Date Available	Now
Service Type	Full Service
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

CCTV Camera surveillance 24 hrs, LBuilt LED lights entirely building, New HVAC.

### 2nd Floor Ste 218

2

Space Available	1,735 SF
Rental Rate	\$36.00 /SF/YR
Date Available	Now
Service Type	Full Service
Space Type	Relet
Space Use	Office
Lease Term	2 - 5 Years

### 3rd Floor Ste 300

3

Space Available	2,015 SF
Rental Rate	\$36.00 /SF/YR
Date Available	Now
Service Type	Full Service
Built Out As	Law Firm
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

### 3rd Floor Ste 309

4

Space Available	1,180 SF
Rental Rate	\$36.00 /SF/YR
Date Available	Now
Service Type	Full Service
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

The office is fully installed with LED lights with window views.

4th Floor Ste 405

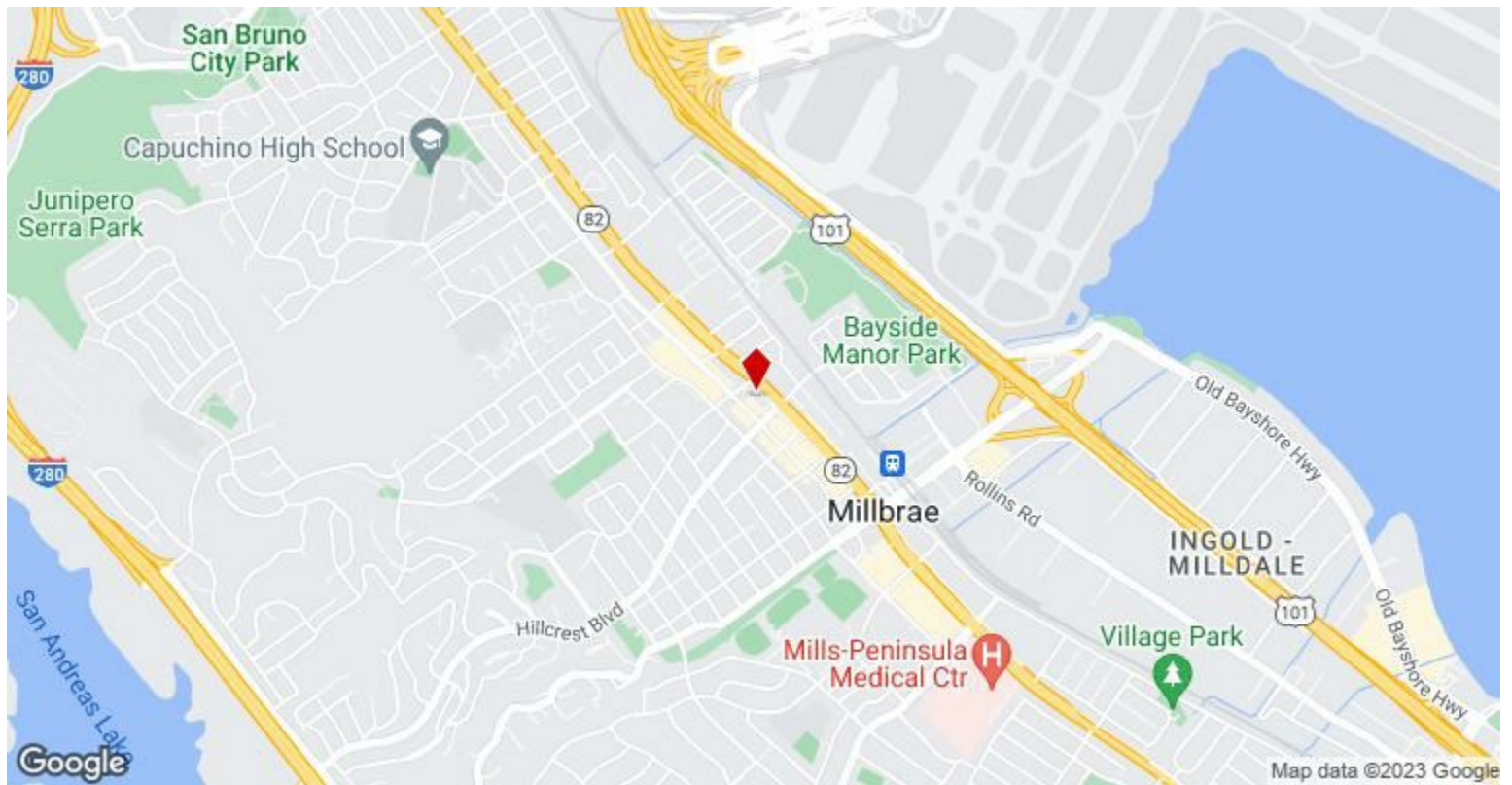
Space Available	1,674 SF
Rental Rate	\$36.00 /SF/YR
Date Available	Now
Service Type	Full Service
Built Out As	Standard Office
Space Type	Relet
Space Use	Office
Lease Term	2 - 5 Years

Overlooking El Camino Real, San Francisco Airport, and South San Francisco's area. Space is fully installed with LED lights, window views, and plenty of natural sunlight.

## Major Tenant Information

Tenant	SF Occupied	Lease Expired
All Sate Insurance	-	
Atty. Kim	-	
El Camino Trading	-	
I Leverage	-	
Jason Jiang	-	
Paper Culture	-	
Prestoq - Delaware- Corporation	-	
Solar Tech, Ca. LLC.	-	
US Bank	-	
Wah Yat Holdings	-	



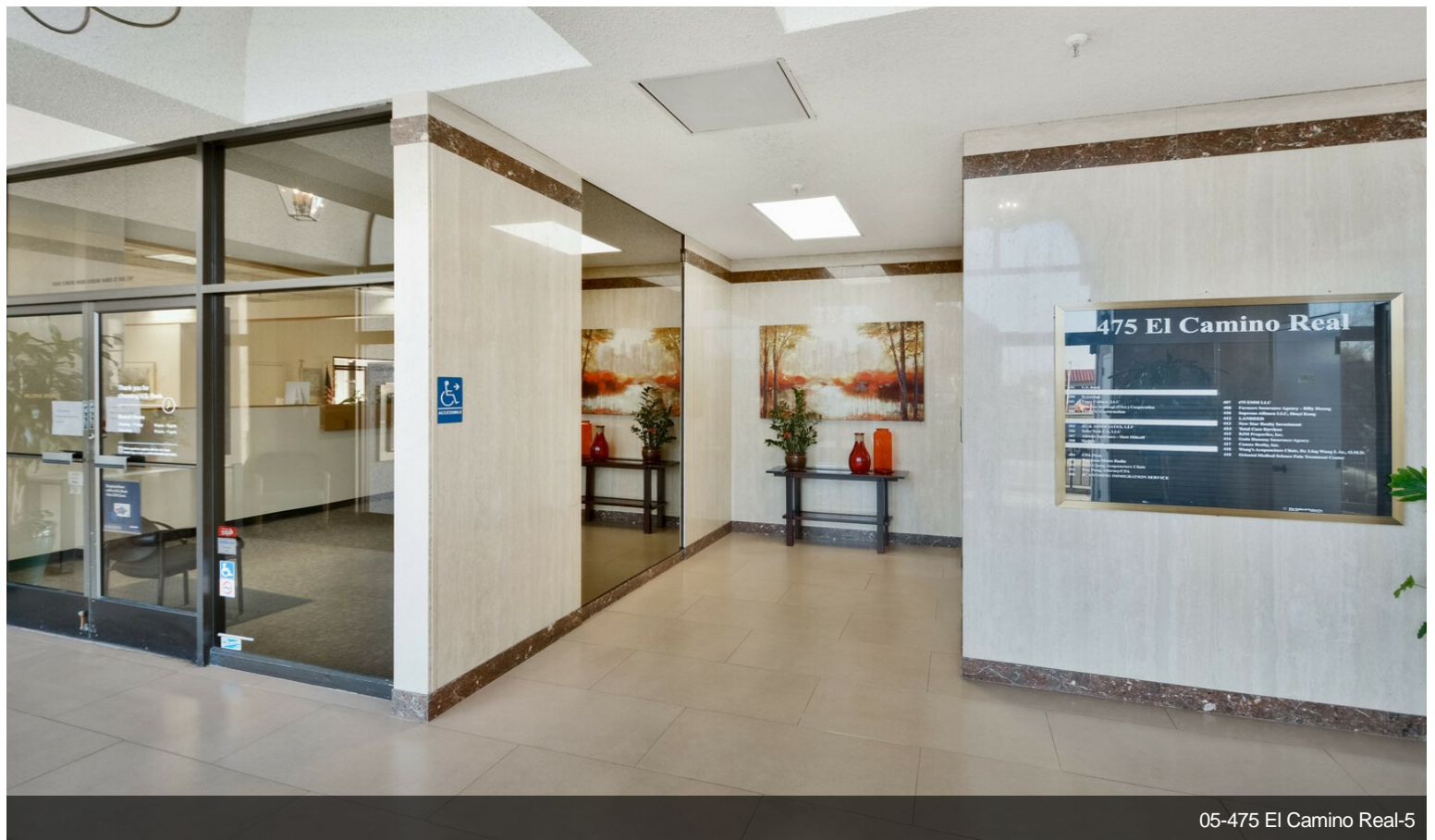


**475 El Camino Real, Millbrae, CA 94030**

## Property Photos



04-475 El Camino Real-4



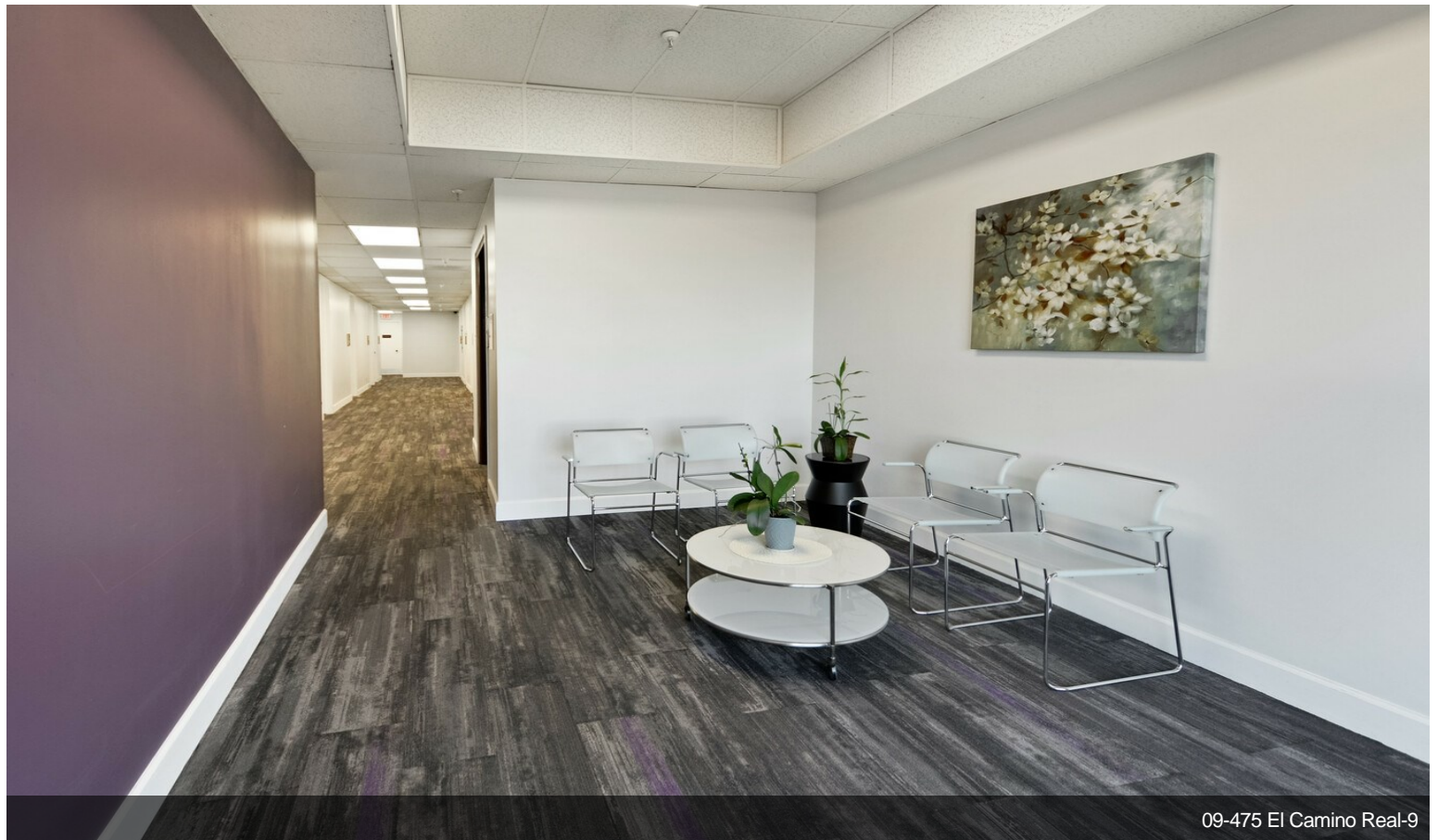
05-475 El Camino Real-5



## Property Photos



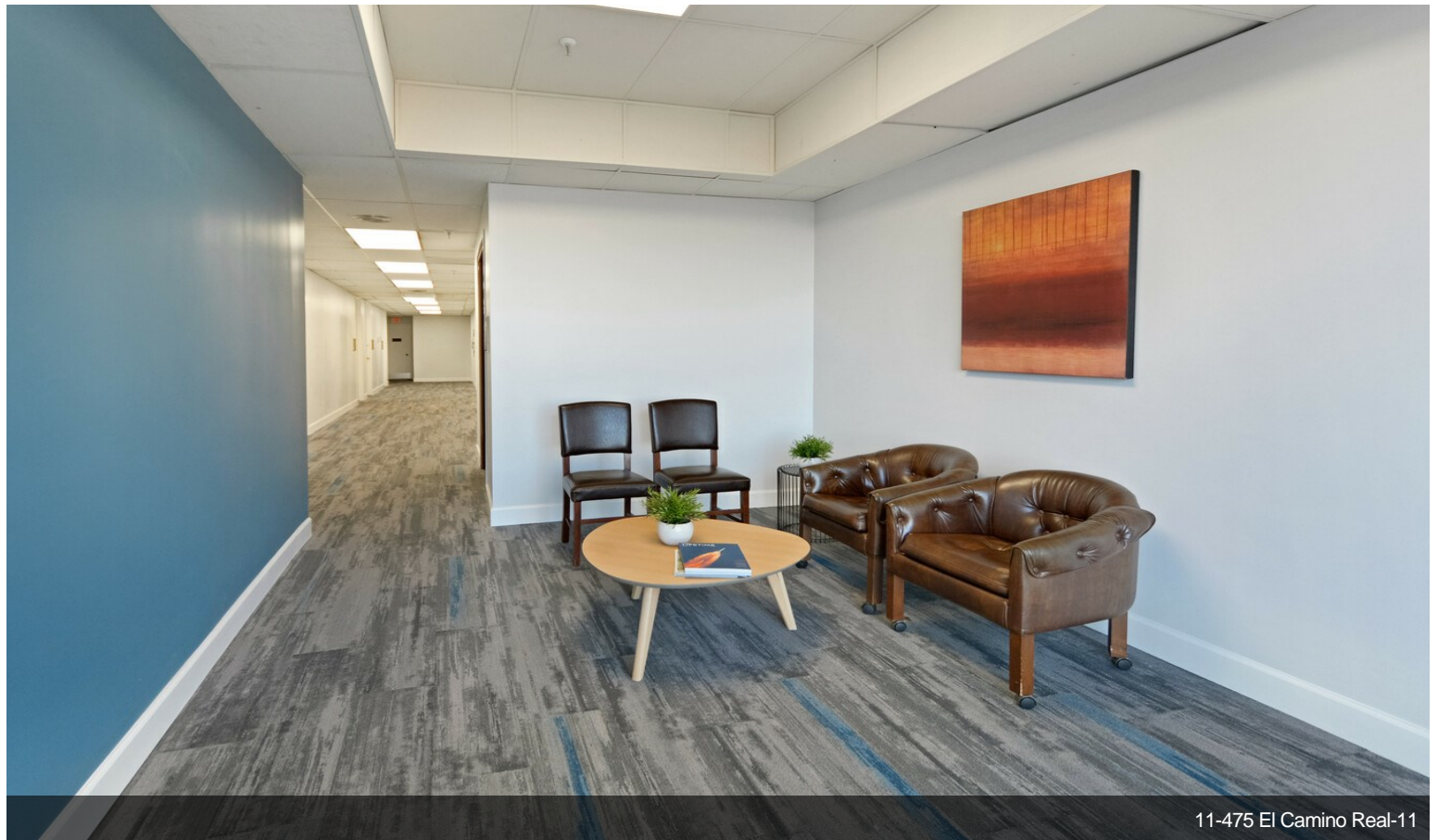
07-475 El Camino Real-7



09-475 El Camino Real-9



## Property Photos





## Property Photos

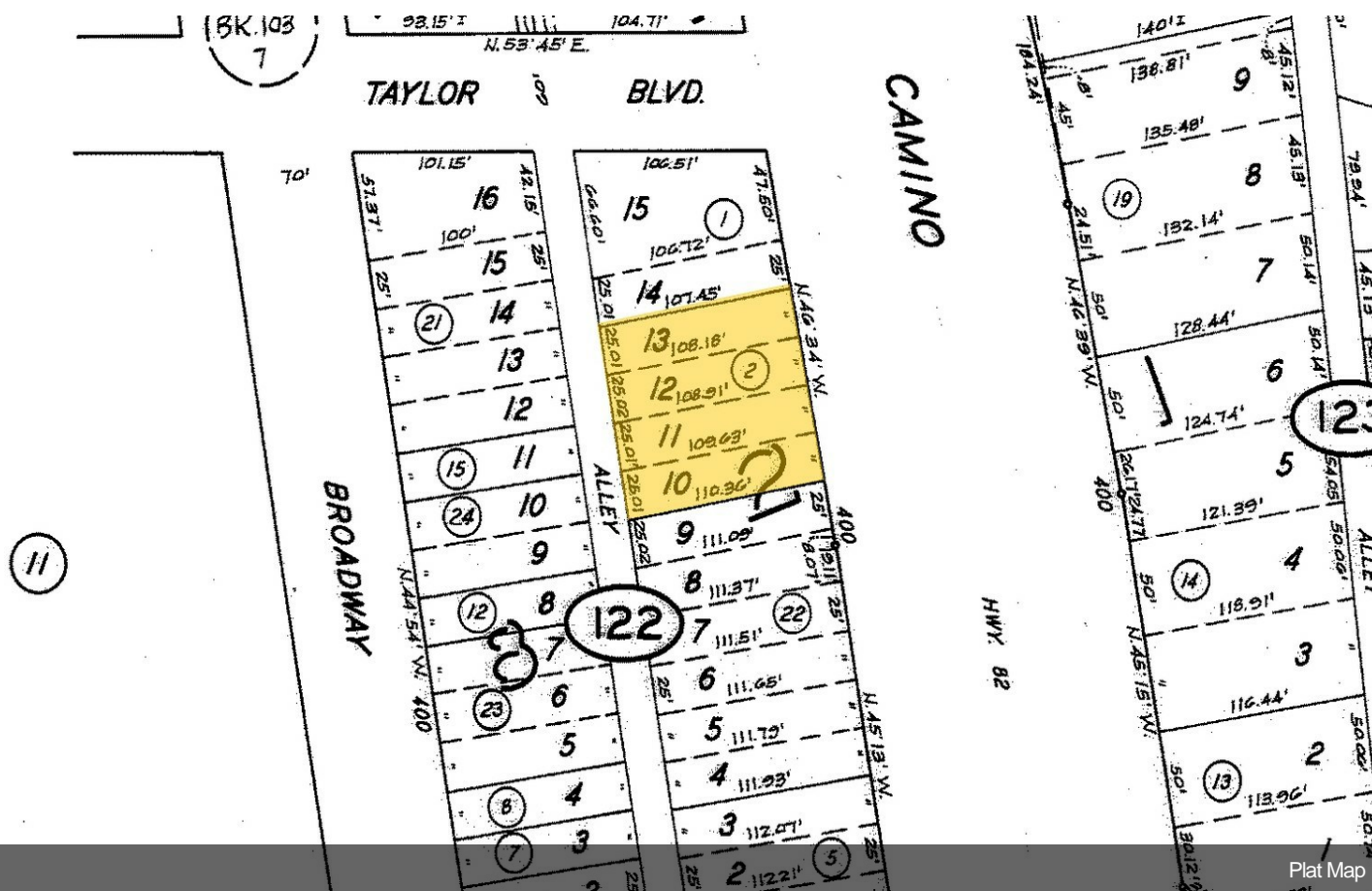




# Property Photos

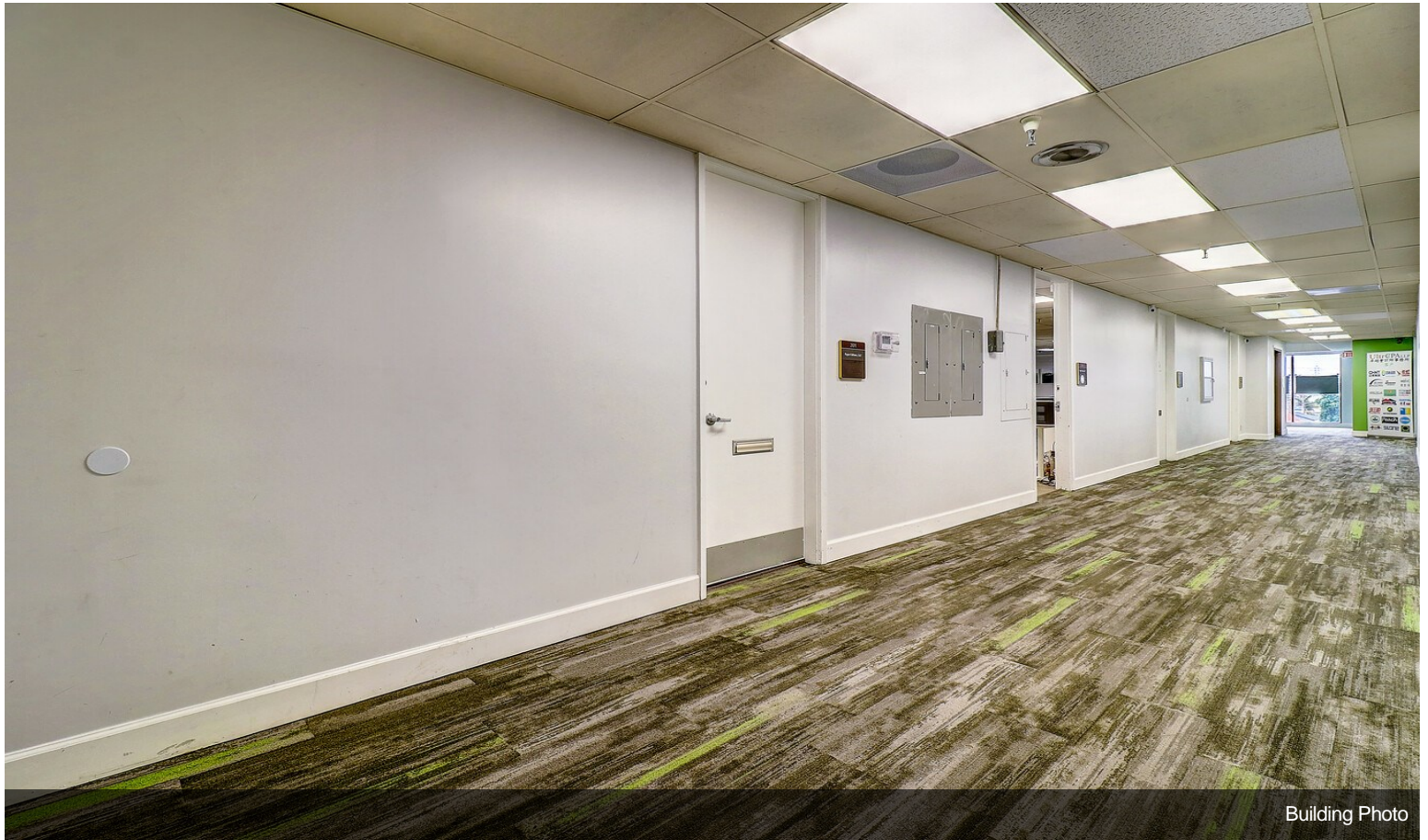


13-475 El Camino Real-13

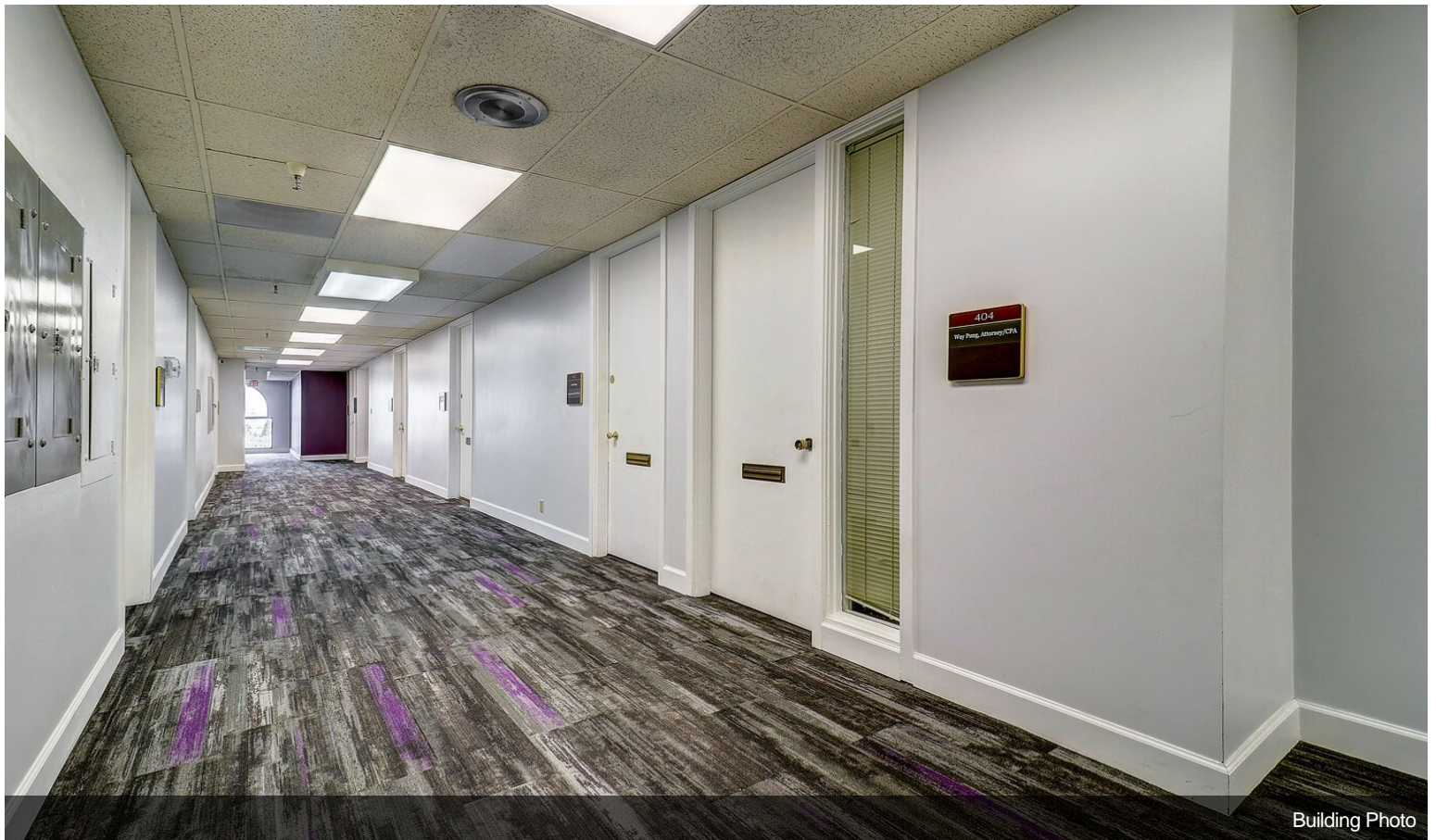




## Property Photos



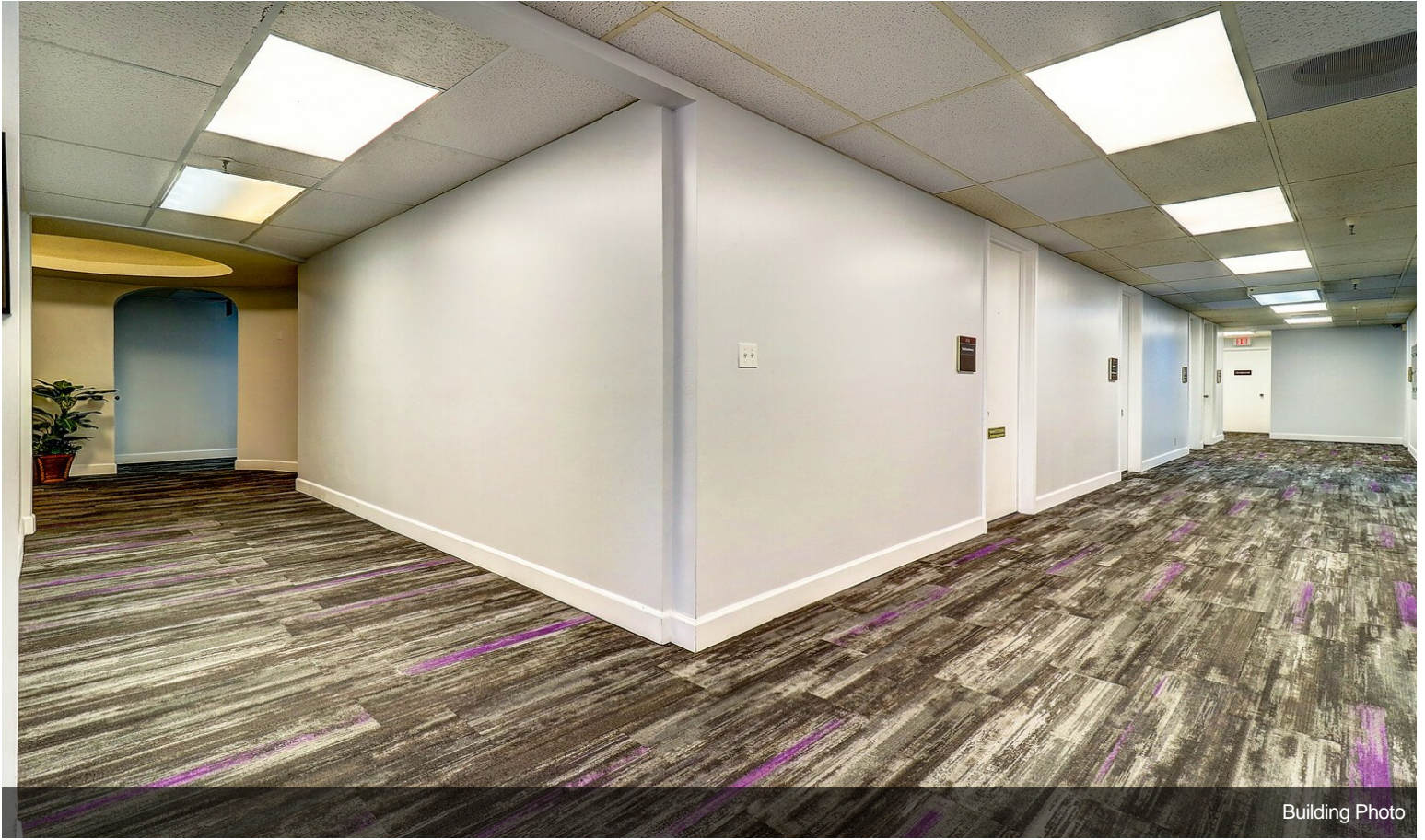
Building Photo



Building Photo



## Property Photos



Building Photo