



1631 Pearl Street

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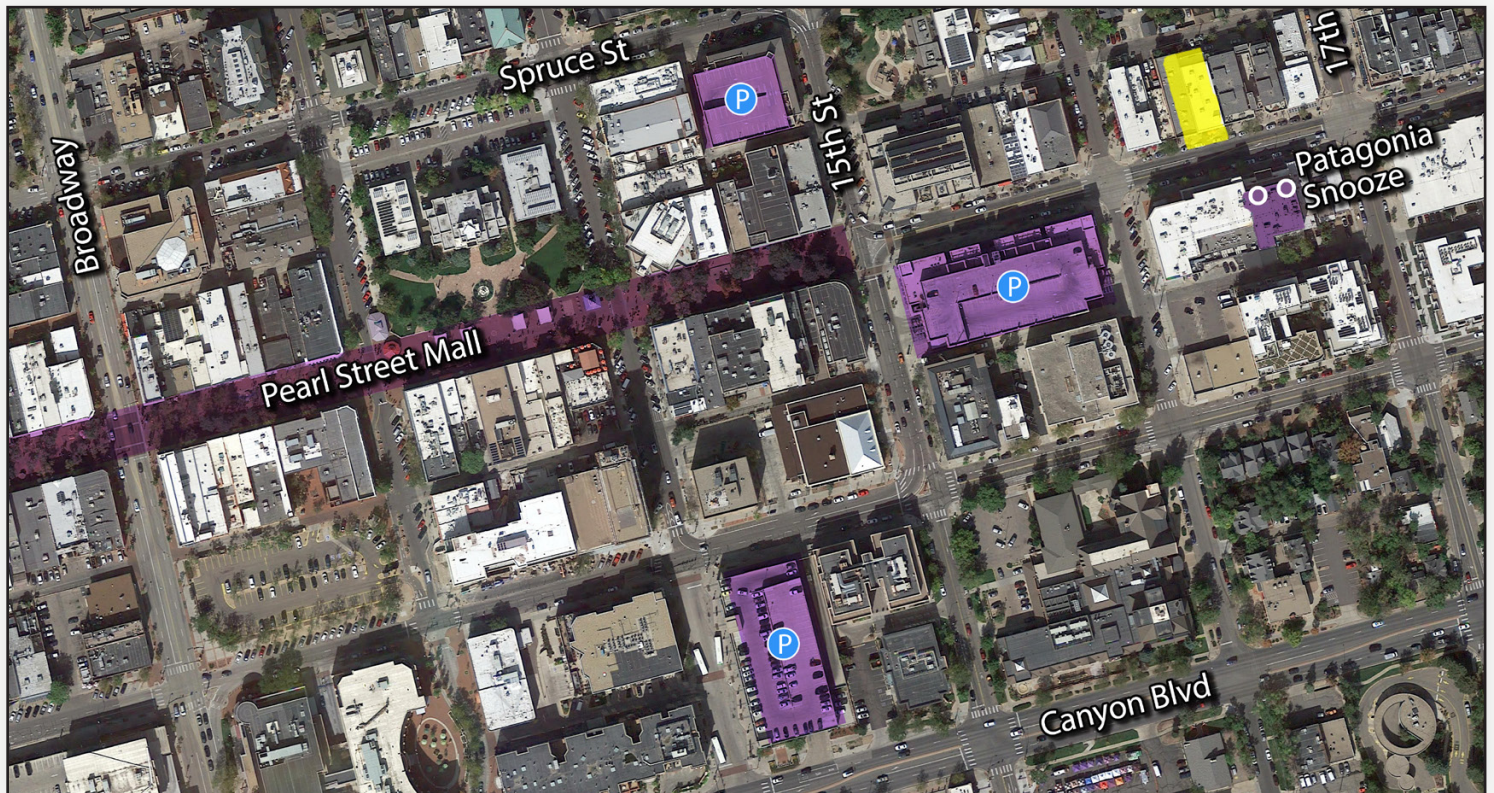
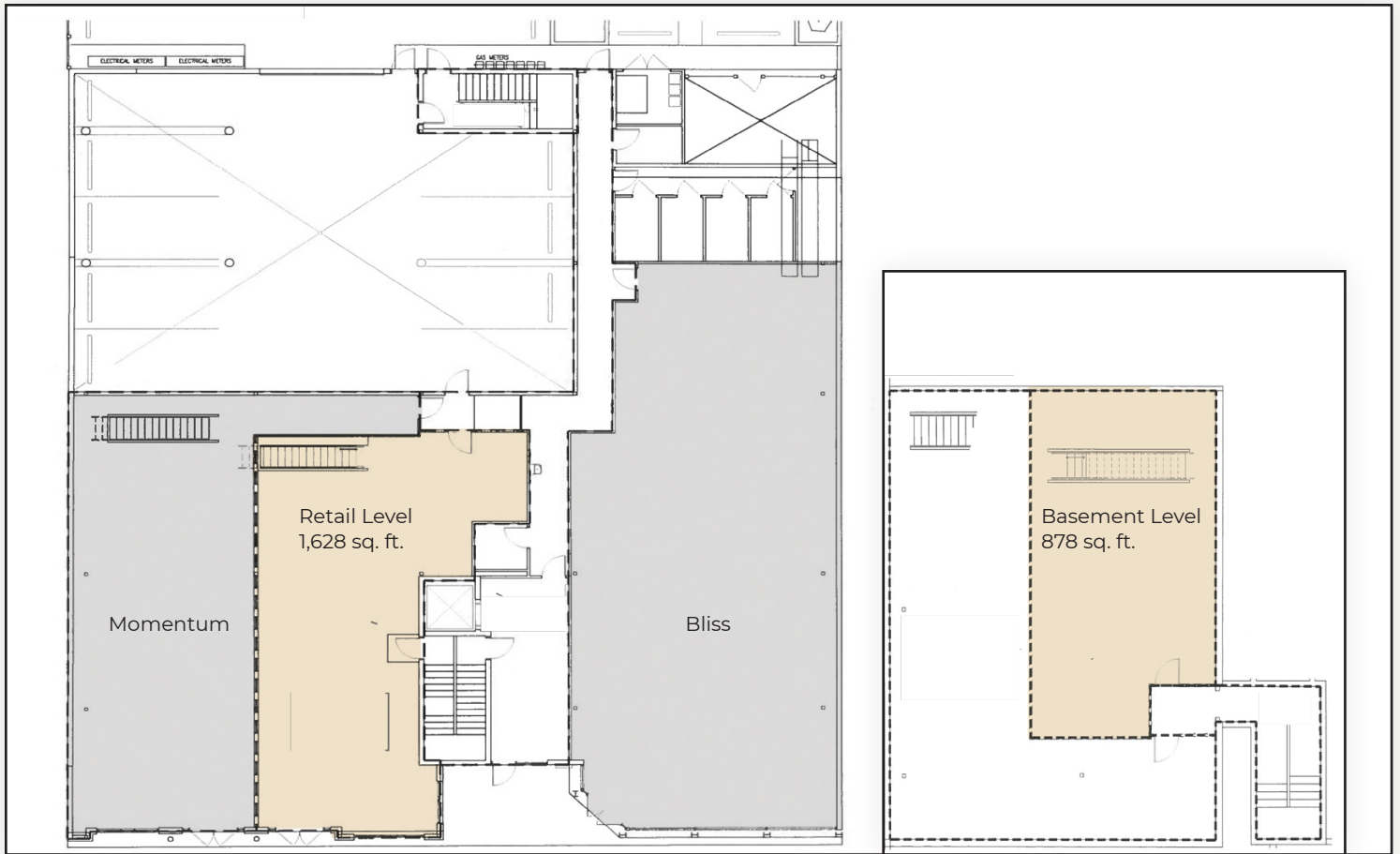
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GEM of a Retail Space on Pearl Street

Available Space	2,506 sq. ft.
Lease Rate / sq. ft.	\$38.50 NNN
Expenses / sq. ft.	\$15.15

- Includes 878 sq. ft. Basement Space Connected by Internal Stairs at \$18.00 / sq. ft. Gross & 1,628 sq. ft. Retail Level at \$38.50 / sq. ft. NNN
- Beautiful Retail Space on the Vibrant East End of Pearl Street
- Directly across from Patagonia's New Location
- One Reserved Parking Space in Alley, Available for \$150 / Month
- Alley Access for Loading

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