



## FOR SALE-Executive office Building 5,200 +/- sq. ft. Downtown

### ASKING PRICE:

\$ 630,000

### BUILDING SF:

5,200+/- sq. ft.

### LOT SIZE:

.31 acres  
(13,391 +/- sf)

### ZONING:

C-1 (Limited  
commercial  
district)



**390 W Standley Street, Ukiah CA 95482**

High quality professional office building in the heart of downtown. Excellent on site parking. All executive offices open into a beautiful private courtyard area through floor to ceiling sliding glass doors. This is a must see property.

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal. An interested party should verify the status of the property and the information herein.



# Property Overview

Pricing	
<b>Asking Price:</b>	\$630,000 (\$121.15 psf)
Building	
<b>Construction:</b>	Wood Frame and Stucco
<b>Year Built:</b>	1973
<b>Sq. Feet:</b>	5,200+/-
<b>Improvements:</b>	Downstairs has 7 offices and a conference room, additional 4 offices upstairs, kitchen and 2 storage areas
<b>Heating and Air:</b>	Two separate heating and air conditioning systems
<b>Parking:</b>	18 on site parking spaces
Site	
<b>APN:</b>	002-217-01
<b>Size:</b>	.33 acres (13,391+/- sf)
<b>Zoning:</b>	C-1 ( Limited Commercial District)
<b>City / County:</b>	Ukiah/Mendocino
<b>Water &amp; Sewer:</b>	City of Ukiah
<b>Gas &amp; Electric:</b>	Pacific Gas and Electric Co.

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



RECEPTION



CONFERENCE ROOM

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



PRIVATE COURTYARD



ON SITE PARKING

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



**EXECUTIVE OFFICE**



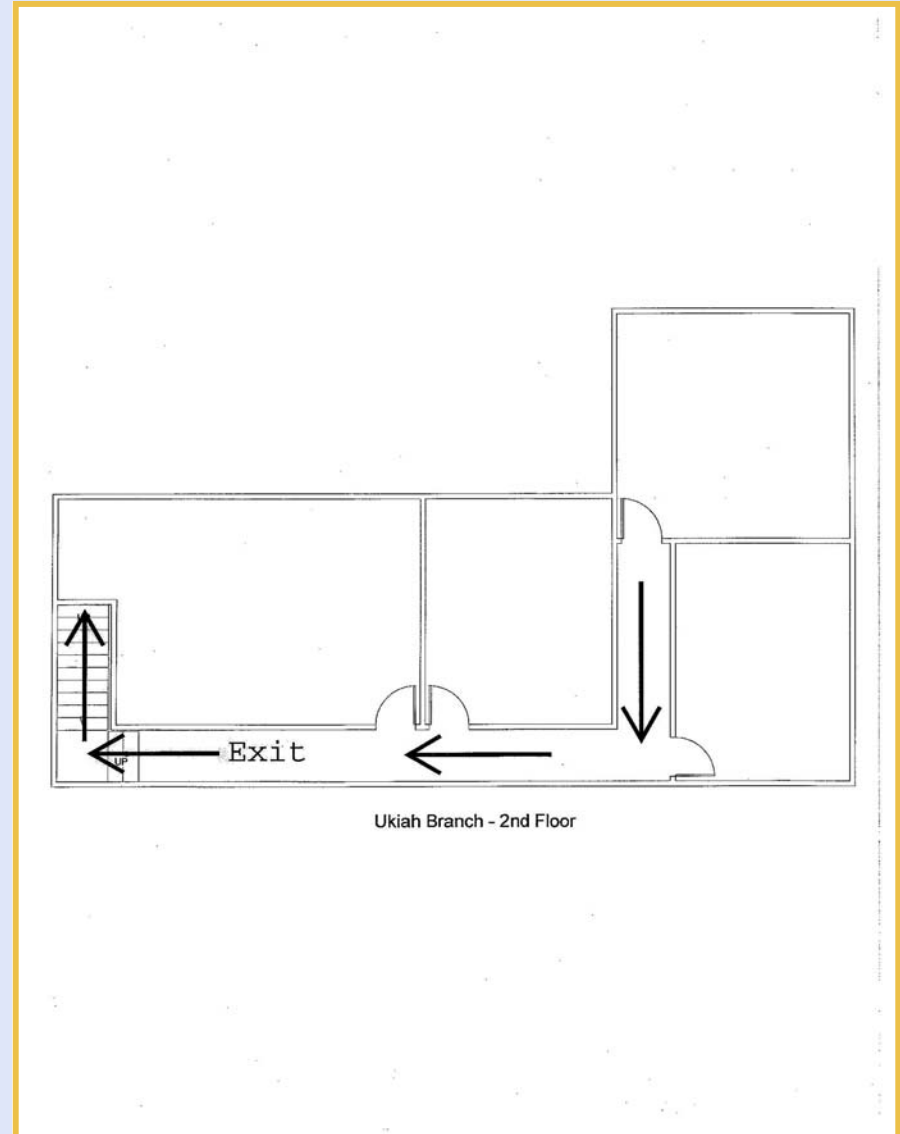
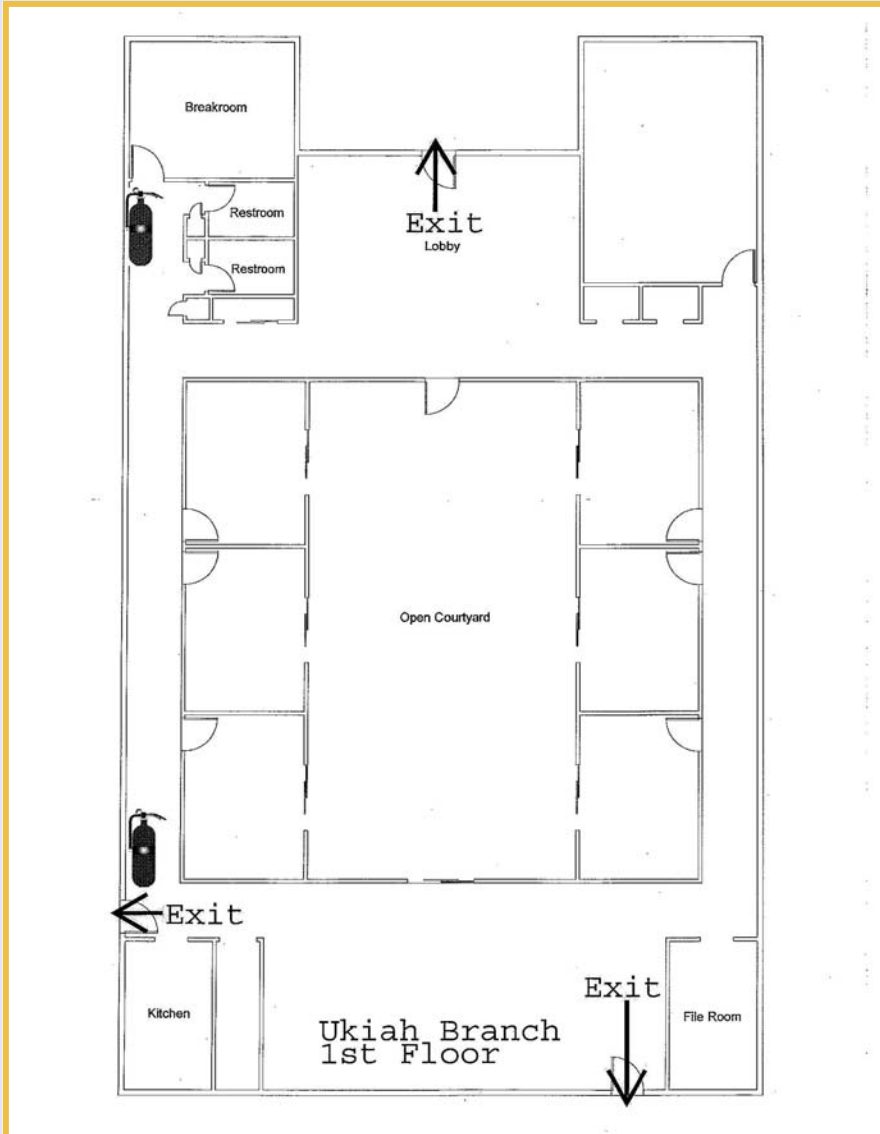
**EXECUTIVE OFFICE**

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



# Floorplan

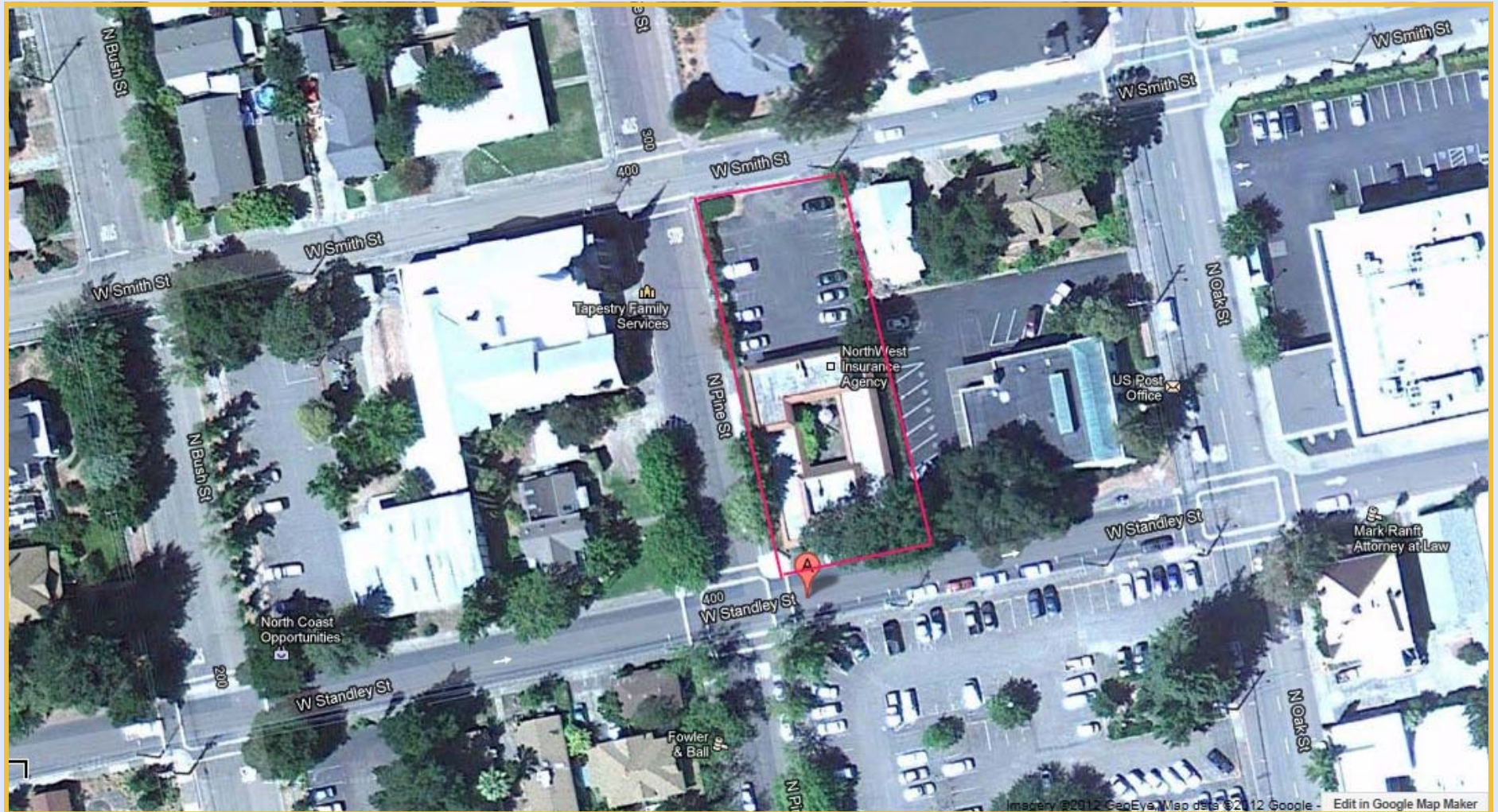


The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



# Aerial Map

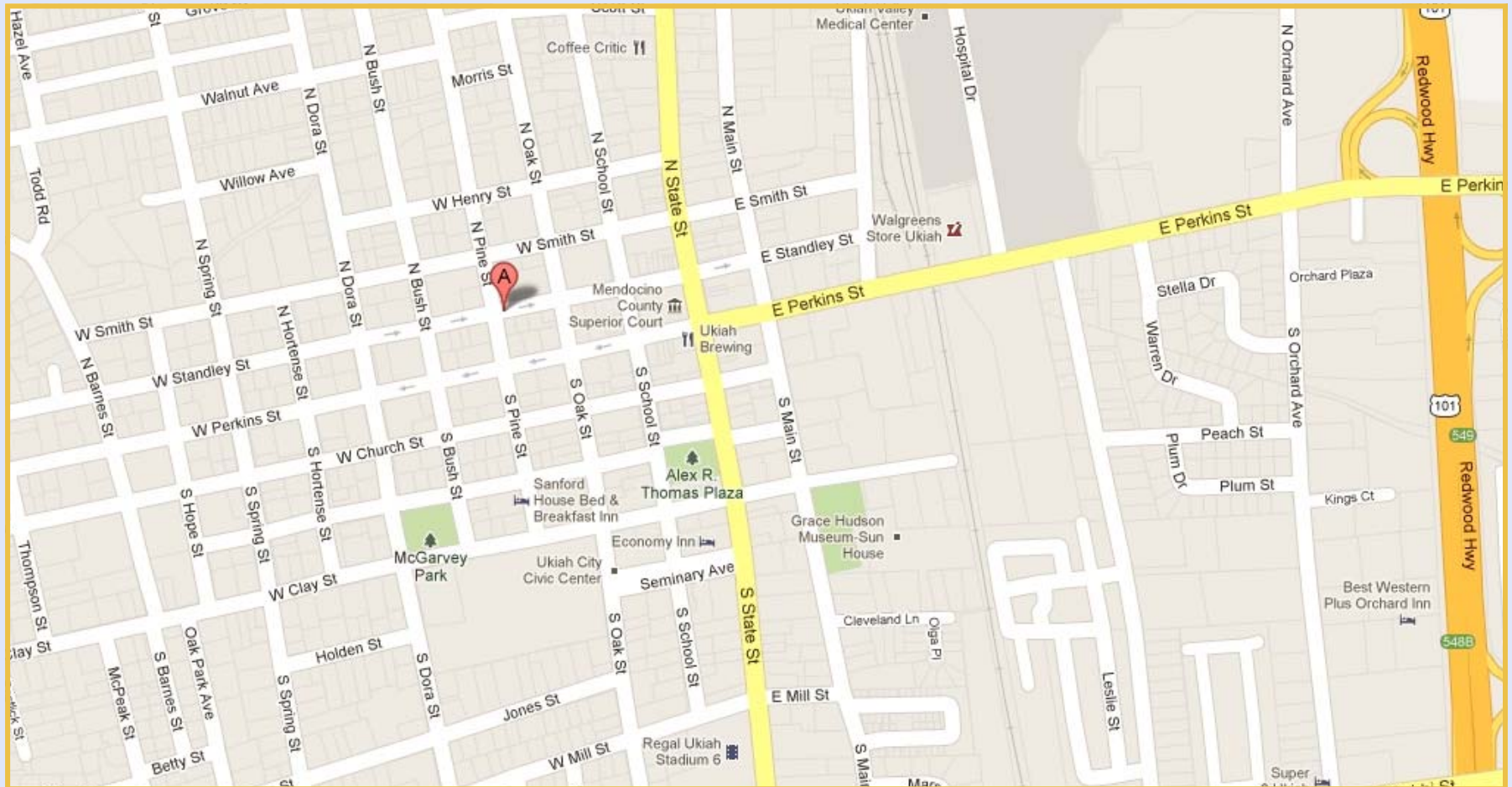


The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



# Location Map

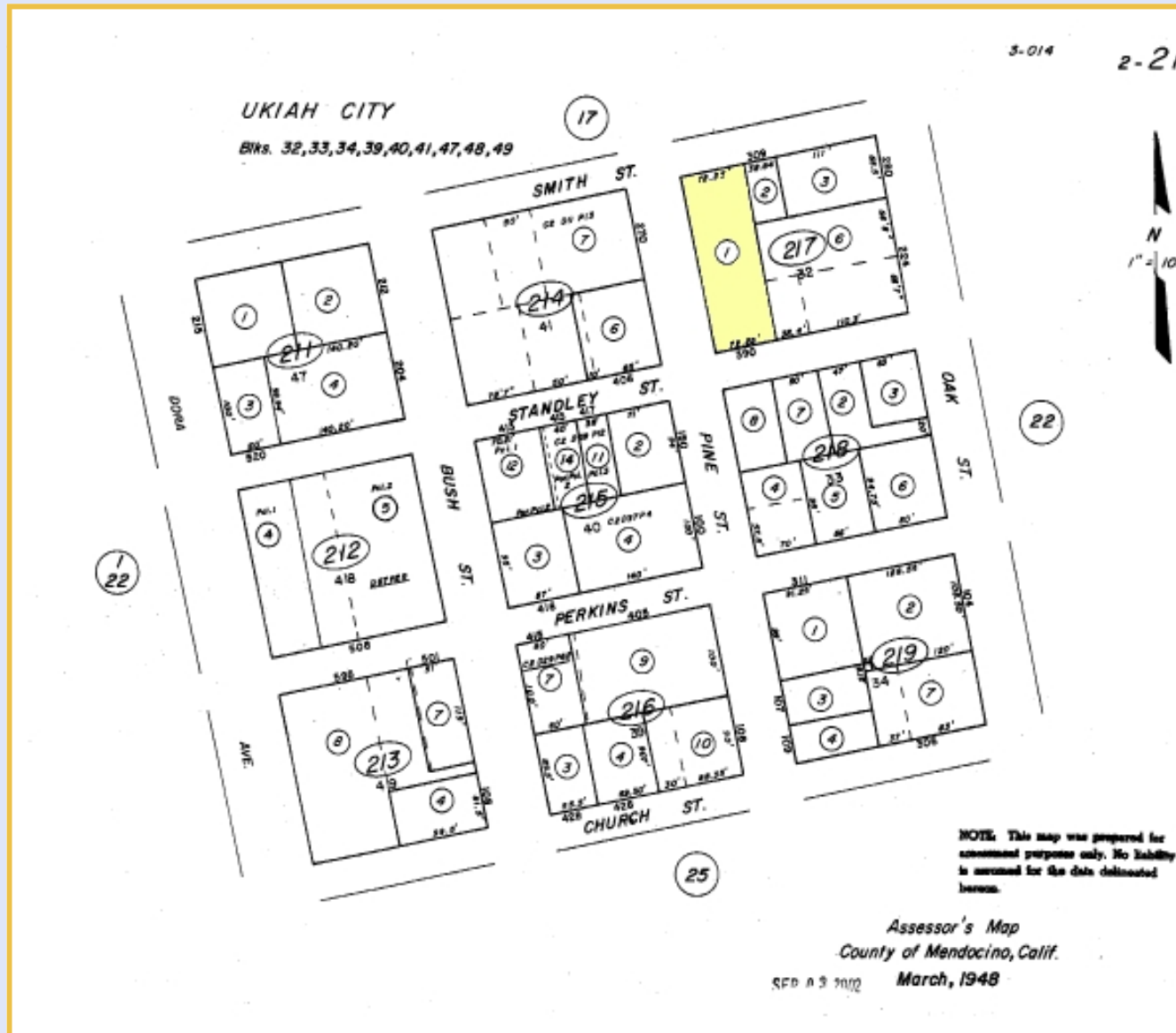


The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



# Parcel Map



The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.



# Broker Team

**William M. Severi, CCIM**  
bill@williamseveri.com



**Cell:**  
707-291-2722  
**Office:**  
707-523-2700  
**DRE No.:**  
01000344

**Nick Abbott**  
nabbott@northbayprop.com



**Cell:**  
707-529-1722  
**Phone:**  
707-523-2700  
**DRE No.:**  
01357548

**Santa Rosa Office:**  
2544 Cleveland Ave., Ste., 110  
Santa Rosa, CA 95403  
707-523-2700



## Northern California Offices

- Santa Rosa
- Novato
- Sonoma / Napa
- San Jose
- Sacramento
- Walnut Creek
- San Francisco

The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal.

An interested party should verify the status of the property and the information herein.