

# \$30 - 4355 Sonoma Boulevard, Vallejo

MLS® #325023834

**\$30**

0 Bedroom, 0.00 Bathroom, 4,261 sqft  
Commercial Lease on 0.71 Acres

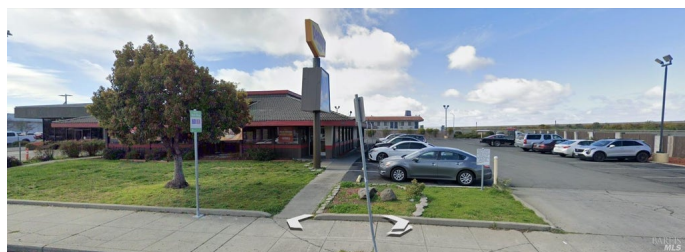
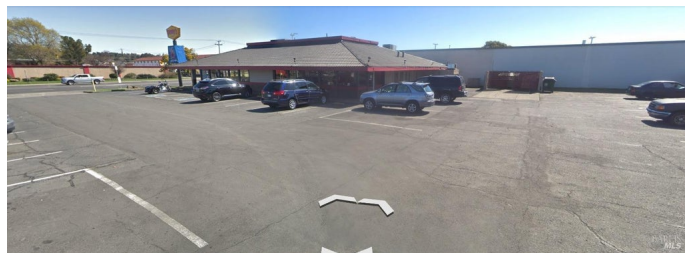
N/A, Vallejo, CA

This single-tenant commercial building, formerly a 35+ year restaurant, offers a leasing opportunity in developing Vallejo. Situated on Sonoma Blvd (Hwy 29), with Hwy 37 access, it has strong visibility. Nearby development includes a 429-unit housing project (5 mins), a new car wash next door, and a planned casino (7 mins). A retail center with Panda Express is being built nearby (2 mins). Planned Costco and homes will increase traffic. Next door to Motel 6 and near Kaiser Permanente, it sees consistent traffic. A bus stop is in front. Medical centers are close. Current undergoing renovations include new roof, electrical, and plumbing. CC Zoning allows various commercial uses. Tenant improvements are negotiable. ADA compliant, with a security system and 24/7 monitoring. 20 parking spaces. Near transit, dining, and retail like Starbucks, Walmart, Smart & Final Extra!, CVS, Bank of America, Big 5 Sporting Goods, Jiffy Lube, Arco/AMPM, El Pollo Loco, Mountain Mike's Pizza, Popeyes, Planet Fitness, Bank of the West, DD's Discounts. This property offers a practical leasing opportunity in a growing area.

Built in 1974

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | 325023834 |
| Price  | \$30      |



|                |                  |
|----------------|------------------|
| Bathrooms      | 0.00             |
| Square Footage | 4,261            |
| Acres          | 0.71             |
| Year Built     | 1974             |
| Type           | Commercial Lease |
| Sub-Type       | Retail           |
| Status         | Active           |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 4355 Sonoma Boulevard |
| Area        | Vallejo 5             |
| Subdivision | N/A                   |
| City        | Vallejo               |
| County      | Solano                |
| State       | CA                    |
| Zip Code    | 94589                 |

### **Amenities**

|                |    |
|----------------|----|
| Parking Spaces | 20 |
|----------------|----|

### **Interior**

|              |   |
|--------------|---|
| # of Stories | 1 |
|--------------|---|

### **Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | March 19th, 2025 |
|-------------|------------------|

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Agent  | Stephanie J Huarte |
| Listing Office | KW Advisors        |

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