

\$899,000 - 12590 San Pablo Avenue, Richmond

MLS® #425044192

\$899,000

0 Bedroom, 0.00 Bathroom, 3,638 sqft

Commercial Sale on 0.14 Acres

N/A, Richmond, CA

Located on Richmond's busiest commercial corridor, 12590 San Pablo Avenue offers a standout retail opportunity for owner-users. This 3,638 SF freestanding building sits on a 6,000 SF corner lot, featuring high visibility with prominent pylon signage and bright street frontage. The property includes a private four-car parking lot and benefits from excellent exposure with over 20,000 vehicles passing daily. Just one block from I-80 and only seven minutes from the El Cerrito Del Norte BART station, the site is also served by multiple bus lines, ensuring strong regional connectivity. Zoned CM-4 (Commercial Mixed-Use), the property supports a wide range of uses: retail, food and beverage (including cafes and restaurants), personal services, medical offices, and more, providing flexibility for various business types. It is also designated Medium Intensity Mixed-Use in the 2030 Richmond General Plan, encouraging mid-rise, mixed-use development that activates the intersection and serves the neighborhood. For an owner-occupant, SBA financing could offer monthly costs lower than leasing a comparable nearby space, making this a compelling long-term investment in a growing area.

Built in 1956

Essential Information

MLS® # 425044192



Price	\$899,000
Bathrooms	0.00
Square Footage	3,638
Acres	0.14
Year Built	1956
Type	Commercial Sale
Sub-Type	Retail
Status	Active

Community Information

Address	12590 San Pablo Avenue
Area	Richmond View
Subdivision	N/A
City	Richmond
County	Contra Costa
State	CA
Zip Code	94805

Additional Information

Date Listed	May 9th, 2025
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Listing Details

Listing Agent	Brian Leung
Listing Office	Compass Commercial

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