

Office/Retail Suites

With real roll-up doors

12330 Los Osos Valley Rd., San Luis Obispo

+/- 1,200 up to 2,400 SF

FOR LEASE



Contact: Steve McCarty
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805.431.2671
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Steve Davis
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805.704.5727
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www.McCartyDavis.com
641 Higuera Street, Suite 201
San Luis Obispo, CA 93401
805.543.1801
Updated: 2/23/2026

McCarty  **Davis**
Commercial Real Estate

Property Overview

McCarty Davis is pleased to offer the opportunity to lease multiple prime retail/office suites in the well-maintained Bear Valley Center on Los Osos Valley Road. The Bear Valley Center offers easy access to US 101 and is located close to major retailers like Target, Costco, Home Depot, Whole Foods, and more.

Property Facts

Available Suites	Unit Size	Space Details
Suite 12330	+/- 1,200 sq. ft.*	Open area with roll up door
Suite 12332	+/- 1,200 sq. ft.*	Open area with roll up door

**Suites are currently configured together but can be leased separately*

Lease Rate

For Lease: \$1.60/sq. ft. NNN (~\$0.62)

Additional Info

Available Now

Zoning: C-S

Monument signage available

Other tenants include Central Coast Archery, Tropics, Ribline, Depth Perceptions Dive Services, Cosmoprof Beauty, Zacatecas #1, SLOLife Studio & Mercantile



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OLD NAVY

HomeGoods



Olive Garden

DICK'S SPORTING GOODS



COSTCO WHOLESALE

101

Subject Property

SUBARU

WHOLE FOODS MARKET



HOME DEPOT

T.J. maxx



Tank Farm Rd

Juera St

Prado Rd

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For More Information

To schedule a showing please call or email us. Our contact information is below and we look forward to talking to you.



The information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

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