



FOR LEASE

Embarcadero West

Oakland, California



Property Highlights

- Converted Tomato Cannery
- On-Site Cafe
- Great Natural Light
- Open Space
- High Ceilings
- Exposed Brick & Timber
- Onsite Free Parking
- Favorable Pricing
- Excellent Freeway Access
- Owner Will Build to Suit Tenant Improvements
- Ample Power for a Variety of Requirements
- Flexible Zoning (M-20) Allowing for a Number of Uses



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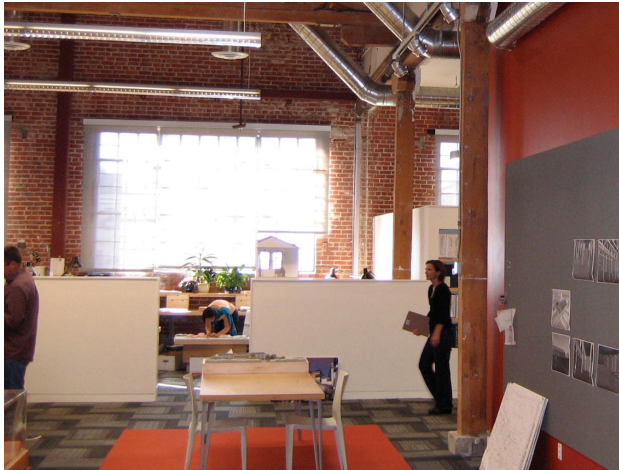
Oakland, California

Summary:

Embarcadero West is located on the north end of Jack London Square, Oakland's most identifiable landmark. It is situated between Linden and Myrtle Streets, and 3rd Street and the Embarcadero at the entrance to Oakland's Port. The project enjoys excellent freeway access to all points north and south via Highways 880 and 980 as well as close proximity to the Oakland West BART Station. Originally built as a Del Monte canning factory, this 4-square block development - Embarcadero West - has been transformed over the last 20 years into an exciting, entrepreneurial, creative office project. Embarcadero West encompasses over ±200,000 SF of office and R&D space and is home to Publishers, Architects, Engineers, Advertising/Branding Companies, Designers, and Non-Profits. The project is just a few blocks to the core of the newly revitalized Jack London Square which is home to multiple dining, shopping and lodging venues as well as an inviting waterfront environment. Parking for this project is free in a secure lot.

Environment:

The property consists of two buildings totaling approximately 200,000 square feet. Office suites range in size from 300 square feet to 30,000 square feet. The buildings have been seismically and cosmetically upgraded to present a professional and inviting environment which suits a wide range of businesses. The suites are flexible in design due to the wide column spacing and provide a warm and creative image from the exposed brick and timber and ample natural light.



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Availability:

Address:	Suite	SF	Asking Rate	Comments
100 Filbert	N/A	±9,049	\$2.65 IG	Large open office concept. 30' Clerestory ceiling, concrete converted warehouse, kitchen, reception, distinctive private entrance directly off Filbert Street, abundant natural light.
155 Filbert	245	±1,052	\$2.65 IG	Carpet floors, kitchenette, two private offices, skylights.
106 Linden	202	±1,760	\$2.15 IG	Kitchenette, restroom, 2 private offices, 1 conference room, locked storage room, windows facing Linden, HVAC, 2nd floor (no elevator).
120 Linden	N/A	±4,525	\$2.15 IG	Two offices, two conference rooms, two kitchenettes, phone room & copy/storage. Large open bullpen and perimeter mezzanine ideal for open layout. HVAC
120A Linden	N/A	±1,870	\$2.65 IG	Kitchen, 1 private office/conference room, storage area, large windows facing Linden Street, HVAC.
124 Linden	N/A	±5,345	\$2.50 IG	Creative office space that includes two offices, two conference rooms, kitchenette, server, storage, mezzanine and large open bull pen. Space has towering exposed wood beamed ceilings and exposed brick walls. HVAC
134 Linden	N/A	±5,956	\$2.50 IG	Kitchen, 2 restrooms, 2 private offices, 2 conference rooms, 2 telephone rooms, large open area, mezzanine, locked server/storage room, HVAC.
144 Linden	N/A	±4,378	\$2.50 IG	3,980 usable sf / 4,378 rentable sf (includes mezzanine), kitchenette, 4 private offices, 1 conference room, large open mezzanine and ground floor spaces
111 Myrtle	101	±2,100	\$2.15 IG	5 private spaces (offices or conference rooms), Kitchen, HVAC, Window facing south
111 Myrtle	300	±4,660	\$2.65 IG	Kitchen/break room, 5 private offices, one conference room, 3 Private Restrooms rooftop deck, open space. HVAC

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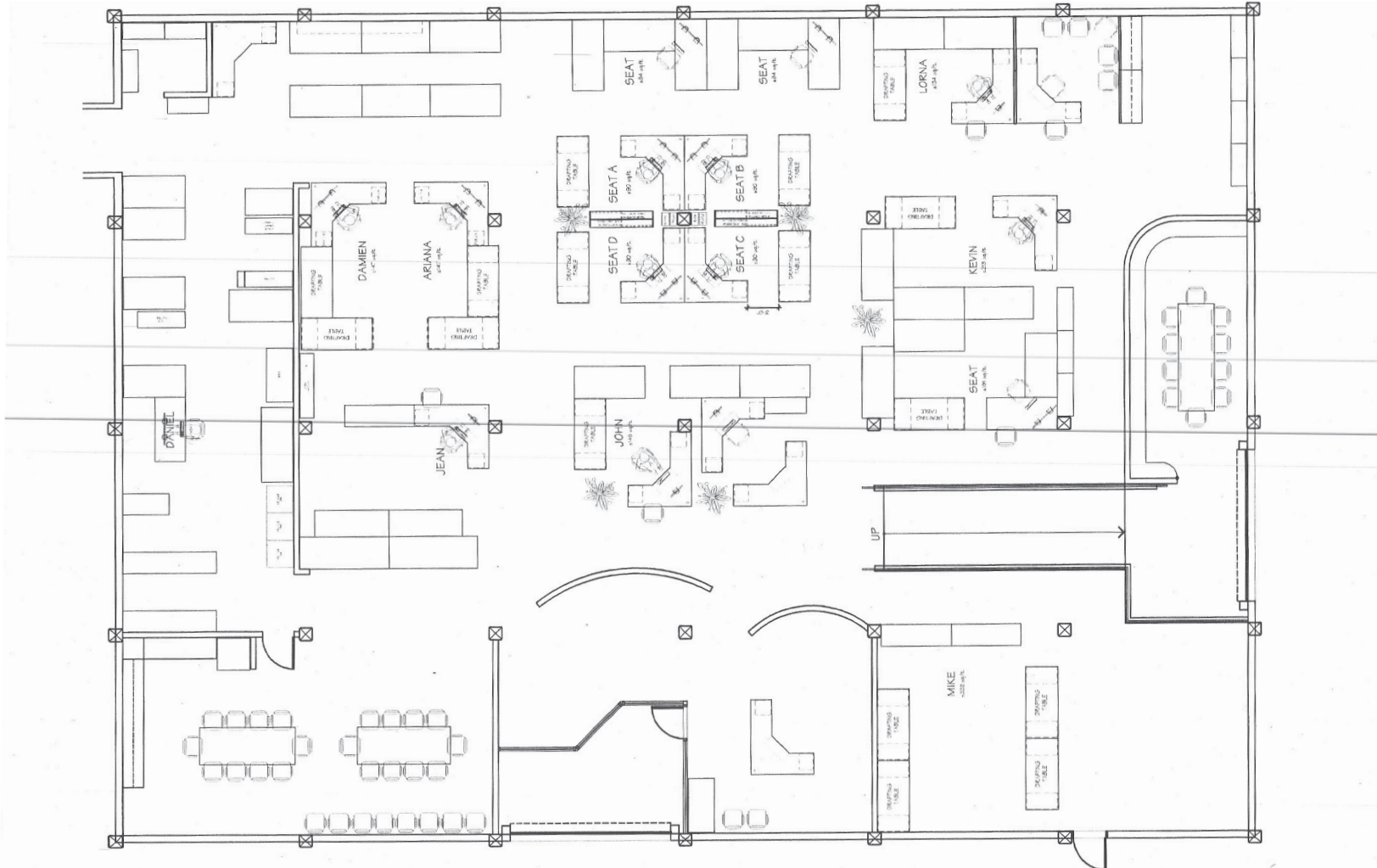
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100 Filbert Street Floor Plan

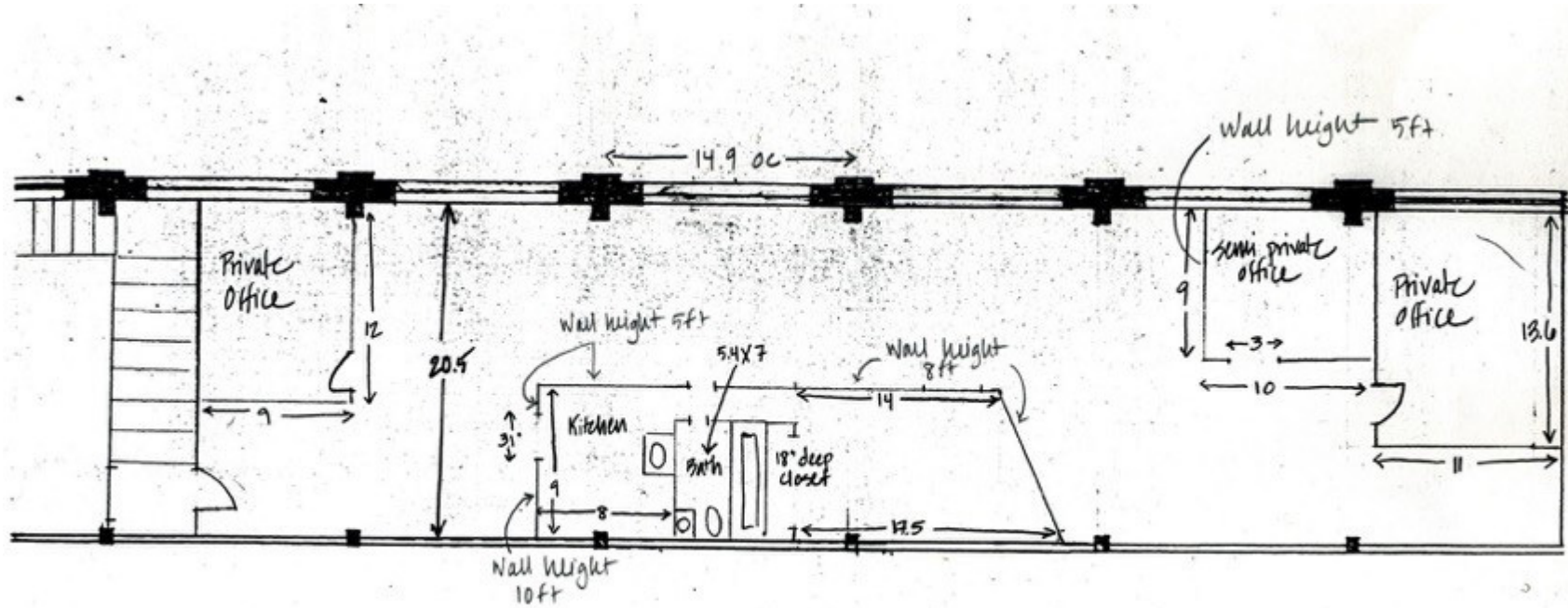


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106 Linden Street Floor Plan



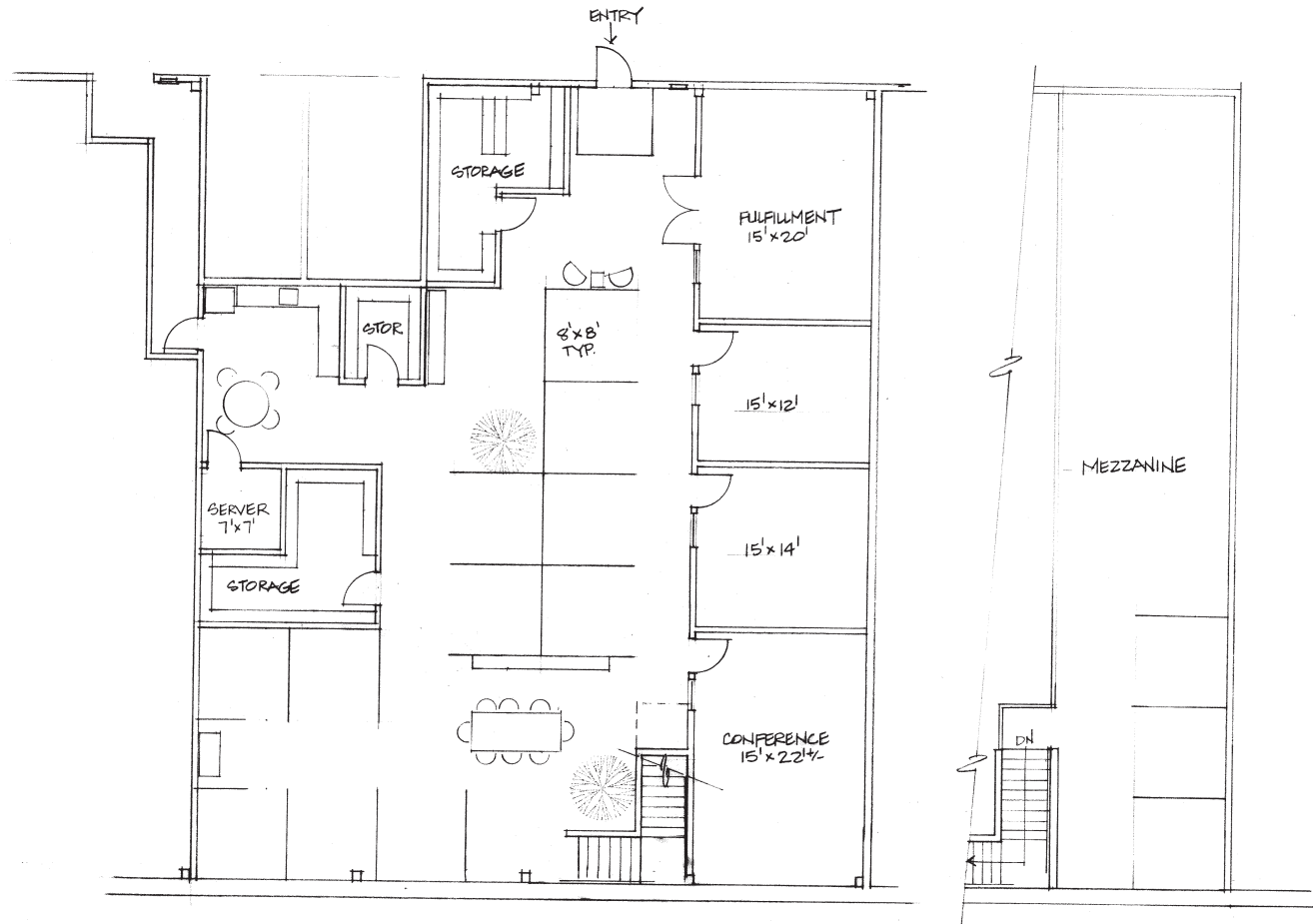
202 LINDEN

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124 Linden Street Floor Plan

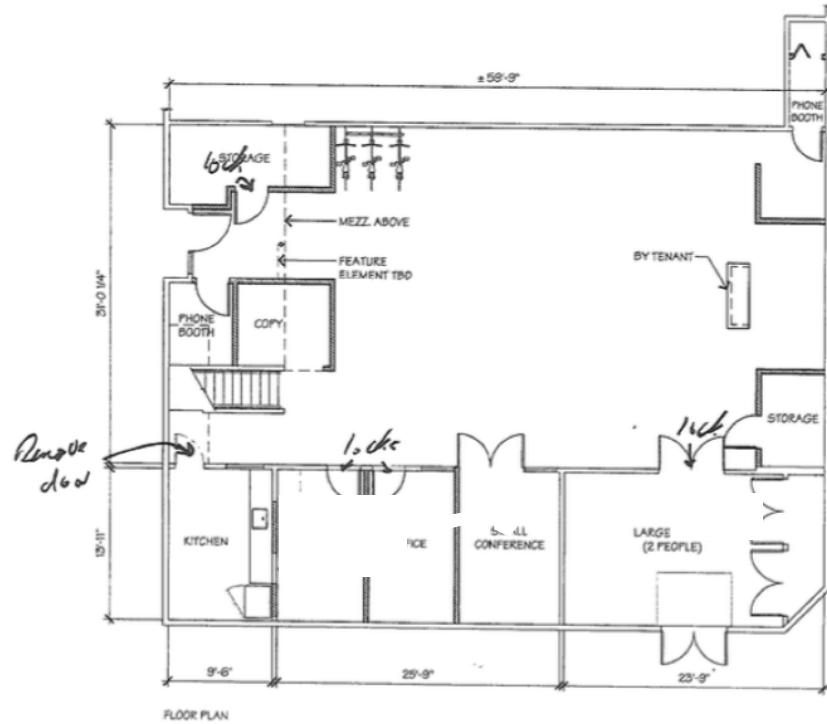


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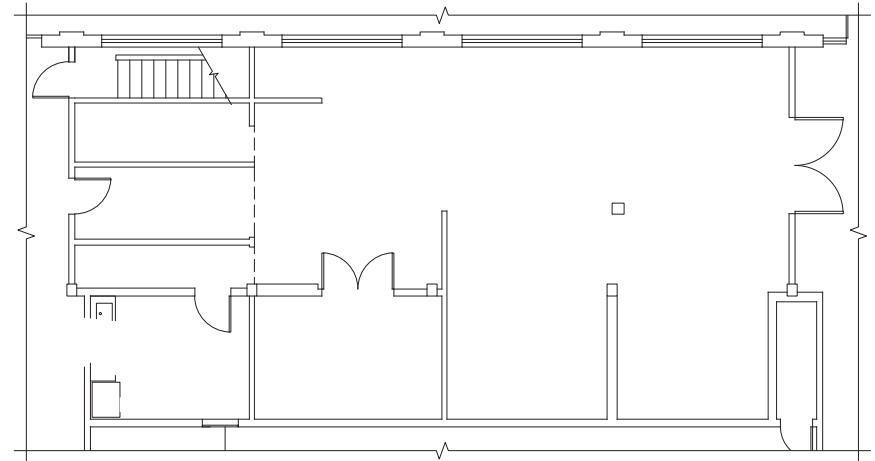
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120 Linden Street Floor Plan



120A LINDEN STREET OAKLAND, CALIFORNIA

AUGUST 15, 2016

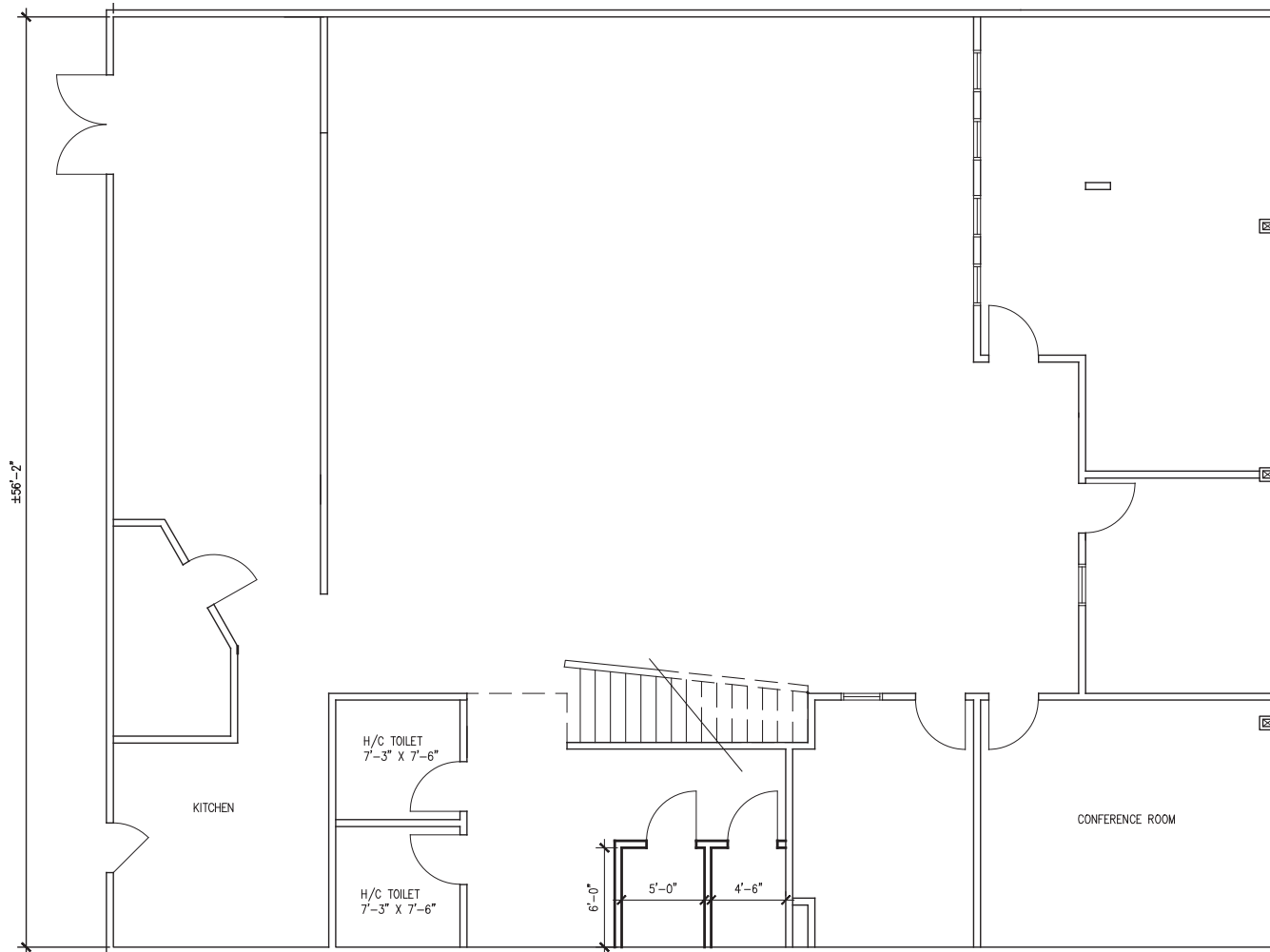


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134 Linden Street Floor Plan

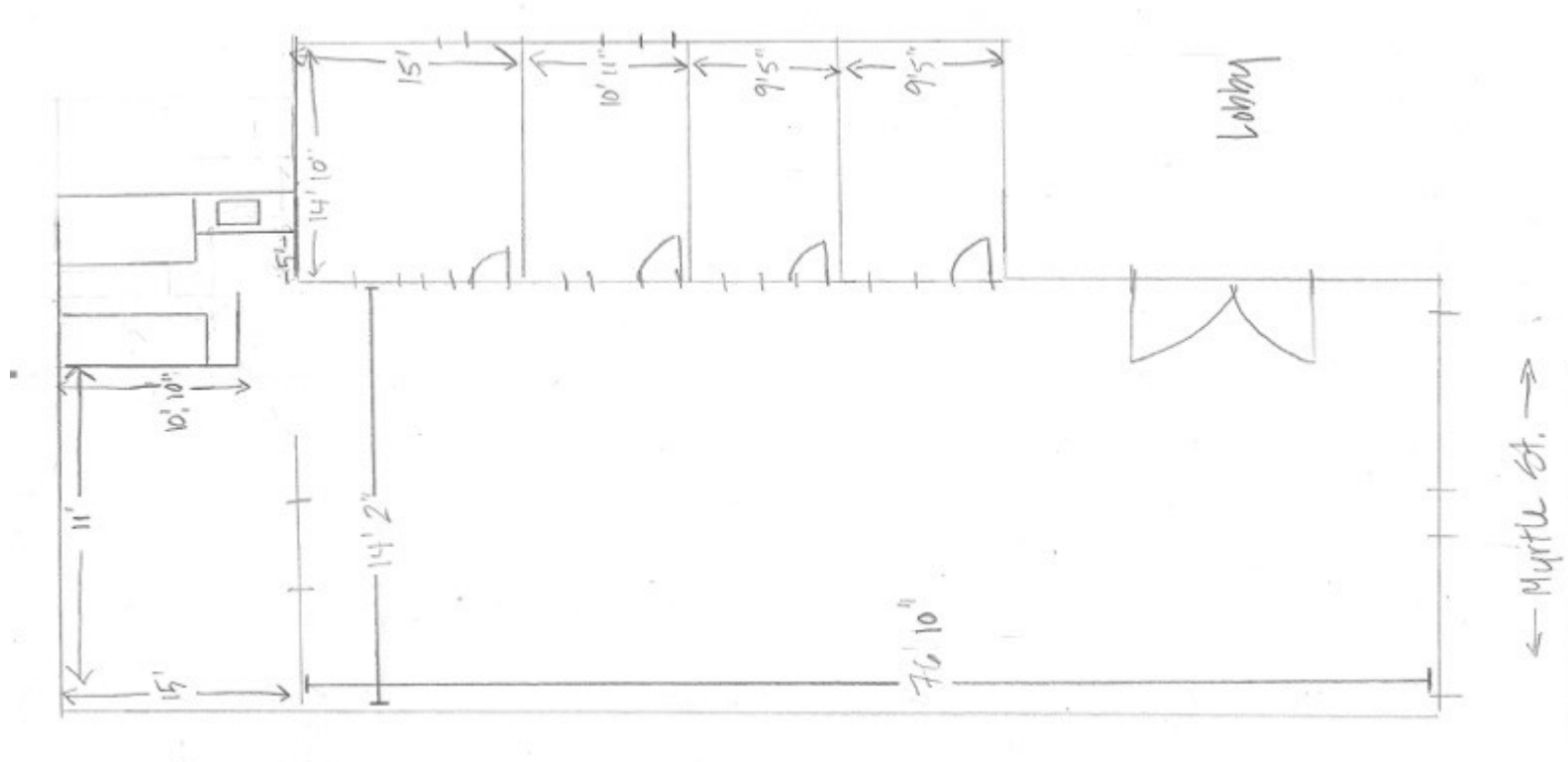


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111 Myrtle Street | Suite 101 | Floor Plan



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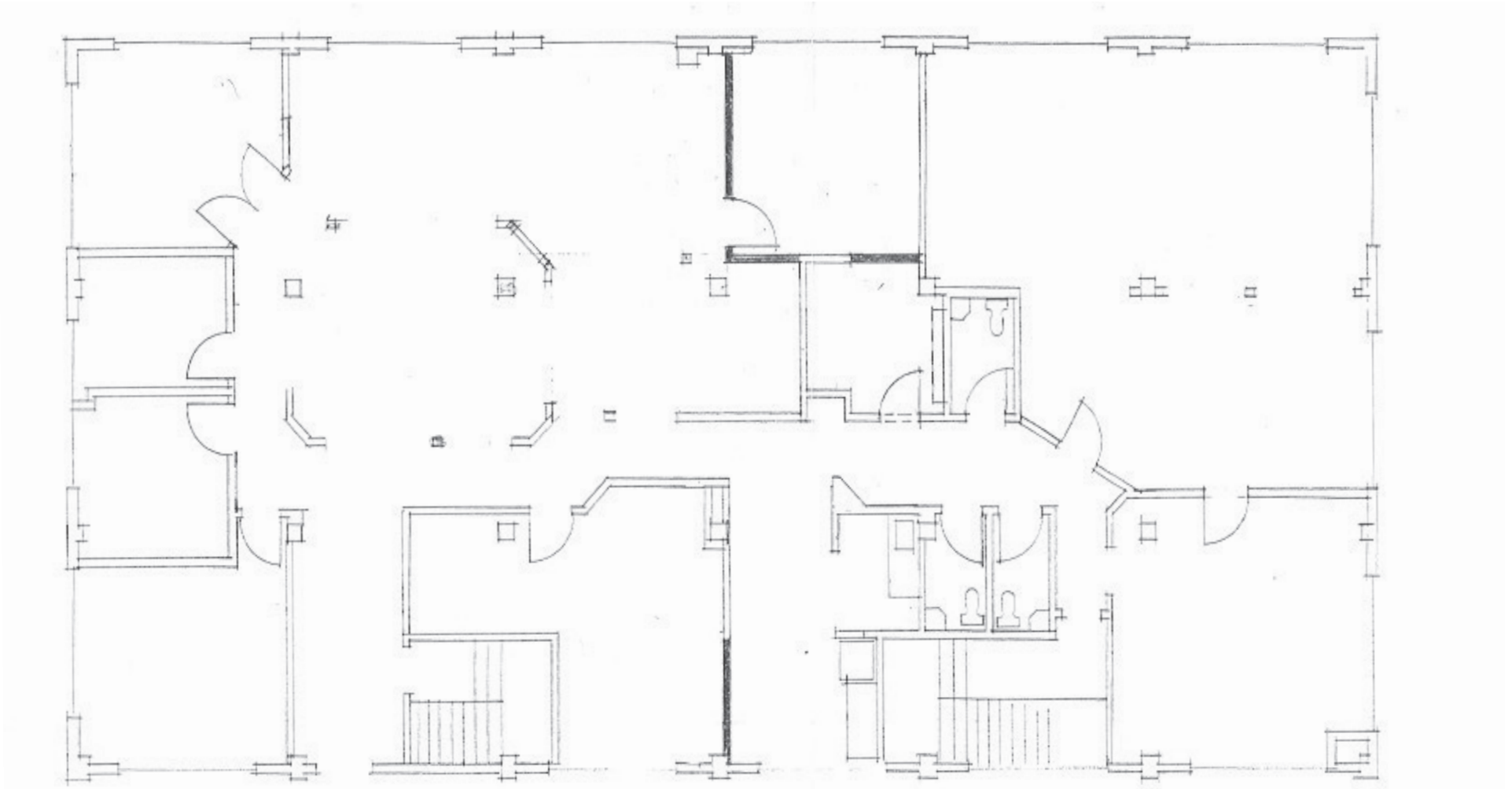


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111 Myrtle Street | Suite 300 | Floor Plan



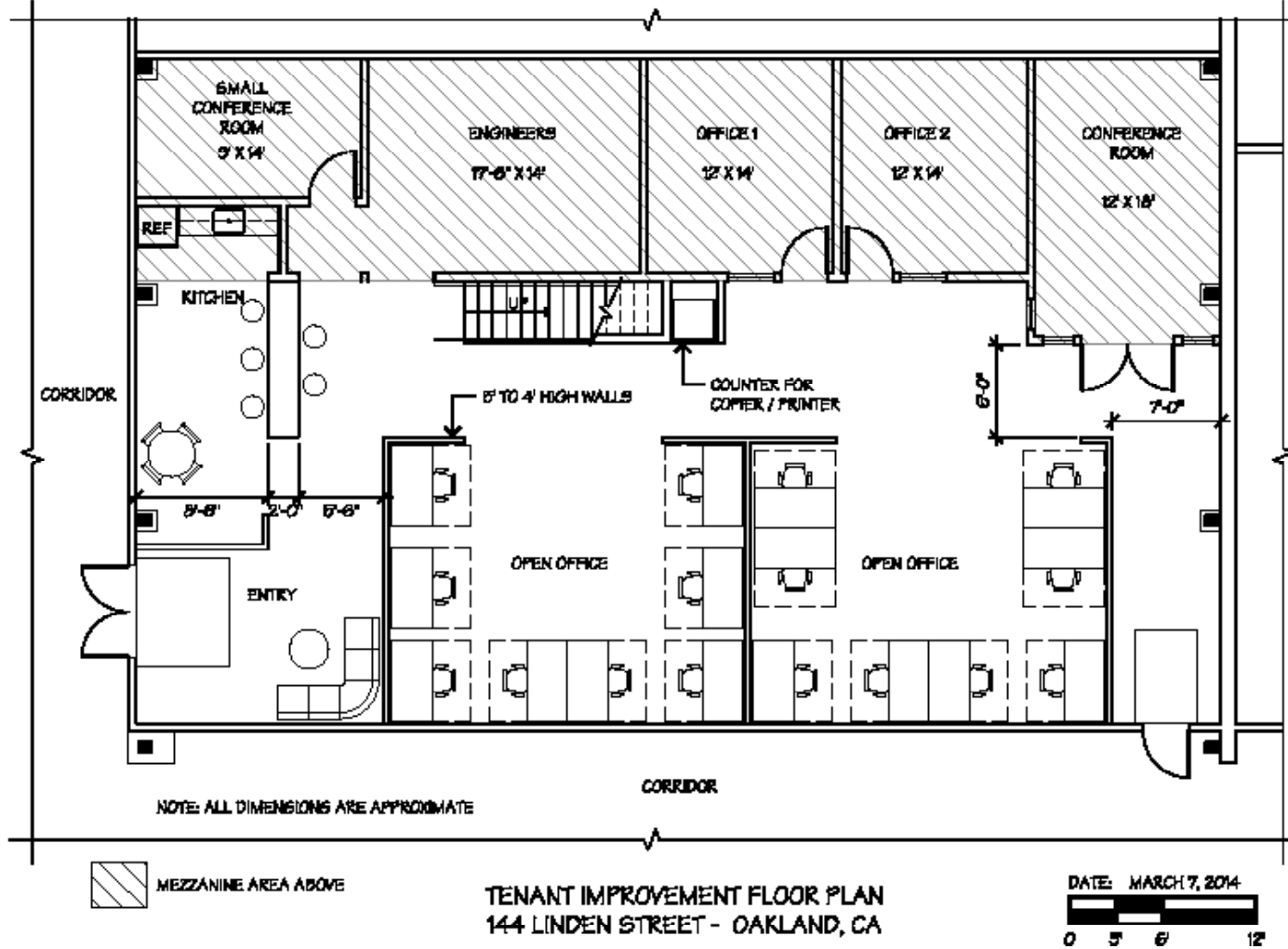
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144 Linden | Floor Plan



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