



LOCKEHOUSE

405 14TH STREET

OAKLAND, CALIFORNIA

± 2,400 SF AVAILABLE FOR LEASE (± 1,200 SF Ground, ± 1,200 SF Mezz)



Tenant

Signage

LOGO



ABOUT OAKLAND

In the last ten years, Oakland has experienced unprecedented growth with several large companies such as Credit Karma, Blue Shield, and others making Oakland their new home or expanding their footprint in the market. In addition, multiple new mixed-used projects having been built or are being finalized in the downtown and uptown trade area.

THE OPPORTUNITY

± 2,500 SF Retail space available in the heart of Downtown Oakland’s bustling Uptown neighborhood. Close proximity to most of Oakland’s best restaurants, bars, music venues, freeways, and BART.

PROPERTY PROFILE

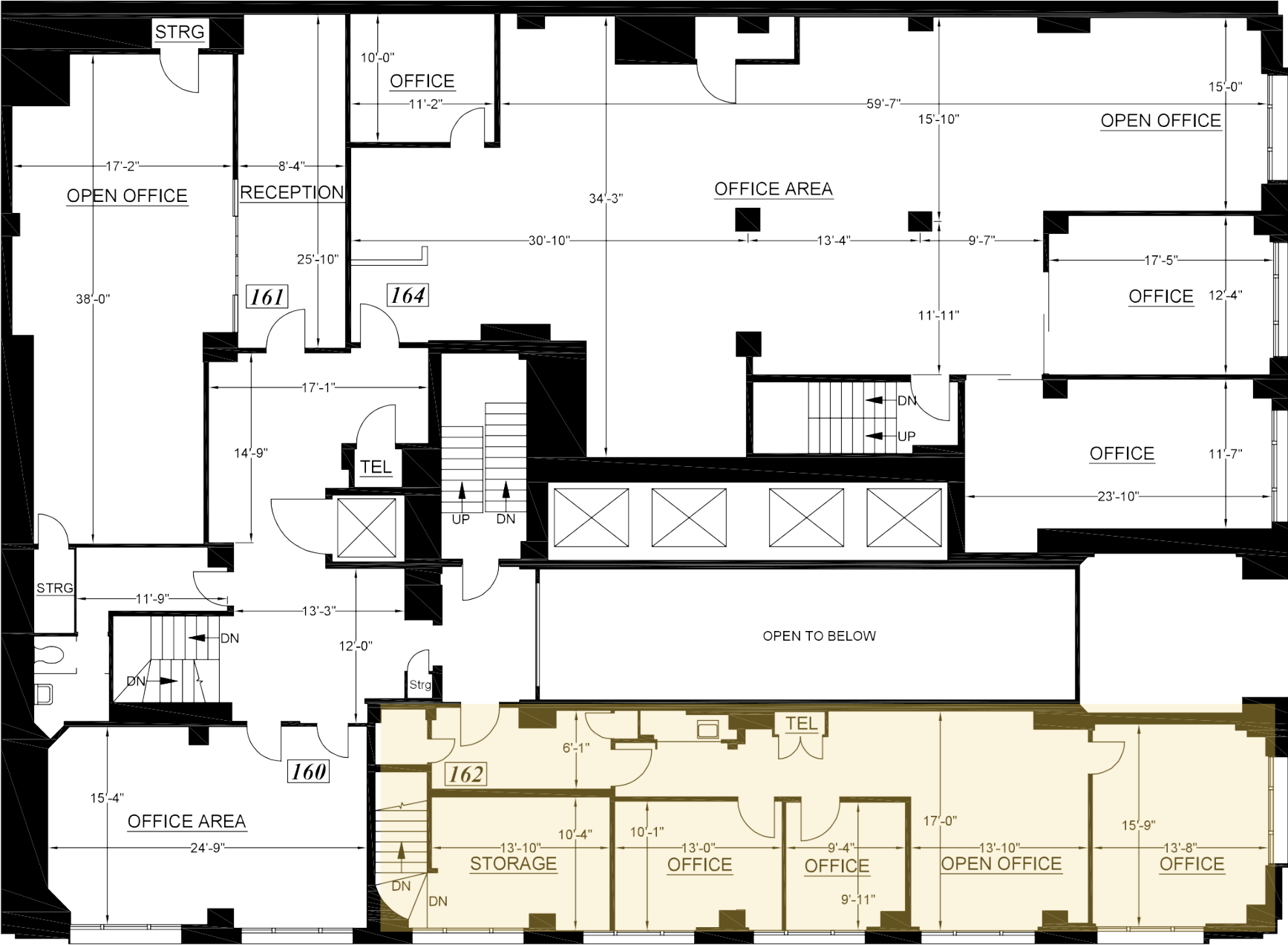


AVAILABLE SPACE	± 2,500 SF	
TRAFFIC COUNTS	Franklin St.	8,310 ADT
	14th St.	12,155 ADT
	Broadway	19,200 ADT
PROPERTY HIGHLIGHTS	• High Visibility corner location in a Landmark Historic Building	
	• One block from 12th Street Bart Station and City Center	
	• New 640 unit luxury apartment building across Franklin	
	• 2 entrances to the retail space	
	• 16 floors of office above	
	• Existing Elevator	



14TH STREET






















FRANKLIN STREET



AREA TENANTS AND NEIGHBORS



NEARBY TENANTS

 CAFE VAN KLEEF	 MAKE WESTING	 THE PARAMOUNT THEATRE
 AWAKEN CAFE & ROASTING	 SOMAR bar and lounge	 FLORA
 BURMA BEAR	 BINNEY PARK SHOP	 bamboo asia
 WOODS SAN FRANCISCO & OAKLAND	 ITANI RAMEN	 DUENDE!
 The Lunch Box	 OAKSTOP work + space + art	 Aroma CAFE
 DOGWOOD COCKTAILS & CURED MEATS	 LOST & FOUND	 LAYOVER BAR OAKLAND - CALIFORNIA
 Peet's COFFEE	 DIVING DOG BEER WHOLESALER	 FOX OAKLAND

CORPORATE NEIGHBORS

 BlueCross BlueShield	 credit karma	 Square
 KAISER PERMANENTE	 WORLD MARKET One World. One Store.	 pandora
 CLOROX	 SIERRA CLUB SAN FRANCISCO BAY	 WELLS FARGO

MARKET AERIAL

UPTOWN

OLD OAKLAND

JACK LONDON SQUARE



LAKESIDE / CHINATOWN

LAKE MERRITT

PEERLESS COFFEE & TEA

urban legend

DOWNTOWN & UPTOWN OAKLAND DEVELOPMENT



7,857

RESIDENTIAL UNITS
APARTMENT | CONDO | ETC



890

HOTEL ROOM TOTAL



3,838,237

OFFICE SF TOTAL



188,056

RETAIL SF TOTAL

INSTITUTIONAL DEVELOPERS IN THE MARKET

ELLIS PARTNERS

LANE PARTNERS

CARMEL PARTNERS

LENNAR

MARTIN

TMG PARTNERS | TMG

Hines

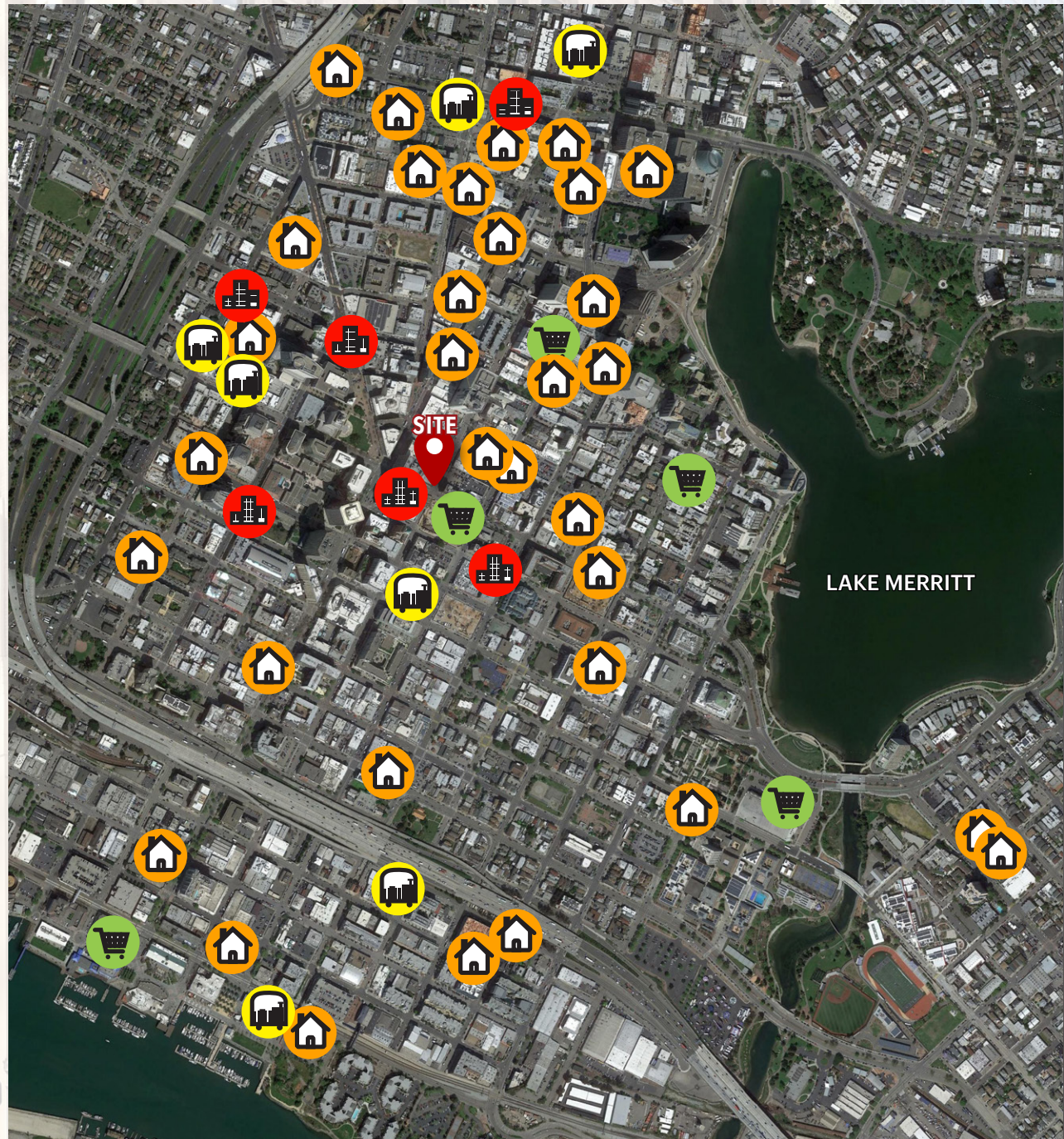
CIM

Trammell Crow Company

RAD URBAN

SHORENSTEIN

HOLLAND
RESIDENTIAL





POPULATION	1 MILE	3 MILES	5 MILES
	45,222	264,779	509,540



ESTIMATED AVERAGE HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
	\$84,749	\$112,613	\$120,744



HOUSEHOLD INCOME DISTRIBUTION (\$200,000 OR MORE)	1 MILE	3 MILES	5 MILES
	2,460	15,845	33,034



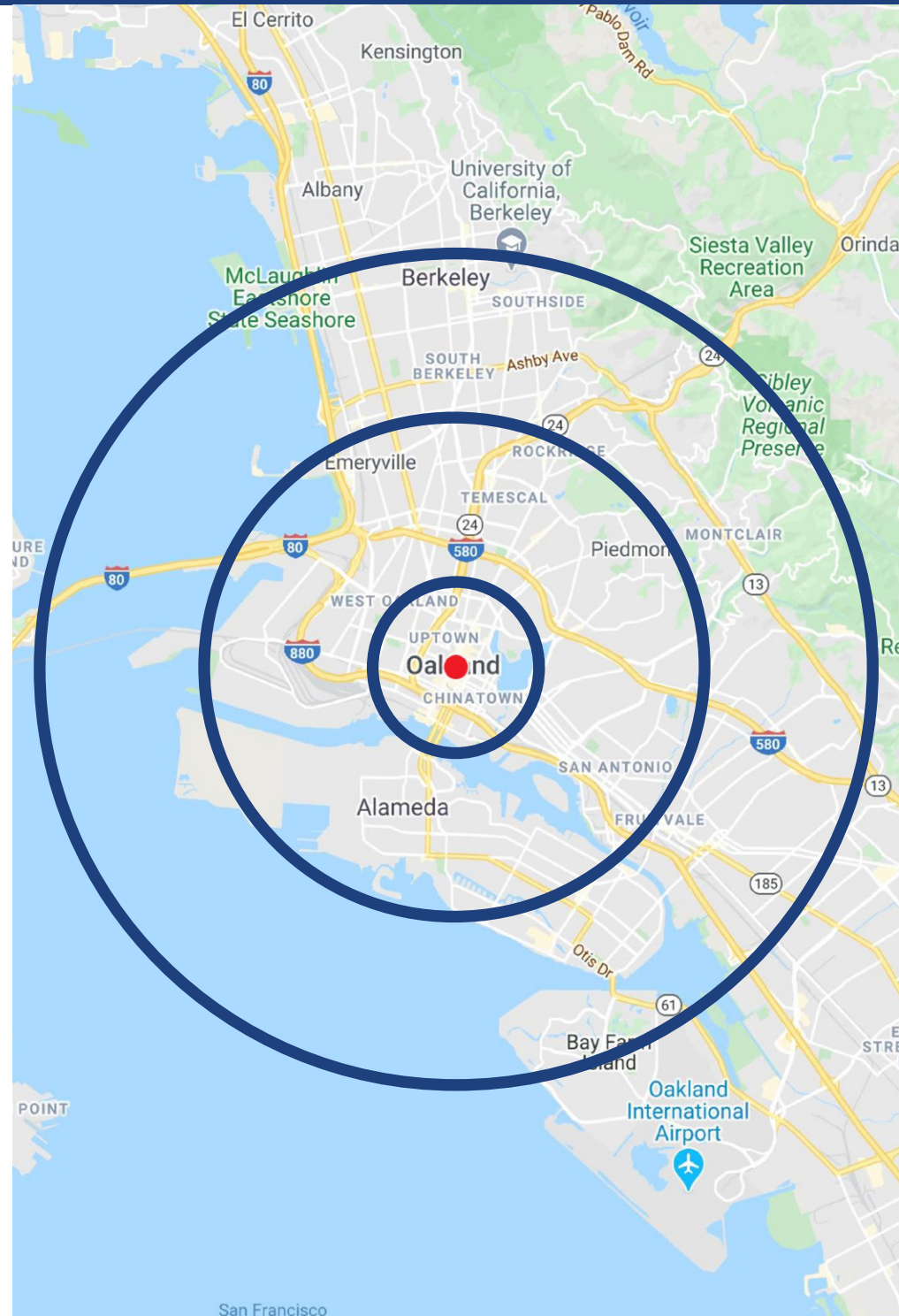
MEDIAN HOME VALUE (\$1,000,000 OR MORE)	1 MILE	3 MILES	5 MILES
	433	6,542	15,958



COLLEGE DEGREE BACHELOR DEGREE OR HIGHER	1 MILE	3 MILES	5 MILES
	17,495	103,510	199,633



TOTAL RETAIL EXPENDITURES	1 MILE	3 MILES	5 MILES
	\$689.01 M	\$4.77 B	\$9.09 B





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