

AVAILABLE FOR SALE

290 HEGENBERGER ROAD | OAKLAND, CA



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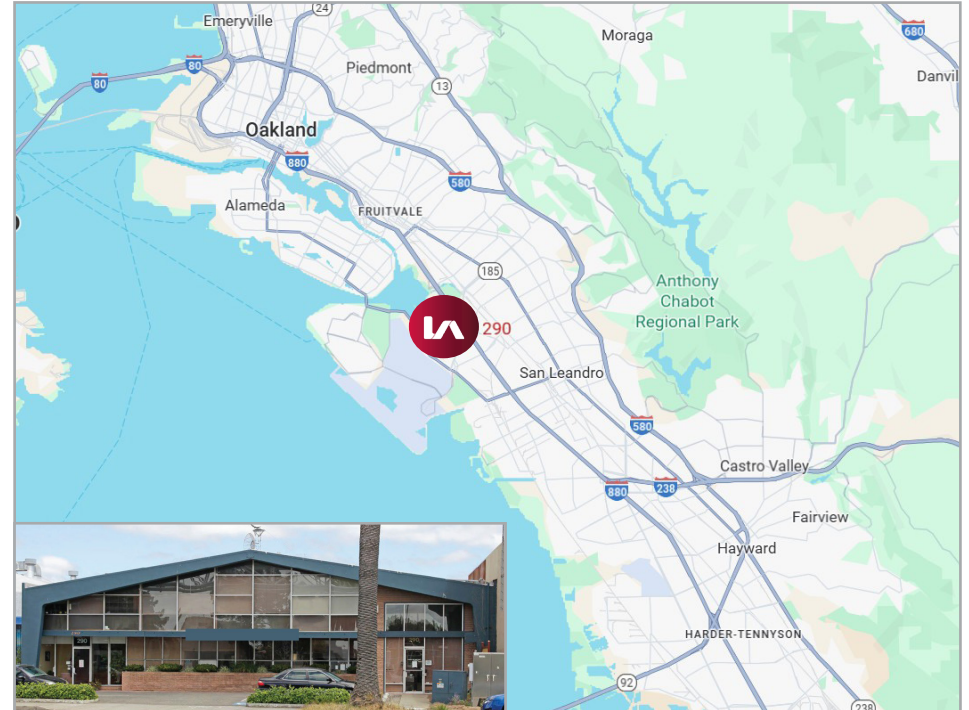
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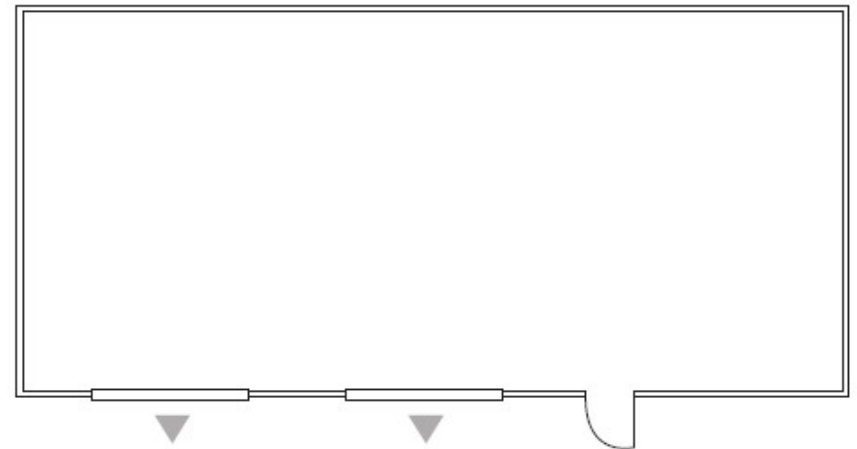
FEATURES:

- 21,188± SF Total on 0.56± Acres
 - Front Building: 18,938± SF
 - Rear Building: 2,250± SF
- 2 Access Points to Property
- Dedicated Parking
- Private Access to Secured Yard & Rear Parking Lot
- Concrete Truss & Wood Construction
- CR-1 Zoning
- Built in 1954
- Close to Oakland Airport & Coliseum
- Easy Freeway Access
- Delivered Vacant & in its Current "As-Is" Condition
- Asking Price: \$2,300,000



REAR PLAN

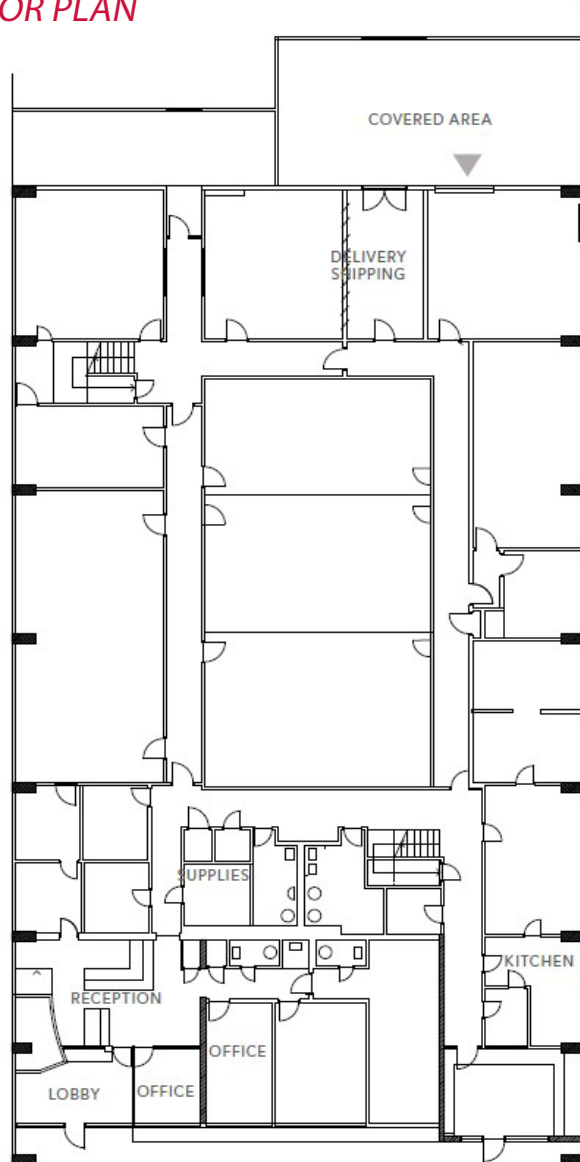
2,250± SF AVAILABLE



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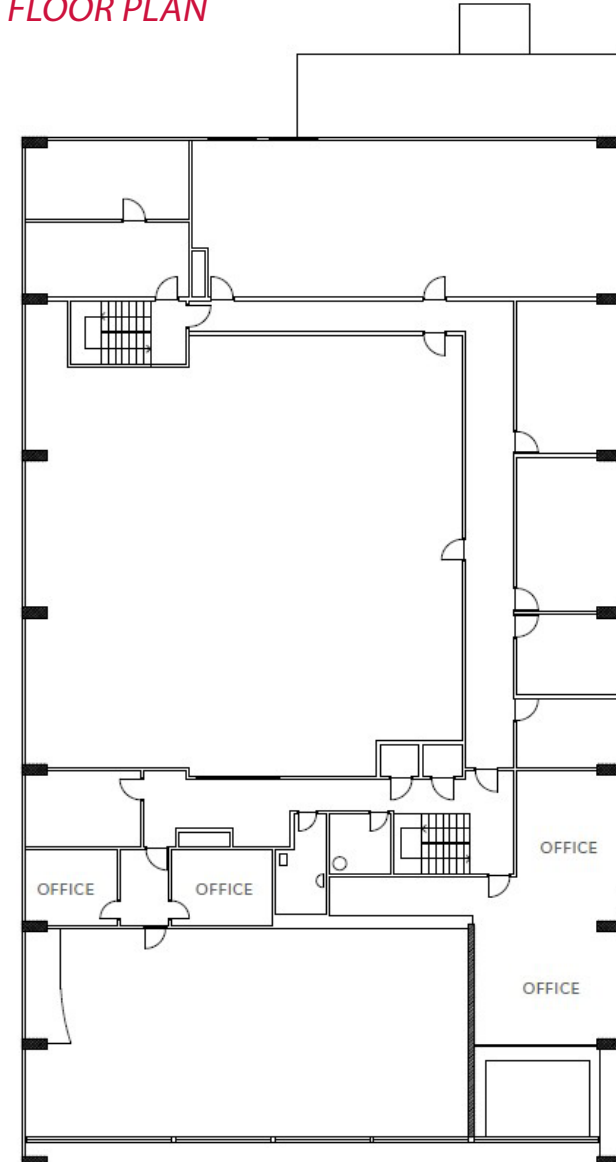
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FIRST FLOOR PLAN



9,882± SF AVAILABLE

SECOND FLOOR PLAN



9,882± SF AVAILABLE