

2550-2560 WEBSTER STREET

— Please Do Not Disturb Occupants —



±42,990 SF
FOR SALE OR LEASE

EXECUTIVE SUMMARY

THE OFFERING

Situated at 2550 Webster Street/329 26th Street/2433-2441 Valdez Street in the heart of Oakland's vibrant Uptown district, this property is available for sale or lease and enjoys excellent access to public transit, I-980, I-880, and highway 24, along with a wide variety of restaurant, cafes, retail and entertainment venues - all within walking distance.

PROPERTY DETAIL

Address	2550 Webster Street/329 26th Street/ 2433-2441 Valdez Street
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Lot Size	1.27 AC 55,321 SF Land
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Total Area	±42,990 SF
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PROPERTY HIGHLIGHTS

LOCATED IN UPTOWN OAKLAND

Uptown is one of Downtown Oakland's most desirable areas. It is considered the art and entertainment district of Oakland. It is home to the Fox Theatre and the Paramount Theatre. It has lively bars, many restaurants and the Kissel Uptown Hotel.

EXCELLENT LOCATION AND ACCESS TO THE GREATER SAN FRANCISCO BAY AREA

Walking distance to BART and AC Transit Bus line. Minutes to the I-880, 580, 980 and hwy 24 freeways.

LARGE POOL OF POTENTIAL USES ALLOWED

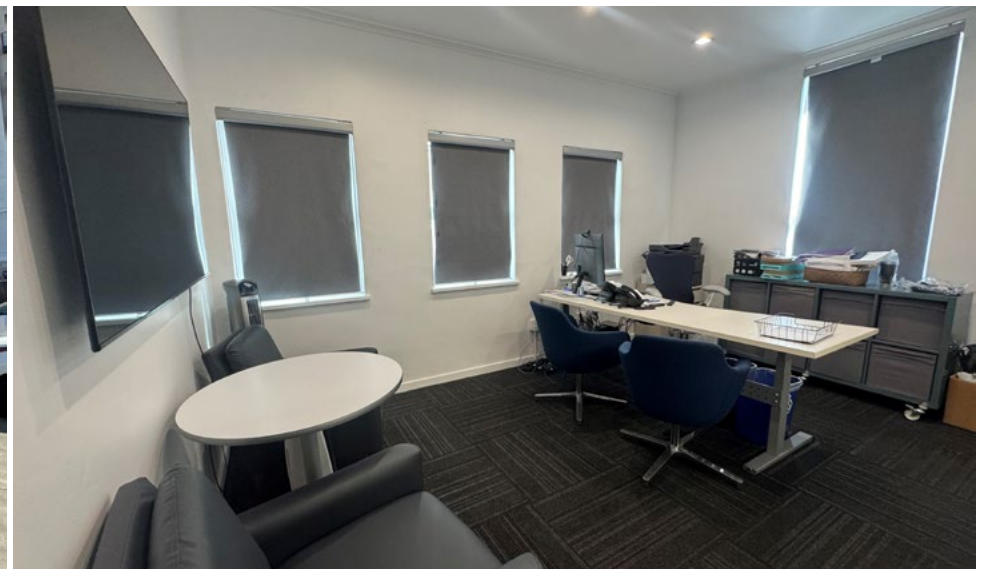
D-BV-1 zoning allows for a considerably large pool of potential uses. A wide range of ground-floor office and other commercial activities are allowed, with upper story spaces intended to be available for a broad range of residential, office and other commercial activities.

BROADWAY VALDEZ SPECIFIC PLAN

The Property is located in the Broadway Valdez Specific Plan area. The plan envisioned the district as a "complete neighborhood that supports socially and economically-sustainable mix-use development. The Property is considered a Retail Priority Site, which allows for additional height and density for development. There were plans for a mid rise multi-family and high rise office above ground floor retail. Allows for a considerably large pool of potential uses. A wide range of ground-floor office and other commercial activities are allowed, with upper story spaces intended to be available for a broad range of residential, office and other commercial activities.

[Broadway Valdez District Specific Plan - Retail priority site](#)

PROPERTY PHOTOS



LOCATION AMENITIES

RESTAURANT/FOOD

1. Limón
2. The Melt
3. Agave Uptonwn
4. Z Cafe & Bar
5. Jaji
6. Black Forest Kitchen
7. Mela Bistro
8. Town Biscuits
9. Drake's Dealership
10. Lovely's
11. Low Bar
12. Taava Kitchen
13. Dave's Hot Chicken
14. Mixt Salads
15. True Burger
16. MUA Restaurant
17. The Double Standard
18. Whole Foods

GYM/FITNESS CENTER

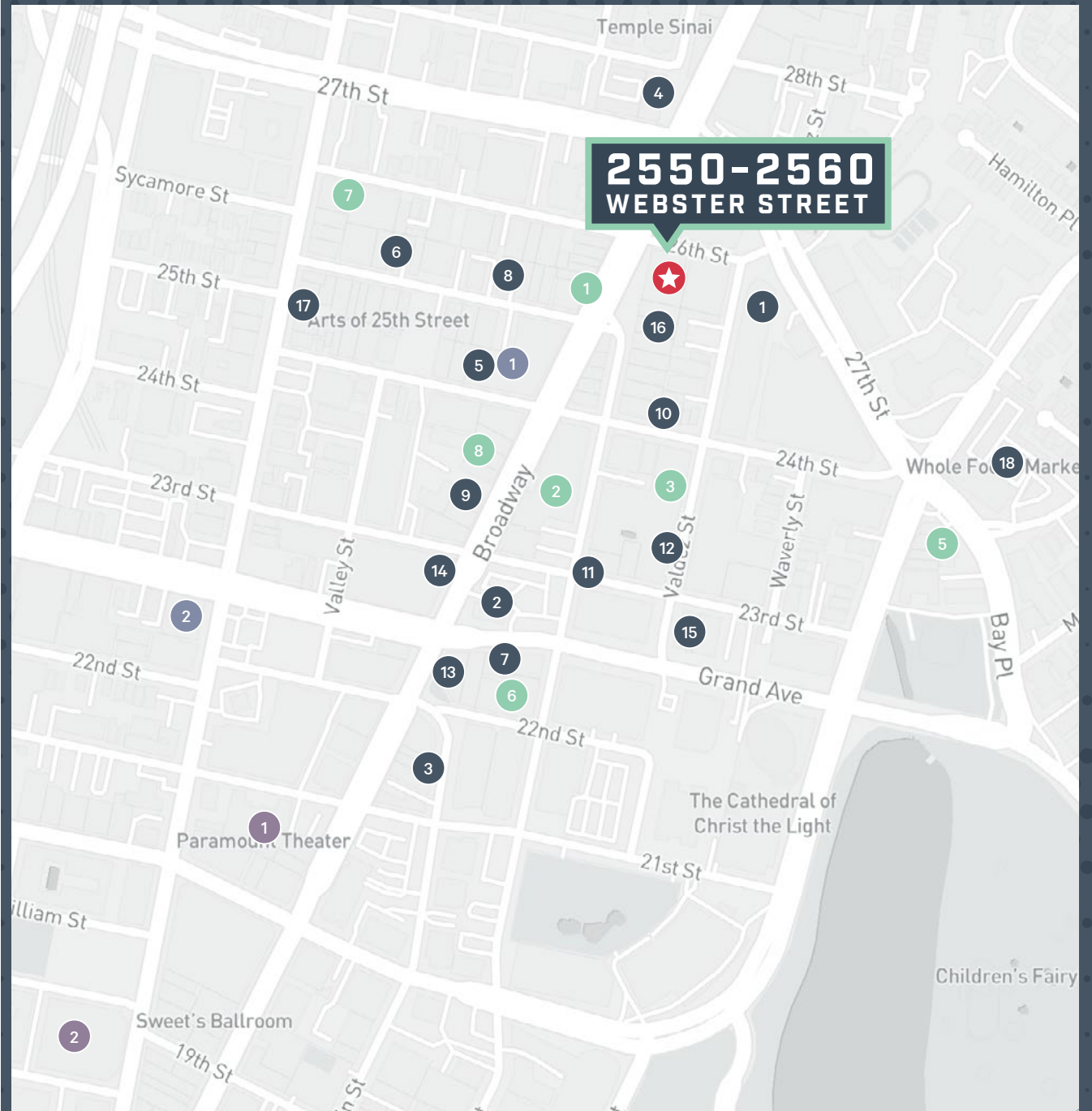
1. God's Gym
2. Oakland YMCA
3. Orangetheory Fitness
4. The Fitness Alchemists
5. Pacific Strength
6. TITLE Boxing Club Oakland entral
7. The Combine
8. Nu Fitness

HOTEL

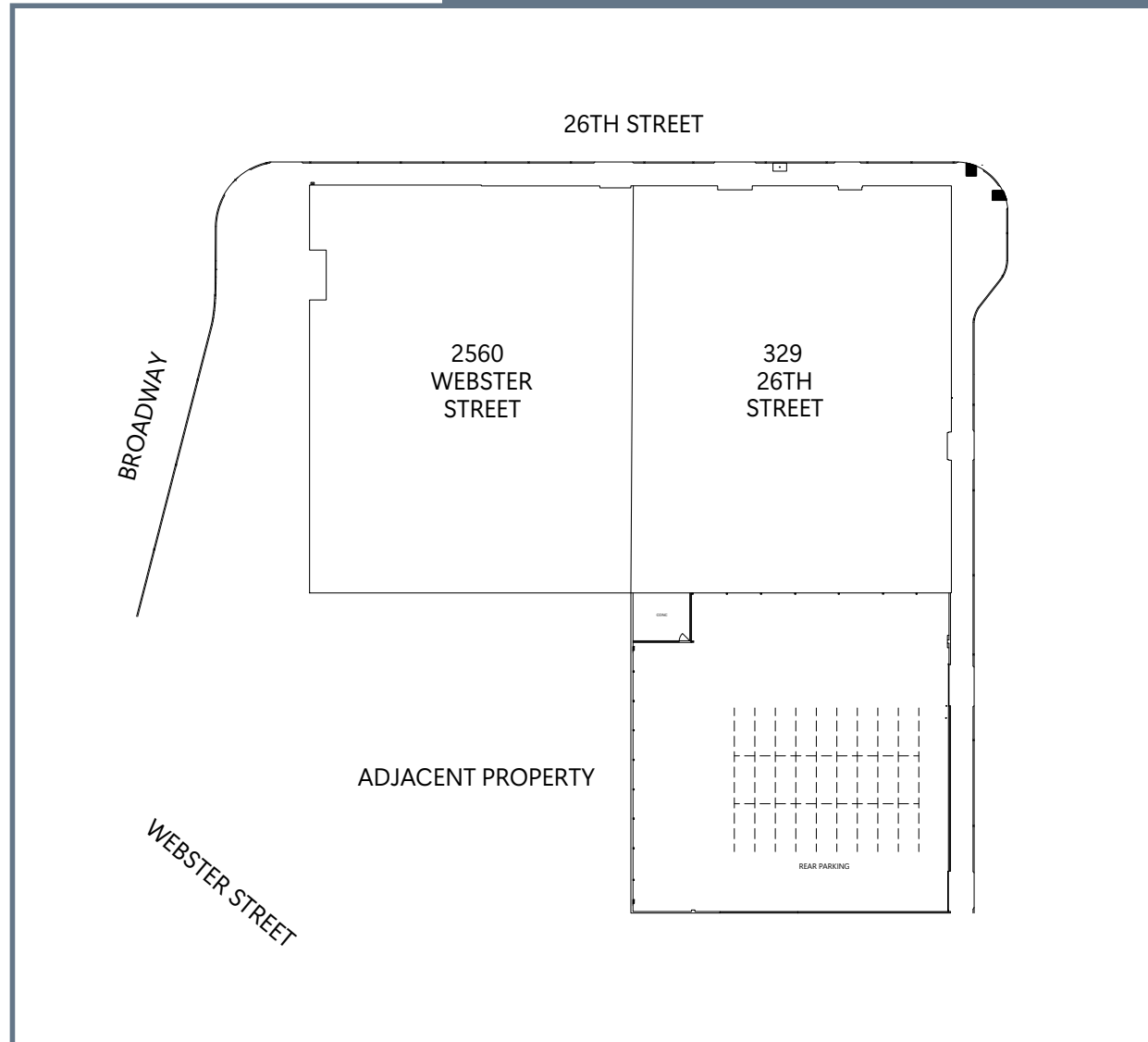
1. Kissel Uptown Oakland
2. Moxy Oakland Uptown

ENTERTAINMENT

1. The Paramount Theatre
2. The Fox Theatre



SITE PLAN





I-580 / I-980 / I-880 - 3-12 minute drive
AC Transit Buses - 3-8 minute walk
19th Street BART Station - 8-10 minute walk
Port of Oakland - 4-7 minutes drive
Oakland Airport - 15-25 minutes drive

**2550-2560
WEBSTER STREET**

CONTACTS

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CBRE

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