



Colliers



FOR SALE

1780 Telegraph Ave

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CHROMATA

Retail Condominium With Turn Key Bar

Opportunity

- ±3,424 SF
- Located in the Uptown District, across from the Fox Theatre
- Ground floor of 4 story residential condominium building
- 35 feet of window frontage on Telegraph Ave
- Over \$1,000,000 invested in space
- Currently operating as Night Heron with a Type 48 License
- Prep kitchen / No Hood
- Extensive FF&E/ POS/Sound System TBD
- Do not disturb tenant

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1780 Telegraph Ave | Oakland, CA

THE BAR

- Beautiful bar and lounge that was fully remodeled in 2022. Boasting Oakland-based artists murals and offering expansive banquette and high-top seating, it's the perfect place to mingle with friends for happy hour or before a show at the Fox!



EVENT SPACE

- Tucked in the back but in view of the action sits a private lounge with a separate bar for more intimate parties and get-togethers. The efficient prep kitchen offers delish bar snacks and small bites for any gathering.

