

MARRIOTT CITY CENTER

1001 BROADWAY
DOWNTOWN OAKLAND

Amenity Retail In Oakland's Largest Hotel
1,186 SF | 2nd Generation
806 SF | 2nd Generation

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CHROMATA
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ADDRESS 1001 Broadway

AVAILABLE SPACE 1,186 SF / 806 SF - 2nd Gen Retail

RENTAL RATE Negotiable / NNN

NEIGHBORHOOD HIGHLIGHTS

Oakland's largest hotel, the 489- room Marriott City Center is ideally situated in the heart of Downtown, between charming Old Oakland and vibrant Uptown, just a few blocks from the beautiful waterfront at Jack London Square and across the street from the new 260K SF Samuel Merritt University flagship site, bringing thousands of healthcare professionals and students every year.

Surrounded by fantastic new restaurants, bars and specialty shops, including Swan's Marketplace, home to SF Chronicle's Best-Of foodie finds, all within a two block radius. Some recent openings include Bocanova, Highwire Coffee, Horn BBQ by renowned chef Matt Horn, and Caffee by Mr. Espresso!

- Over 4,700 new residential units have been completed in the Uptown / Downtown/ Jack London area in recent years and several more new residential projects are in planning.
- 1 block to 12th Street BART Station & City Center of Oakland, 10 min BART ride to San Francisco and public parking lot attached to the hotel.
- Within walking distance to 6,000 residential units.
- Surrounded by office towers, including The Key Building with 320K SF leased to Credit Karma and UC Regents and 601 Clay, home to Blue Cross HQ.
- Over 400 new hotel rooms approved or proposed less than a mile from the property.
- Old Oakland Farmers' Market held every Friday.



HIGHWIRE COFFEE

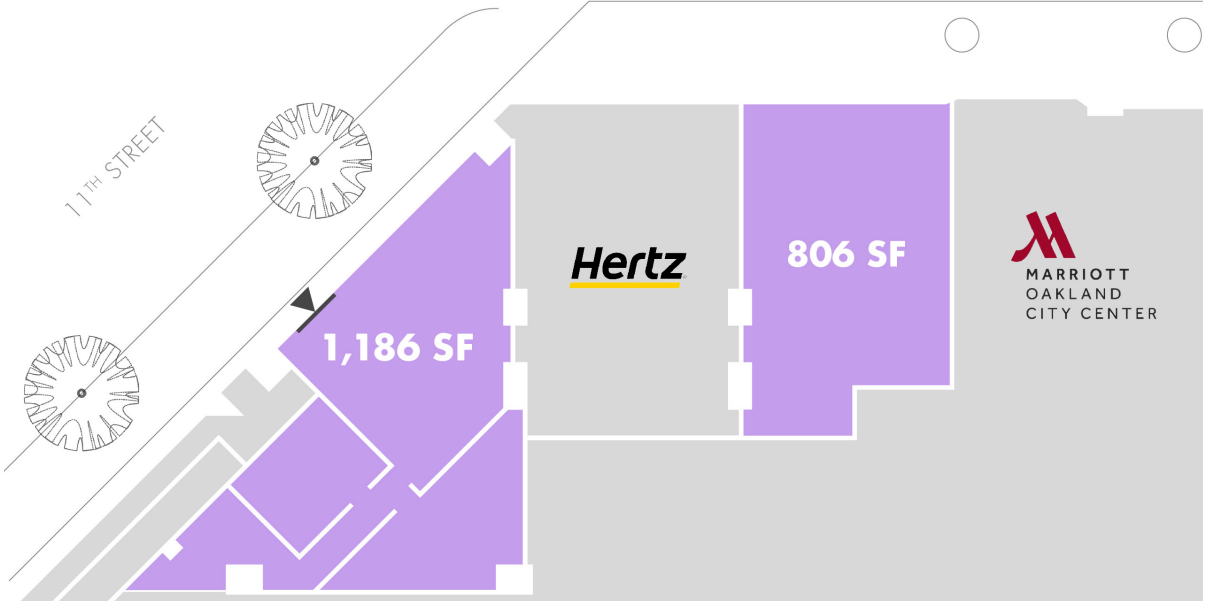


BOCANOVA



**IRON & OAK
MARRIOTT HOTEL**

PROPERTY SUMMARY



▶ Entrance, Main

SPACE HIGHLIGHTS

1,186 SF OF 2ND GENERATION RETAIL

- Configured as 1 larger room + 2 smaller rooms; walls can be demised for open floor plan.
- Highly visible window frontage along 11th St.

806 SF OF 2ND GENERATION RETAIL

- Offers large retail space, office and storage rooms.
- Located next to the entrance to the hotel.

- Public parking lot attached.
- Adjacent to Oakland Convention Center.
- Join Hertz and Iron & Oak Restaurant.

RETAIL & RESTAURANTS

- Marriott Hotel
- Oakland Convention Center
- Swan's Marketplace
- Penelope
- Square Pie Guys
- Oeste
- Modern Coffee
- The Club at City Center
- City Health Urgent Care
- Highwire Coffee
- Bocanova
- Caffee by Mr Espresso
- Horn BBQ
- Friends of Oakland Public Library
- Fitness Training Club
- Nosso
- Ratto's
- Popoca
- Cafe Gabriela
- Sante Adarius
- Blue Bottle Coffee
- Sweetgreen



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