



## 1771-1775 Broadway

1771-1775 Broadway, Oakland, CA 94612

**ELLWOOD** COMMERCIAL REAL ESTATE



**Patrick Ellwood**

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## 1771-1775 Broadway

\$24.00 /SF/YR

1771 Broadway - 2nd floor walk-up Office.  
 Full Floor Office - Approximately 3,357 Square Feet.  
 3 - Private Offices.  
 2 - Large Conference/Meeting Rooms.  
 2 - Bull Pen Areas.  
 Kitchenette & Storage.  
 2 - ADA Restrooms.  
 Corner Building 19th & Broadway.  
 Located across the street from the 19th St. Oakland BART Station.  
 Highly visible Exterior Building Signage available.  
 This location is conveniently located in the vibrant Uptown Area of downtown Oakland.  
 Nearby parks include Fox Square, Kaiser Rooftop Garden and Franklin Square....

- Full Floor Office- Excellent Window line
- Across from BART Entrance
- Large Offices and Conference Rooms



Rental Rate: \$24.00 /SF/YR

Property Type: Office

Property Subtype: Office

Building Class: B

Rentable Building Area: 7,188 SF

Year Built: 1937

Cross Streets: 19th

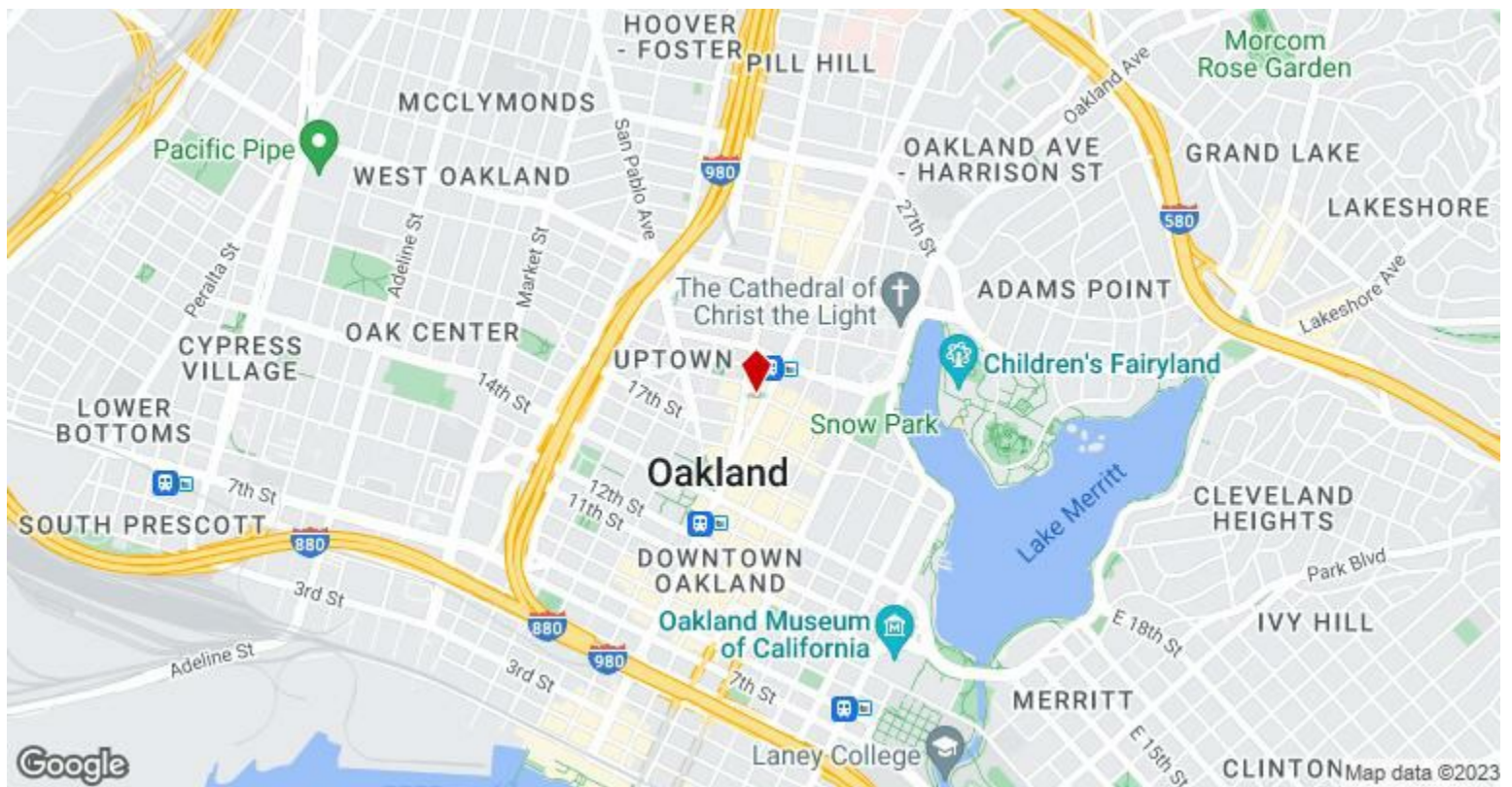
Walk Score ®: 100 (Walker's Paradise)

Transit Score ®: 86 (Excellent Transit)

Rental Rate Mo: \$2.00 /SF/MO

## 2nd Floor

Space Available	3,357 SF
Rental Rate	\$24.00 /SF/YR
Date Available	Now
Service Type	Modified Gross
Space Type	Relet
Space Use	Office
Lease Term	Negotiable



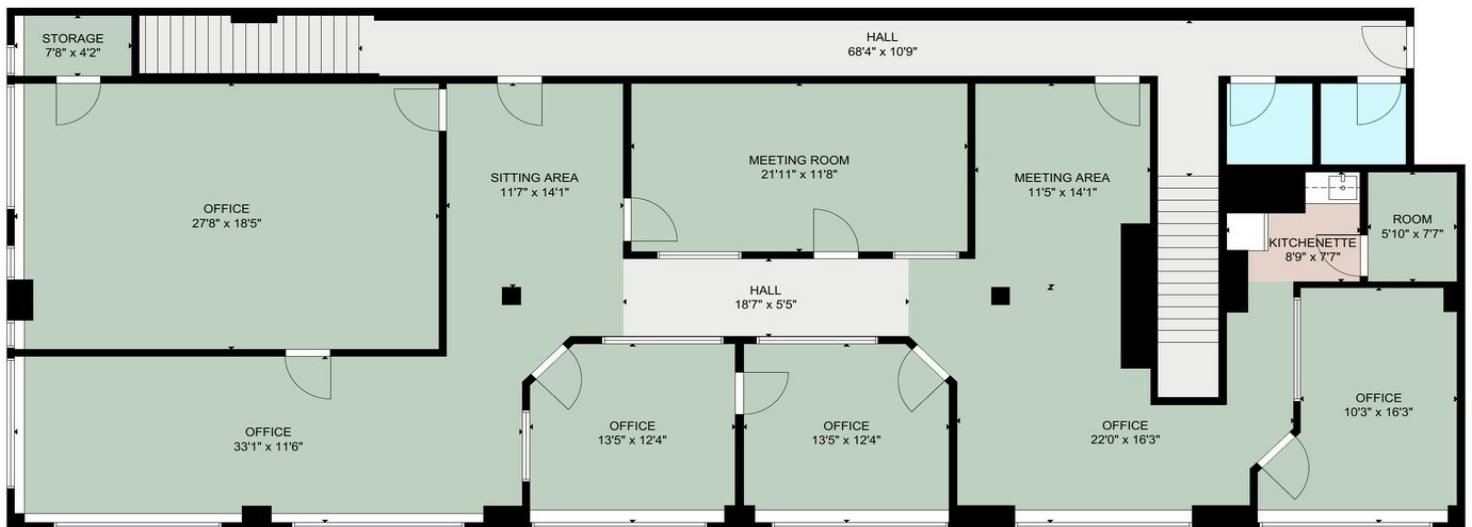
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# Property Photos



Building Photo



FLOOR 1

GROSS INTERNAL AREA  
TOTAL: 3,240 sq ft  
FLOOR 1: 3,240 sq ft  
SIZE AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

1771 Broadway Floor Plan