

475

CITY CENTER

14th Street, Oakland

CLASS A WORKSPACE IN VIBRANT CITY CENTER LOCATION
BROAD RANGE OF SUITE SIZES & LAYOUTS



475
CITY CENTER



LEED PLATINUM BUILDING

UPGRADED
Lobby & Common Areas

BEST-IN-CLASS
Operations

SECURE
Key Card Access

EXCEPTIONAL
Natural Light

FULL HVAC
With Enhanced Filtration System

ON-SITE
Management & Security

SECURE
Building Parking

DIRECT ACCESS
To 12th Street BART

DEBT FREE OWNER
Long Term Hold



AVAILABILITIES

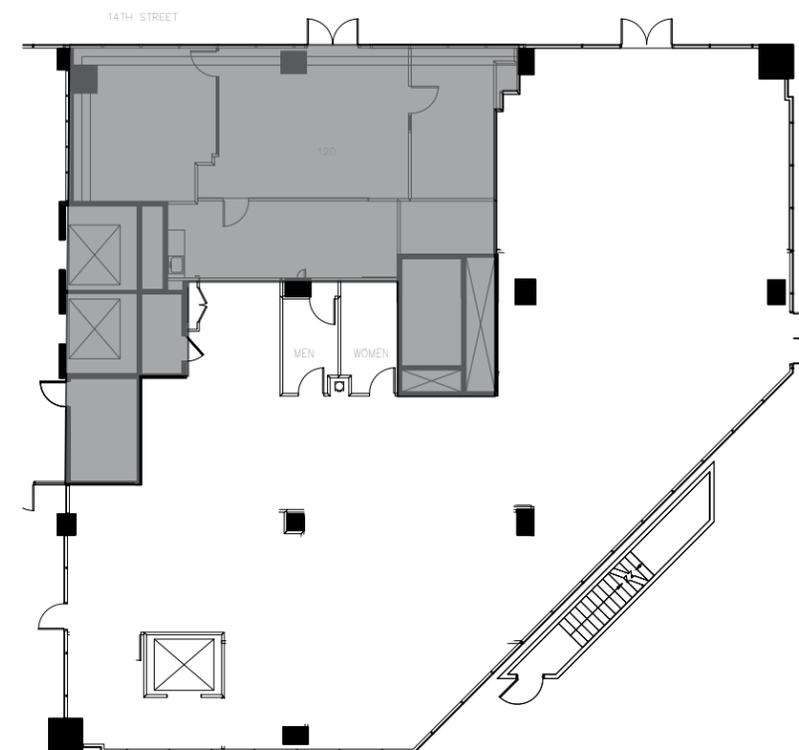


Suite 100	±4,751 RSF
Suite 200	±2,990 RSF
Suite 230	±2,949 RSF
Suite 520	±2,676 RSF
Suite 500	±4,262 RSF
Suite 550	±8,278 RSF
Suite 600	±6,099 RSF
Suite 800	±6,388 RSF
Suite 850	±8,829 RSF
Suite 900	±15,217 RSF

OPPORTUNITIES
IN EVERY SIZE RANGE

FLOORPLANS

BROAD RANGE OF LAYOUTS
TO FIT YOUR NEEDS



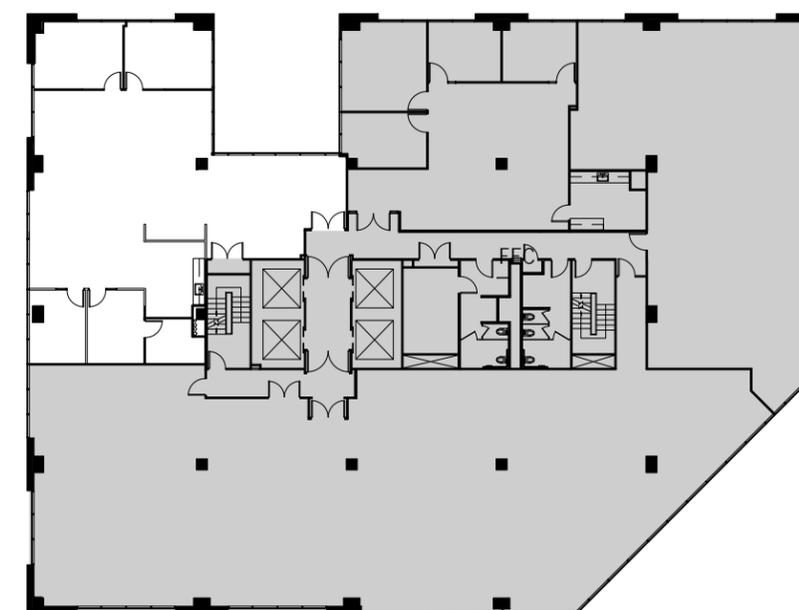
SUITE 100

±4,751 RSF



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VIRTUAL TOUR](#)

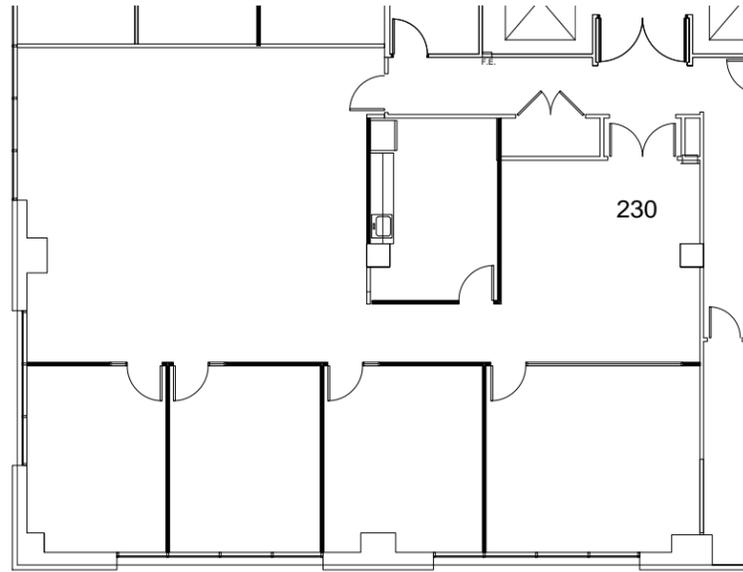
- Ground floor office suite with double door entry, prime visibility from City Center
- High ceilings
- Landlord improvements available
- Divisible



SUITE 200

±2,990 RSF

- Efficient corner suite
- Double door entry off elevator
- 2 private offices, 2 conference rooms
- Open style kitchen



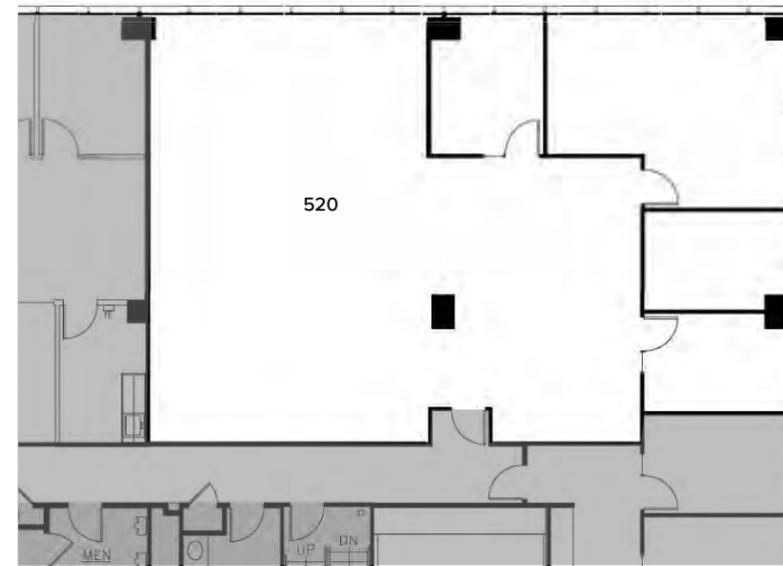
SUITE 230

±2,949 RSF



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- Newly modernized suite
- 3 private offices
- 1 conference room
- Efficient open area
- Enclosed kitchen area



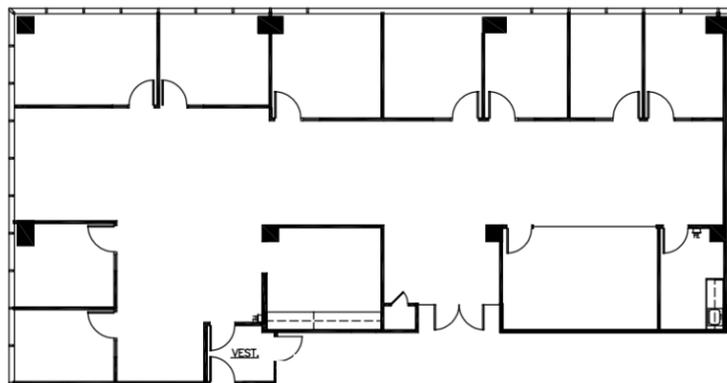
SUITE 520

±2,676 RSF



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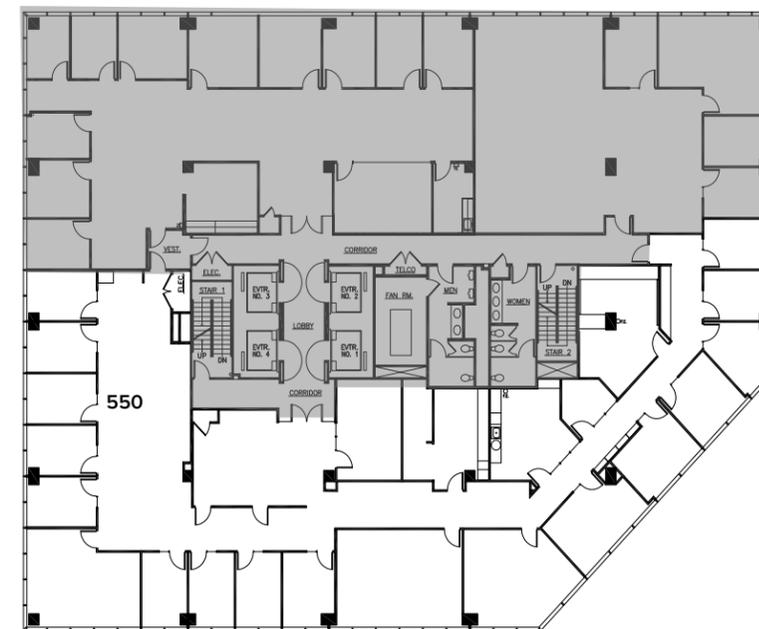
- Efficient corner suite with 3 private offices, 1 conference room, and open area
- Views out to Frank Ogawa Plaza



SUITE 500

±4,262 RSF

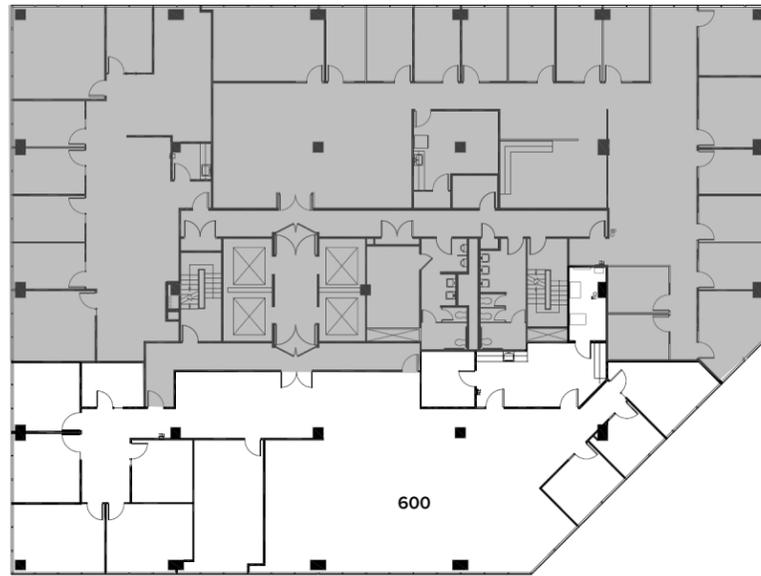
- Available July 1, 2026
- 9 private offices
- 1 conference room
- 1 break room
- 1 copy-production room
- Views to City Hall and Berkeley Hills



SUITE 550

±8,278 RSF

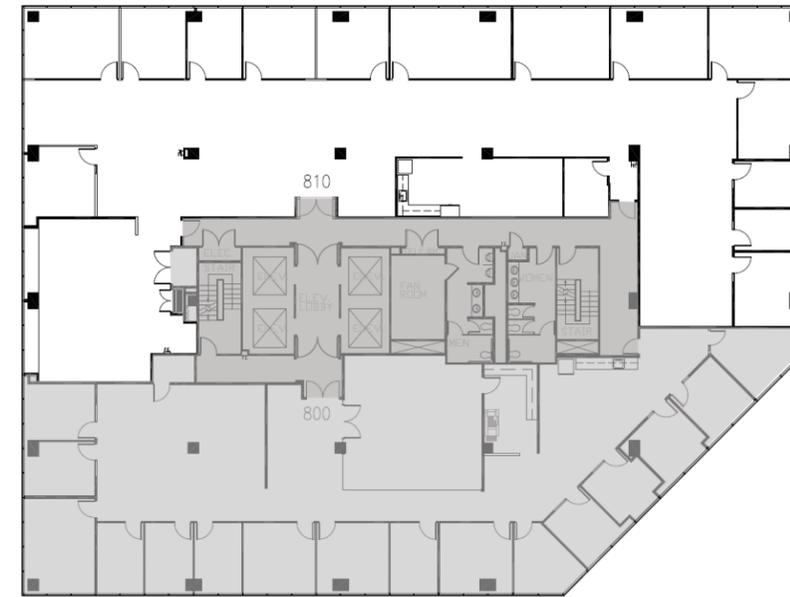
- 15 private offices, and 3 conference rooms
- Kitchen and file/copy room
- Formal reception area
- Ample natural light
- Double door entry off of elevator lobby



SUITE 600

±6,099 RSF

- Prestigious suite with double door entry off elevator
- 9 private offices
- Conference room
- Break room
- Copy room and enclosed IT closet
- City Center views



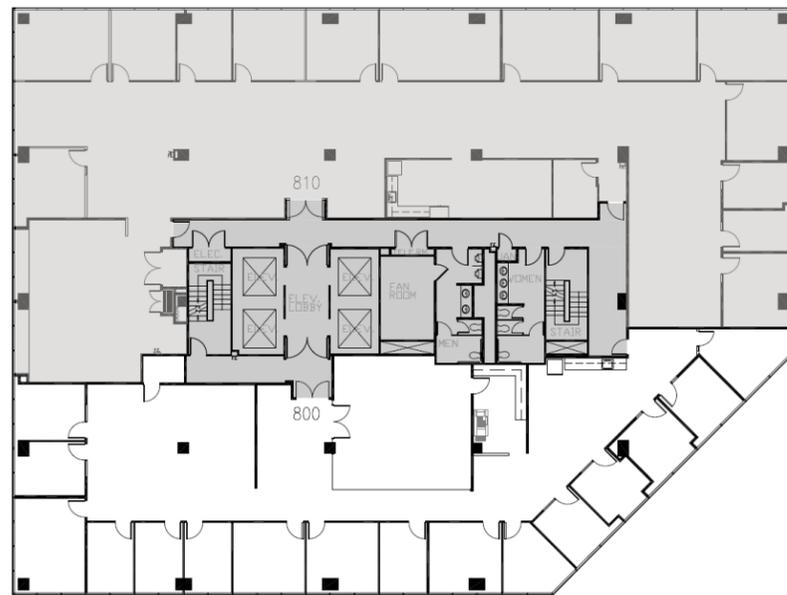
SUITE 850

±8,829 RSF



[CLICK HERE FOR VIRTUAL TOUR](#)

- Double door entry immediately off elevator
- 13 Private Offices
- Conference room
- Enclosed copy room, breakroom and IT closet
- Great natural light and views out to Frank Ogawa Plaza



SUITE 800

±6,388 RSF

- Door entry immediately off elevator
- 16 private offices
- Large conference room
- Views over City Center



SUITE 900

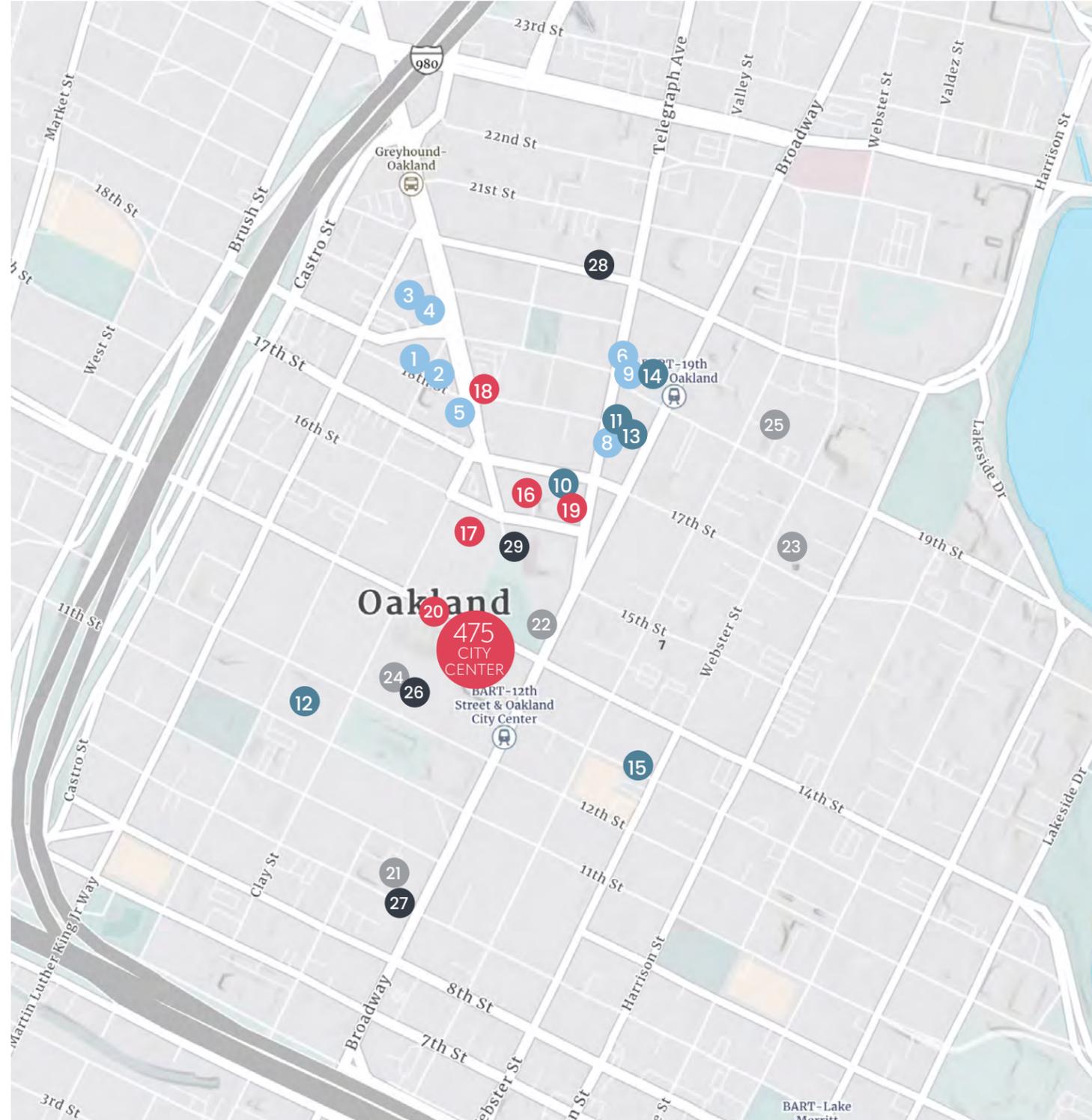
±15,217 RSF



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- Prestigious full floor with excellent natural light and Downtown Oakland views

TOP TIER
AMENITIES



SUPERIOR ACCESS & LOCATION

EATERIES

- 1 Shinmai
- 2 Plenty
- 3 Belly
- 4 Hopscotch
- 5 Curry Up Now
- 6 Palmetto
- 7 Pintoh Thai
- 8 Itanni Ramen
- 9 Xolo Taqueria

SPIRITS

- 10 Bar Shiru
- 11 The Miranda
- 12 Penelope
- 13 The Punchdown
- 14 First Edition
- 15 CoCo Noir Wine Shop & Bar

PARKING

- 16 The Rotunda Garage
- 17 Dalziel Garage
- 18 18th Street Uptown Lot
- 19 Latham Square Garage
- 20 Oakland City Center

COFFEE

- 21 Blue Bottle
- 22 Awaken Café
- 23 Timeless Coffee
- 24 Starbucks
- 25 Coco Café

FITNESS

- 26 The Club at City Center
- 27 Hot Spot Yoga
- 28 Great Western Climbing Gym
- 29 FOUR Elements Fitness

 **100**
TRANSIT SCORE

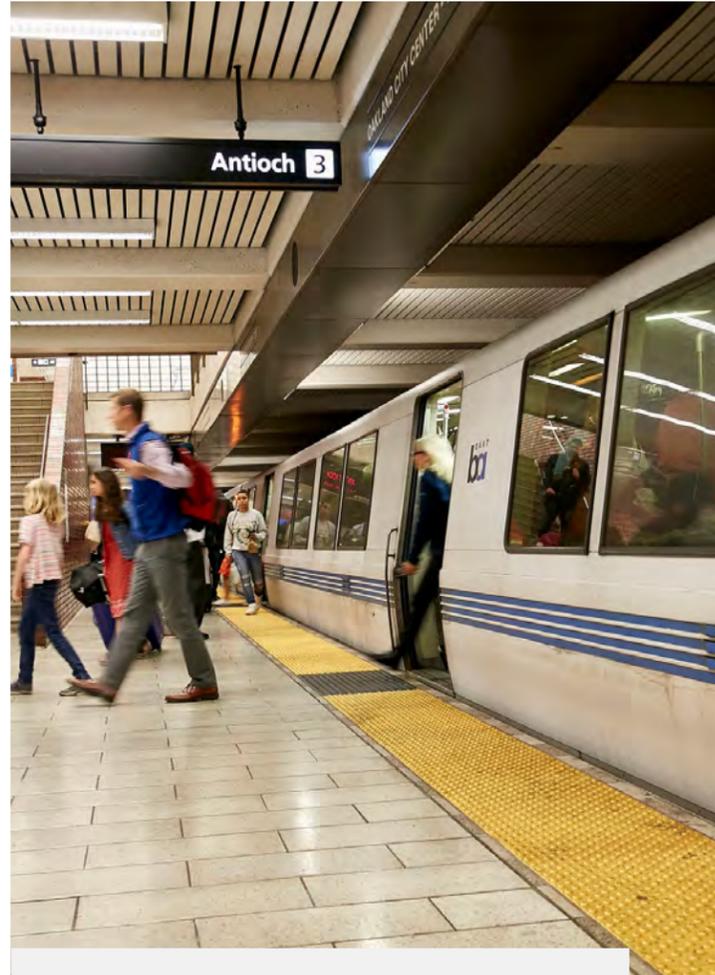
 **99**
WALK SCORE

CITY CENTER
AMENITIES



BUSINESS SERVICES

Essential business services including dining options for entertaining clients, FedEx Center, underground parking, and the health and fitness facility The Club at City Center.



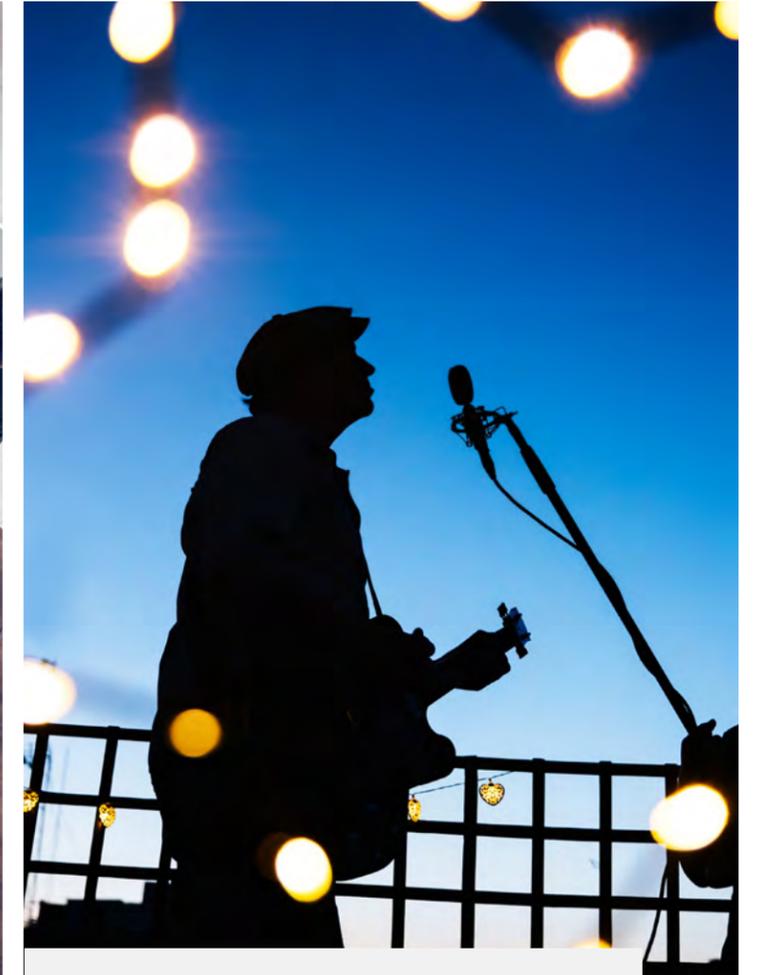
TRANSIT ORIENTED

Exclusive City Center entrance to the 12th Street BART station and direct freeway access.



OCC CONFERENCE CENTER

Premier conference space with concierge service offers five flexible-format meeting rooms ideal for tenant meetings, group trainings or events.



EVENTS & TENANT ACTIVITIES

Ongoing events featuring well known regional entertainers and musicians, including the popular Summer Sounds Concert series.

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