

FOR SALE OR LEASE | ± 11,042 RSF



296 27th Street
OAKLAND, CA

A commercial freestanding building in a prime central location with convenient access to public transportation and numerous nearby restaurants, cafés and social spots.

CBRE

EXECUTIVE SUMMARY

THE OFFERING

Prime Uptown Location – Available for Sale or Lease
Situating at 297 27th Street in Oakland's vibrant Uptown submarket, this property offers an exceptional opportunity for businesses seeking visibility and connectivity.

Enjoy unmatched accessibility with multiple AC Transit bus lines just steps away at Broadway & 27th Street and the 19th Street BART station only an 8-minute walk, providing seamless regional rail access across the Bay Area. The property offers direct connections to I-80 and I-580/SR-24, key corridors for north-south travel along the East Bay and east-west routes to the Bay Bridge and East Bay hills.

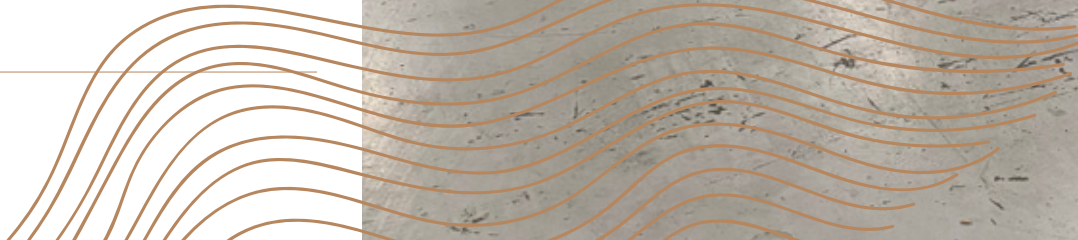
This strategic location combines high foot traffic, excellent transit options, and proximity to major freeways,

Address 296 27th Street, Oakland, CA 94612

Year Built 1960

Lot Size 0.53 AC or 22,896 SF

Total Area ±11,042 SF



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.

D-BV-1 Zoning

It 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.

Ample Secured Parking And Grade Level Loading

The property has 15 secured surface parking spaces and grade level loading to building.

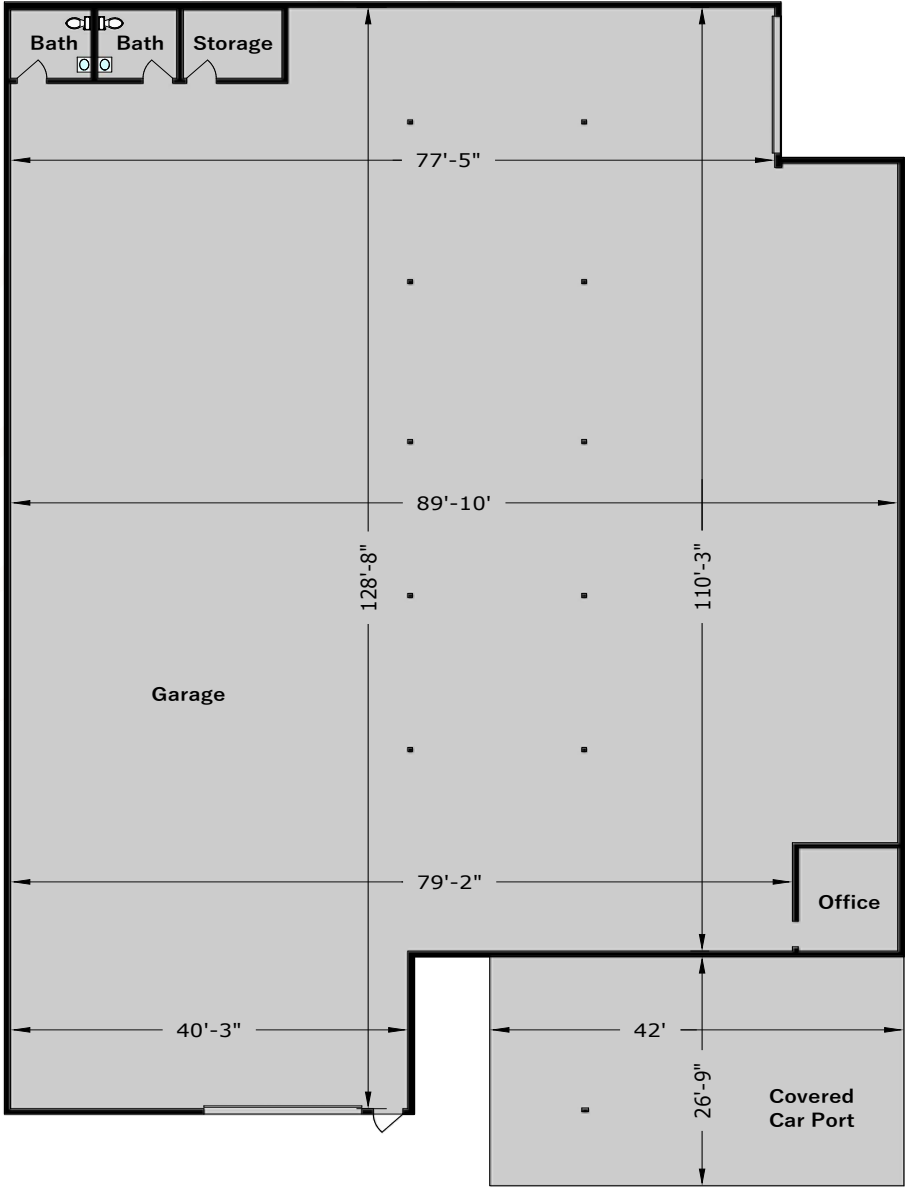
Broadway Valdez Specific Plan

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](#)

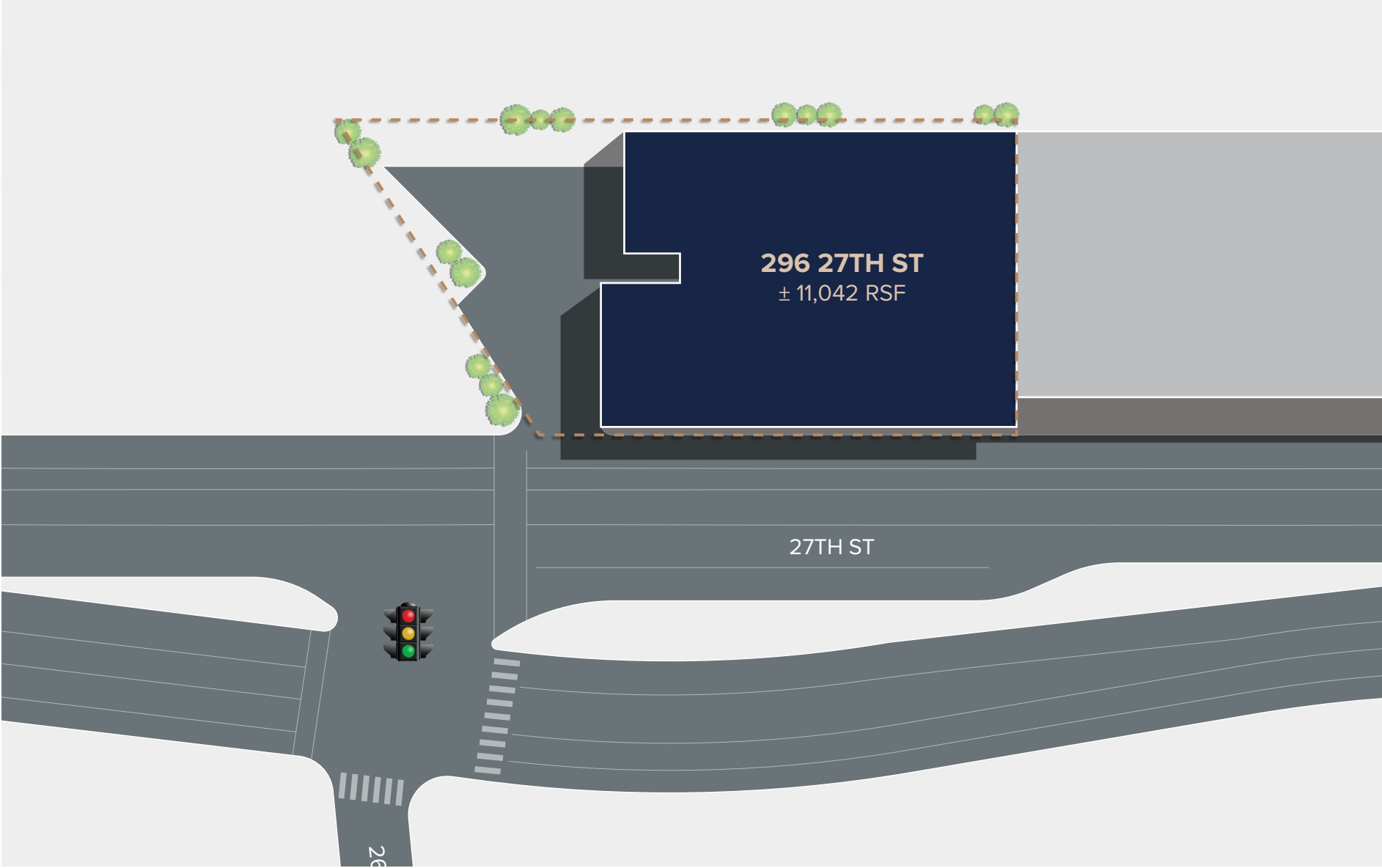


Floor Plan



10,416 SF

Site Plan



PROPERTY PHOTOS





296 27th Street is a very walk-friendly with shops, markets, cafes and services close by. Nearby destinations like Lake Merritt, downtown Oakland, and Piedmont offer additional parks, nightlife, and community amenities within short distance.

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

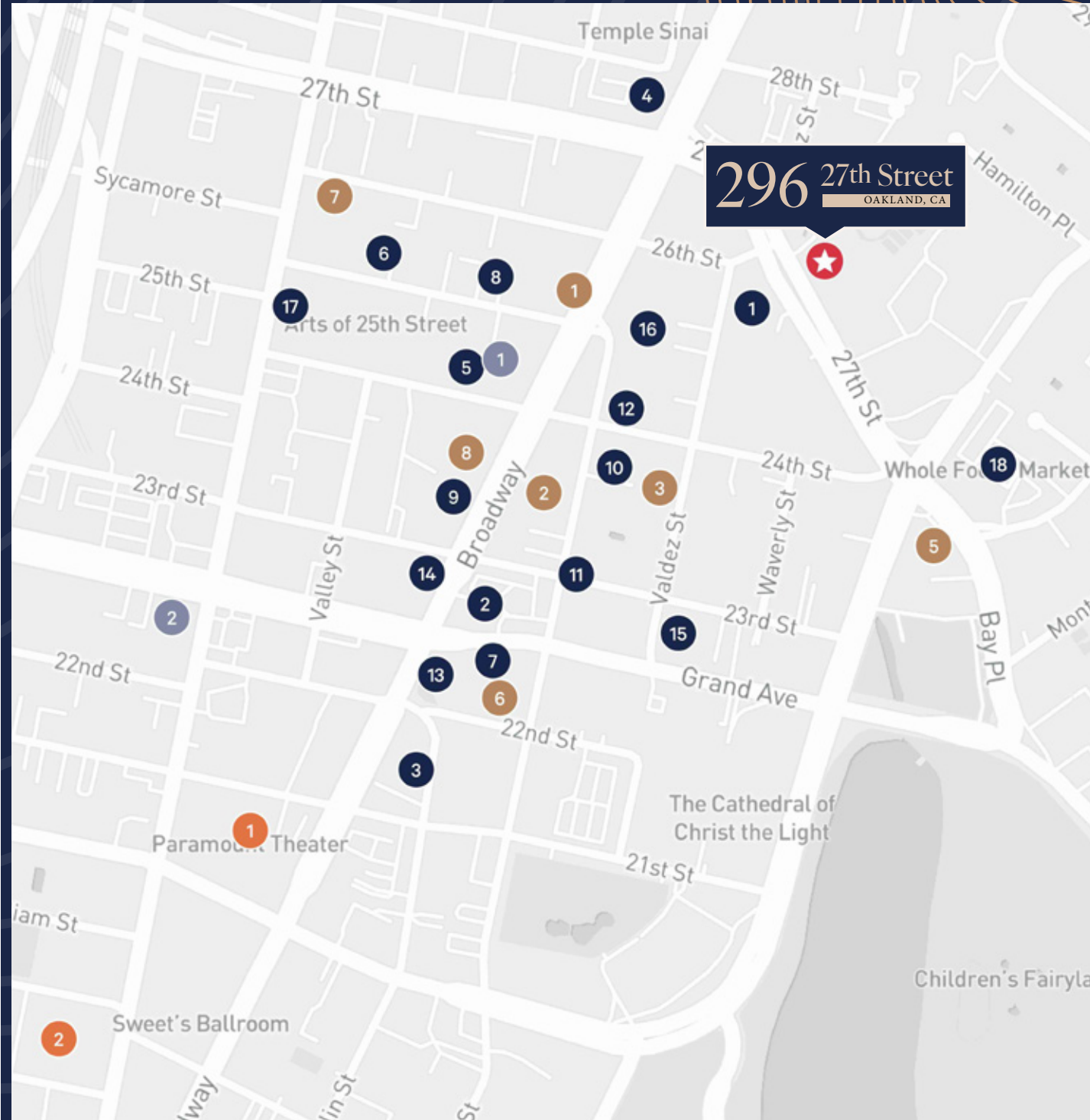
1. God's Gym
2. Oakland YMCA
3. Orangetheory Fitness
4. The Fitness Alchemists
5. Pacific Strength
6. TITLE Boxing Club Oakland entral
7. The Combine
8. Nu Fitness

HOTEL

1. Kissel Uptown Oakland
2. Moxy Oakland Uptown

ENTERTAINMENT

1. The Paramount Theatre
2. The Fox Theatre





296 27th Street
OAKLAND, CA

CONTACTS

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