

401 Roland Way

Oakland, CA



SPACES FOR LEASE NEAR OAKLAND AIRPORT

RATE: \$1.45/SF/MO



CALIFORNIA
CAPITAL & INVESTMENT
GROUP

The information supplied herein is from sources we deem reliable. It is provided without any representation, warranty or guarantee, expressed or implied, as to its accuracy. Owners and Prospective Buyers should conduct an independent investigation and verification of all matters deemed to be material, including but not limited to statements and analysis of income and expense and estimated loan information.

FOR MORE INFORMATION PLEASE CONTACT:

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LEASE SUMMARY

California Capital & Investment Group is pleased to present the opportunity to lease 401 Roland Way. Located in the Oakland Airport market and in a qualified opportunity zone, the building is directly across from a beautiful waterfront and walking trail. Office space on a quiet street in the Oakland Airport Business Park. Card key access. Close to I-880, exits at Hegenberger Road or 66th Avenue. BART access at Coliseum Station via AC Transit (Line 98). Hotels, restaurants, and Oakland International Airport nearby.



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SPACES AVAILABLE

RATE: \$1.45/SF/MO

SUITE 100 & 130A: ± 9,156 SF

SUITE 120 & 150: ± 6,811 SF

SUITE 220: ± 2,775 SF

SUITE 130: ± 2,200 SF

SUITE 215: ± 1,703 SF

SUITE 260: ± 1,309 SF

SUITE 205: ± 916 SF

SUITE 240: ± 3,501 SF

Available Range: +/- 916 RSF - 15,967 SF

PROPERTY HIGHLIGHTS

- Adjacent to Beautiful Waterfront & Walking Trail
- HVAC System
- One Elevator
- Quiet Environment
- ± 120 Parking Spaces - more than enough space for clients and/or visitors
- Located Near 880 Freeway
- Near AC Transit Lines



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PROPERTY SUMMARY



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LOCATION SUMMARY

The Oakland Airport Submarket has become a popular landing spot for many companies looking to relocate out of the increasingly expensive Oakland Downtown and San Francisco markets. Located in a quiet area, 401 Roland is conveniently close to Alameda, San Leandro, Downtown Oakland, and San Francisco. It is less than a mile from I-880, Oakland International Airport, and the Oakland Coliseum. Downtown Oakland is only 8 miles north and Downtown San Francisco is approximately 25 minutes from the property. The property is within walking distance to Hegenberger Road, which has many retail amenities for Tenants to enjoy, including Starbucks and Panda Express.

LOCATION HIGHLIGHTS

- Located in the Heart of the Oakland Airport Market
- Quiet & Great Work Environment
- Great Location Near I-880 Freeway & Hegenberger
- Exit BART Shuttle in Neighborhood
- Huge Parking Lot with 120 Parking Spaces
- Near Oakland International Airport
- Beautiful Waterfront & Walking Trail



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Transportation

1. Edgewater & Roland: Bus Stop
2. Edgewater & Pardee: Bus Stop
3. Coliseum BART Station
4. Coliseum/Airport Amtrak Station
5. Oakland International Airport

Landmarks

6. Oracle Arena
7. Oakland-Alameda County Coliseum
8. Martin Luther King Jr. Regional Shoreline
9. Metropolitan Golf Links

Amenities

10. In-N-Out
11. Starbucks
12. Jolly Rogers Diner
14. No Worries Filipino Vegan Cuisine
15. Diamonds Sports Bar & Grill
16. Royal Kitchen Indian Restaurant
17. Panda Express
18. Wingstop
19. Chipotle
20. Ahi Mahi Fish Grill
21. Taco Bell
22. Jack in the Box
23. Burger King
24. Denny's
25. Black Bear Diner

