

# AVAILABLE FOR SUBLEASE

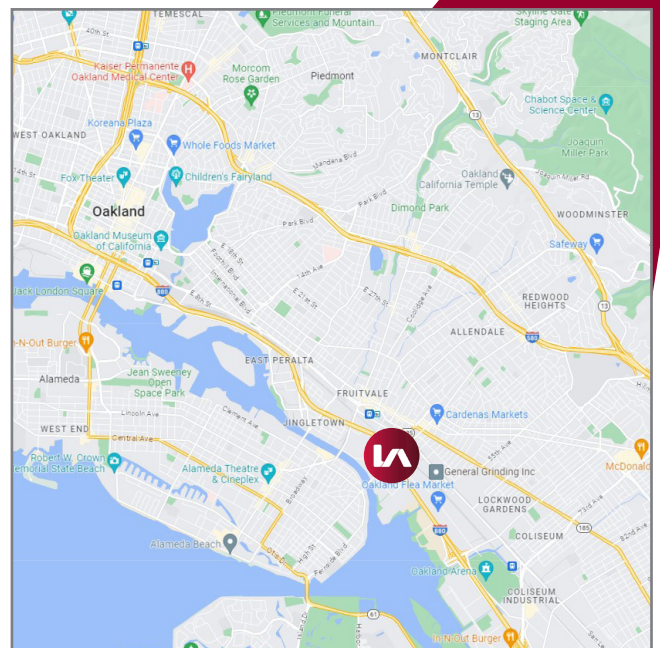
4401 OAKPORT STREET | OAKLAND, CA



## LISTING DATA:

- 28,160± SF Building on 62,273± SF of Land
- 2,500± SF Office Area
- Concrete Yard Area
- Fully Fenced Site
- Interior Bridge Cranes (Non-Operational)
- Exterior Bridge Crane (Non-Operational)
- Clear Height from 16' - 25'
- Stormwater Retention & Treatment System
- 2 Electrical Services Totaling 3,600 Amps @ 480 Volts
- Secure Off - Street Parking
- Zoned D-CE-6 (Century Estuary Industrial)
- Access from Oakport & Jensen Streets
- Freeway Signage & Visibility
- Sublease Rate: \$31,000/Month, I.G.
- Lease Expiration: 11/30/2026\*
- Available w/ 60 Day Notice

**\*Longer Term Available through Ownership**



## EXCLUSIVE AGENTS:

Craig Hagglund, SIOR

E || chagglund@lee-associates.com

P || 510.903.7611 | LIC# 01090730

Ryan Martens, Principal

E || rmartens@lee-associates.com

P || 510.903.7605 | LIC# 01709157