

AVAILABLE FOR LEASE

2201 POPLAR STREET | WEST OAKLAND, CA



## WEST OAKLAND INDUSTRIAL CENTER

3 AVAILABLE UNITS  
5,421 RSF | 13,257 RSF | 9,996-32,354 RSF

LBA Logistics  CBRE





## FEATURES

TOTAL BUILDING SIZE: ±201,947 SF

## ADDITIONAL EXTERIOR PHOTOS



Fully  
Sprinklered



53' Truck Access Permitted  
Throughout Property



Heavy Power Available



Onsite Property  
Management



Secured Loading &  
Off Street Parking



Located right off the Dock  
Platform - Dock & Grade  
Loading



Ground Zero West Oakland  
Location with immediate  
access to Bay Bridge and  
San Francisco



1st Floor - 16'-17' Clear Height  
2nd Floor - 22'-24' Clear Height

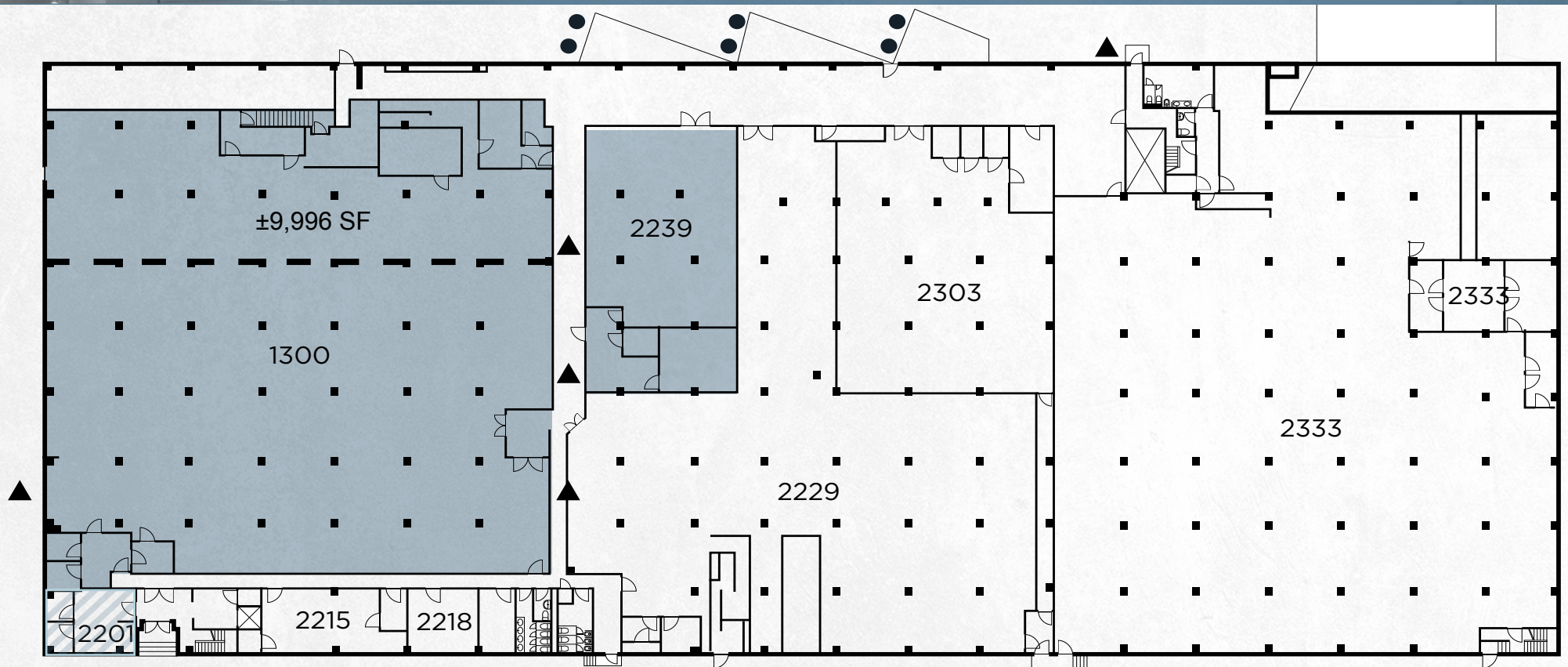


Second Floor - Dedicated  
Truck Access & Dock  
Loading



# FLOOR PLAN

## FLOOR 1 / ±104,395 TOTAL SF



\*Unit 2201 can be made available for additional office space

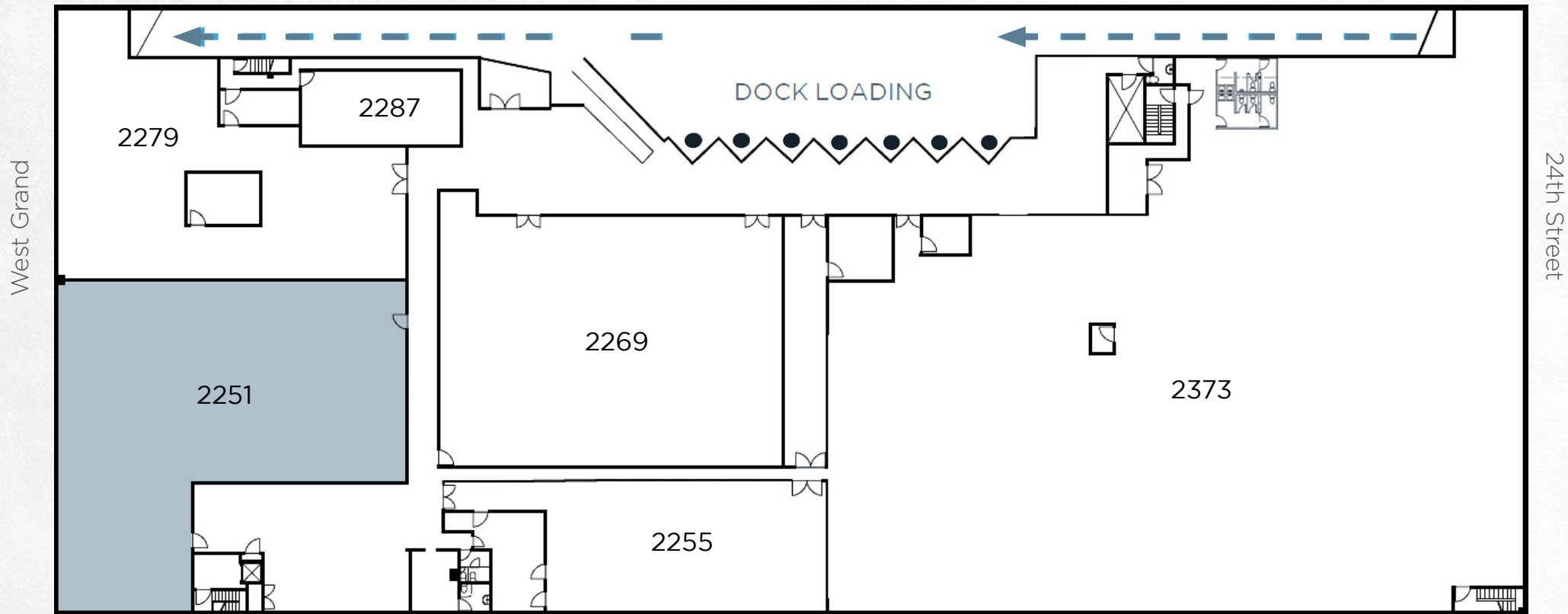
UNIT	TOTAL SQUARE FOOTAGE	OFFICE	ASKING RATE	AVAILABLE	AVAILABLE SPACE
Unit 1300*	9,996 - 32,354	700-1,482	\$0.60/SF NNN + \$0.66 Opex	Now	DOCK LOADING
Unit 2239	5,421	±500	\$1.15/SF NNN + \$0.66 Opex	Now	ROLL UP DOOR

\*Can be divided into 2-3 units.

# FLOOR PLAN

## FLOOR 2 / ±97,552 TOTAL SF

\*53' trucks can access second floor building



UNIT	TOTAL SQUARE FOOTAGE	OFFICE	ASKING RATE	AVAILABLE
Unit 2251	13,257 SF	1,301 SF	\$1.10/SF NNN + \$0.66 Opex	Now

- AVAILABLE SPACE
- DOCK LOADING
- ROLL UP DOOR

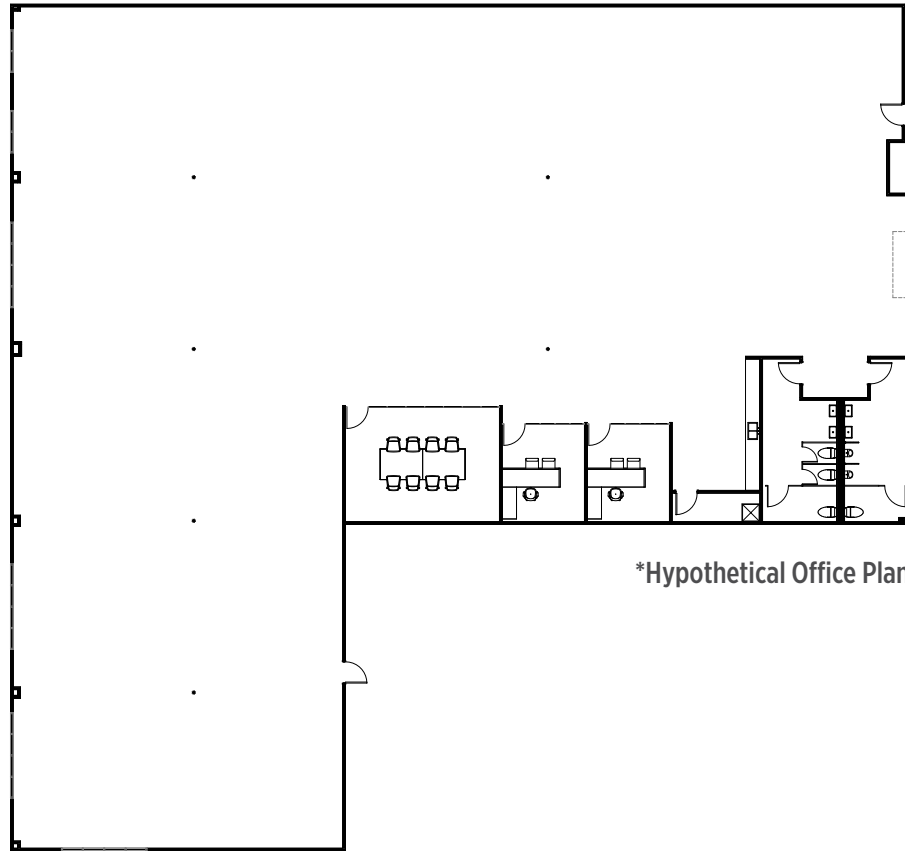


# CREATIVE TECH SPACE

UNIT 2251 | 13,257 SF WITH 800 AMPS AVAILABLE!

\*Upon Verification

AVAILABLE FOR LEASE



*\*Hypothetical Office Plan*



- Abundant Natural Light (Skylights+Large Perimeter Windows)
- Roll Up Door with access to Dock Loading Platform
- Landlord can bring 800 Amps of power into suite from current building supply

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# 9,996-32,354 SF WITH DOCK LOADING

## UNIT 1300

AVAILABLE FOR LEASE



- Divisible
- Multiple Roll Up Door Access Points
- Immediate Access to Dock Loading
- Office Space can be Expanded as well as Built to Tenant Space



FOR MORE INFO,  
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