

FOR LEASE

404 - 420 PENDLETON WAY OAKLAND, CA 94621 OAKLAND AIRPORT BUSINESS PARK AVAILABLE NOW

NEW OWNERSHIP - UNIT 404 & 412: 10,218 SF & 3,322 SF



CONTACT BROKER:

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CBRE

UNITS AVAILABLE

UNIT	SIZE GROUND FLOOR	SECOND FLOOR OFFICE SPACE	TOTAL SQ. FT.	TOTAL POWER
404	8,658 SF	1,560 SF	10,218 SF	200 Amps, 120/208V, 2 roll-up doors
412	2,922 SF	400 SF	3,322 SF	200 Amps, 120/208V, 1 roll-up door

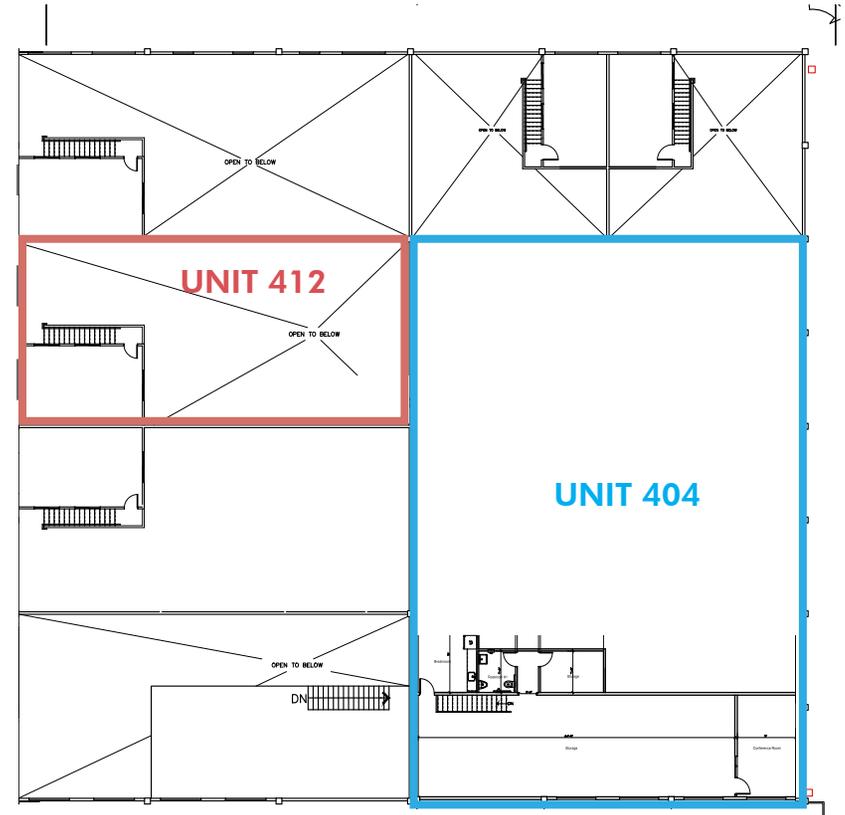
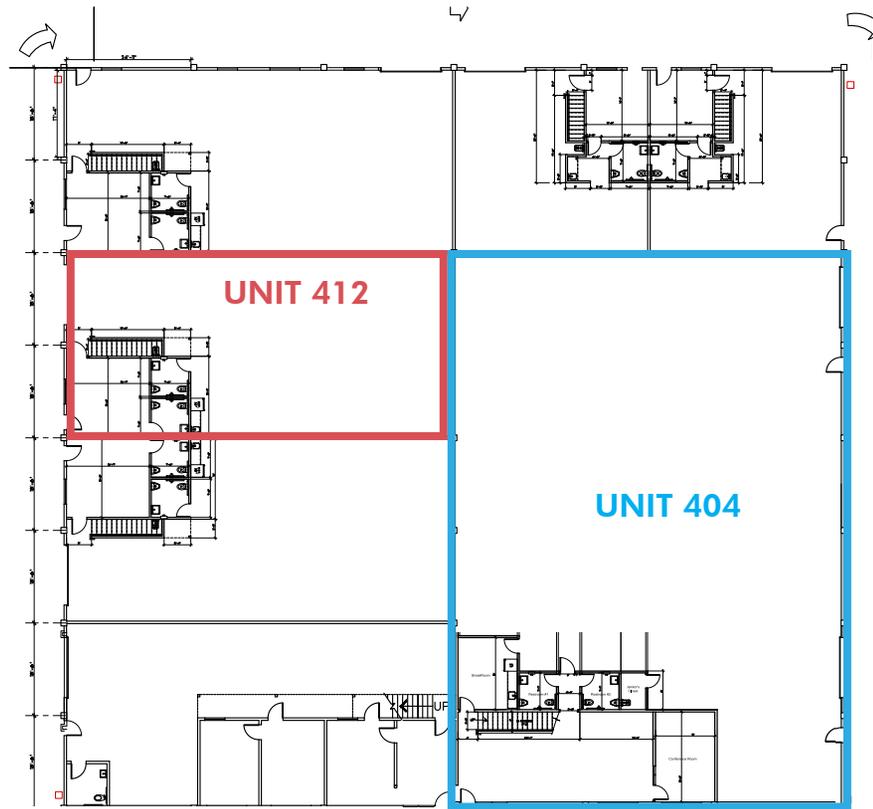
*Market ready complete

PROPERTY HIGHLIGHTS

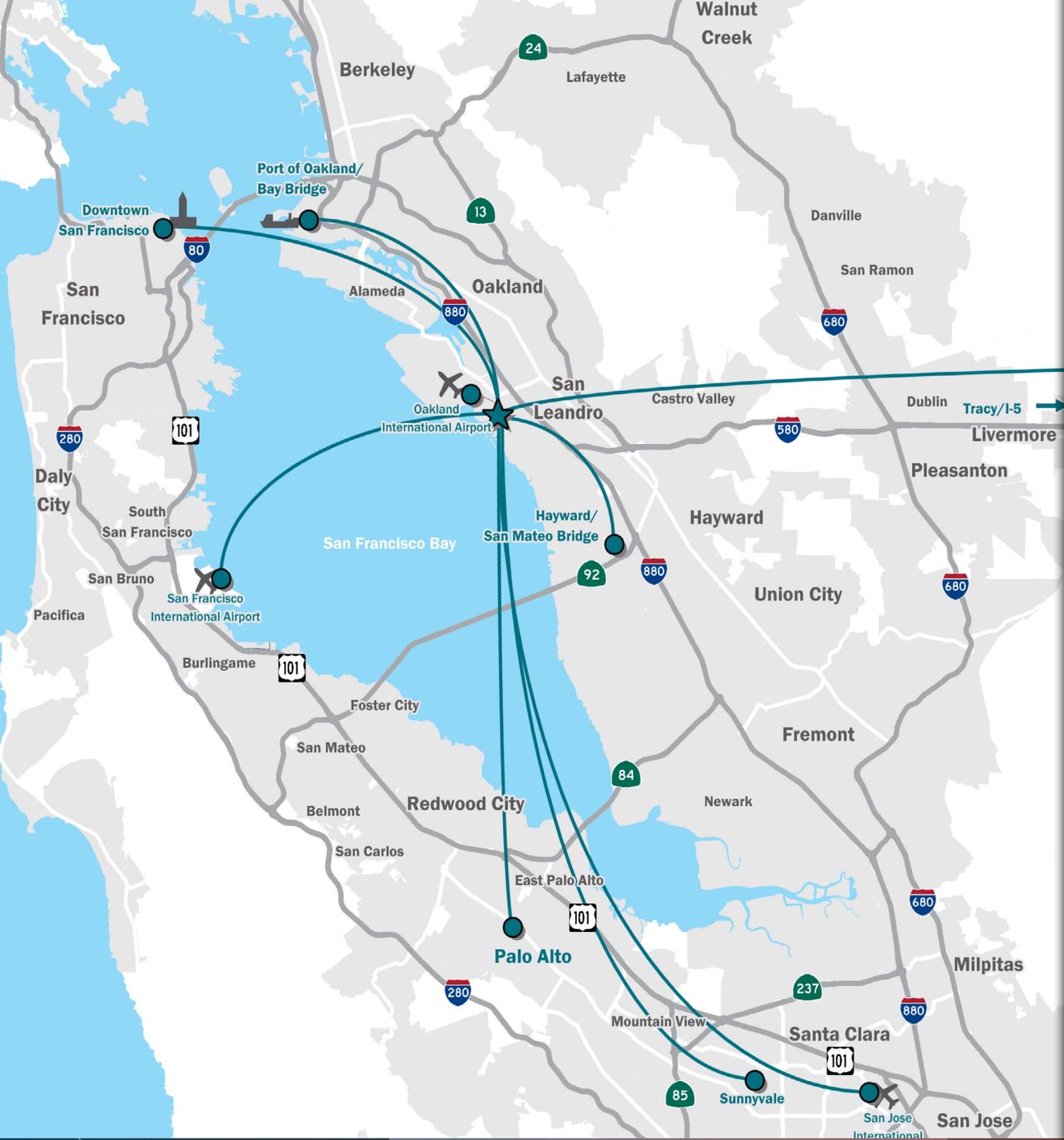
- 14' to 18' clear height
- Grade level loading
- New paint and carpet in the office area.
- New lights
- New tenant improvements
- Large fenced and paved parking area
- 1/4 mile away from Coliseum BART via bus service
- Less than 1 mile from Oakland Airport and Oakland Airport Business Park
- Close proximity to the Port of Oakland
- Price: TBD



GROUND FLOOR



SECOND FLOOR OFFICE SPACE



404-420 PENDLETON WAY
OAKLAND, CA

TRAVEL TIMES



	WATCH	MILES
Oakland International Airport	5	2
Hayward/San Mateo Bridge	15	11
Port of Oakland	15	7
Fremont	25	20
Downtown San Francisco	30	18
Palo Alto	40	26
San Francisco International Airport	35	28
San Jose International Airport	45	35
Sunnyvale/Santa Clara	50	36
Tracy/I-5	55	45

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