

GORDON

COMMERCIAL REAL ESTATE BROKERAGE

FOR LEASE :: 3927 PIEDMONT AVENUE, OAKLAND, CA
2nd Floor Office Space With Potential For Live/Work



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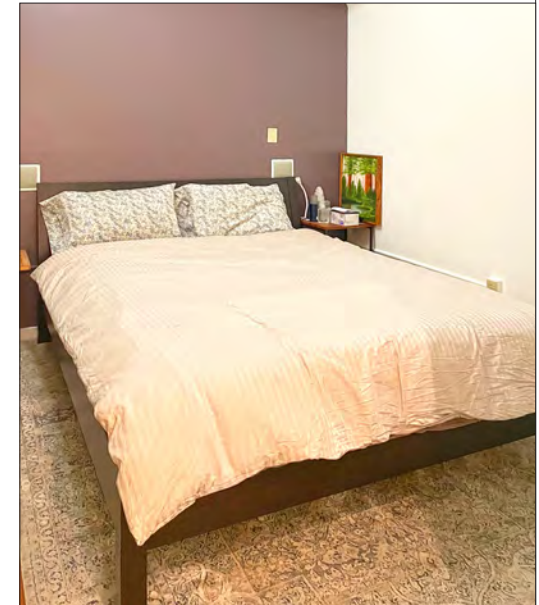
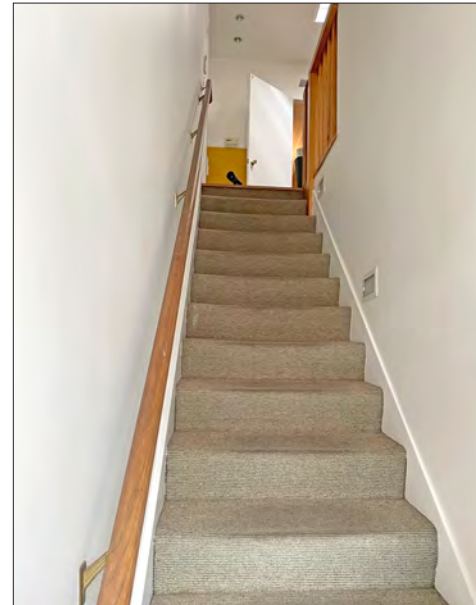
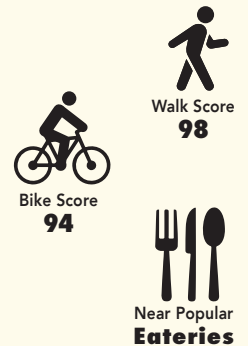
Rare Opportunity to Join This Lively Avenue of Restaurants, Shops, and Services

SIZE: ±975 rsf

ASKING RENT: \$3,250/month

ZONED: CN-1
(Oakland Neighborhood Commercial)

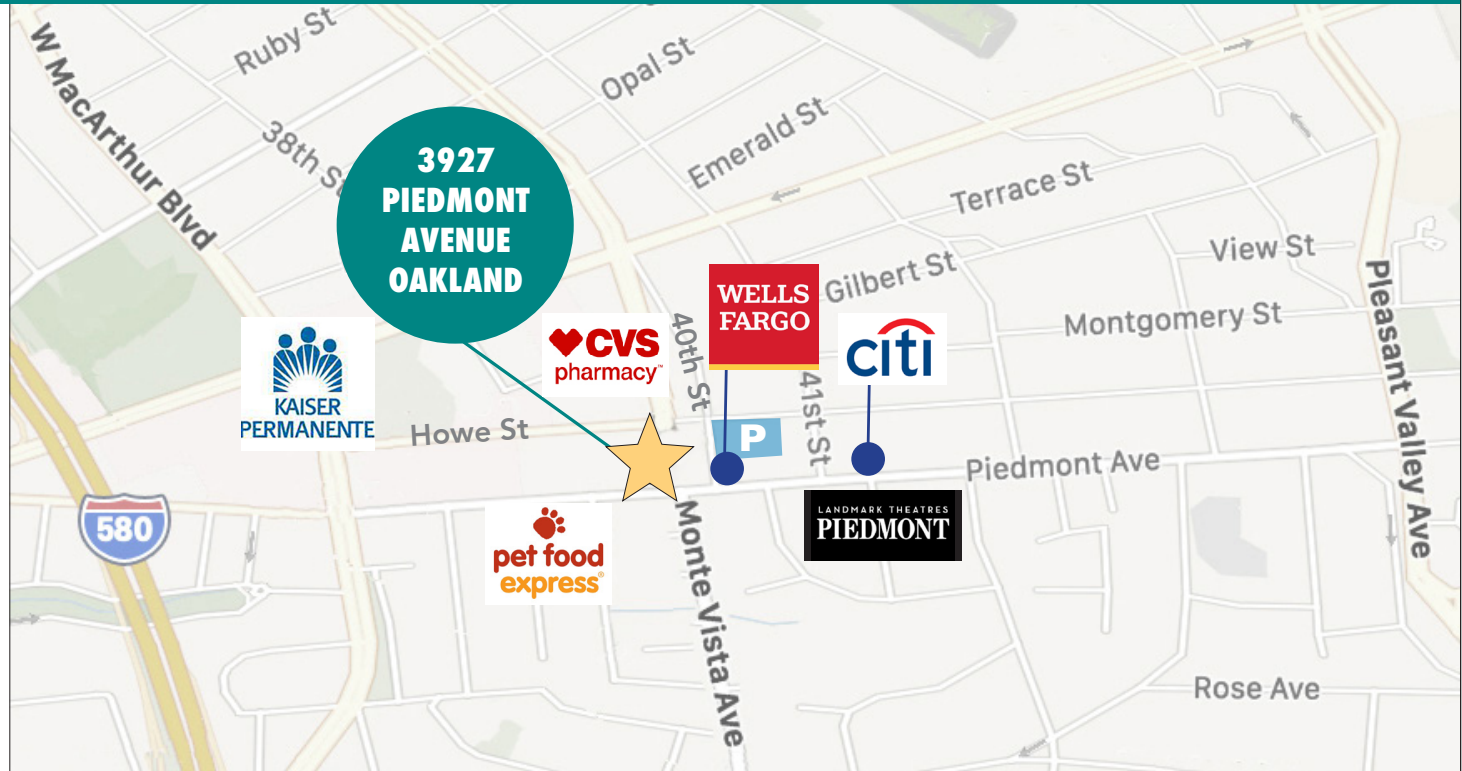
- 4-5 private offices – varying sizes
- Largest office has great windows, overlooking Piedmont Avenue
- Multiple smaller offices in the rear
- Multiple storage areas
- Kitchen, Restroom with shower, Washer/ Dryer, HVAC
- Skylight, and high ceilings
- Piedmont Avenue is a model street – with a long sidewalk of great restaurants, one-of-a-kind shops
- Amid great boutiques, fitness, specialty services, and varied dining options ranging from family-friendly to Michelin-starred



Tremendous Foot Traffic from Nearby Kaiser Hospital and Medical Center, and Nearby Neighborhoods

JOIN THIS DENSELY POPULATED SHOPPING AREA

- Adjacent to Flex Gym, Waterlilies Gift Shop, Piedmont Spa, Tally Ho! Bookshop, and Sahara Import Moroccan Home Décor
- Near eateries and cafés including Blue Bottle Coffee, Pomella, Dona, Magu, The Wolf, Commis, Fenton's Ice Cream Parlor, and Timeless Coffee
- Easy walk to Piedmont's Landmark Theater, Piedmont Grocery, CVS, Golden Gate Urgent Care, many banks, boutiques, and several shopping options
- Significant foot traffic
- Easy street parking and nearby public parking lot
- Excellent freeway access to I-580, I-980, State Route 24, and 123



OTHER PIEDMONT AVENUE TENANTS INCLUDE:



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3927 PIEDMONT AVENUE, OAKLAND, CA
NEIGHBORHOOD



The information contained herein has been provided by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we cannot guarantee it. All information should be verified prior to leasing.