

FOR LEASE

THE HOWDEN BUILDING

337 17th Street
Oakland, CA 94612



Exclusively Listed by

Brad Banker

510.763.7090 x215

bbanker@lcbassociates.com

THE HOWDEN BUILDING

337 17th Street Oakland, CA 94612



OFFERING SUMMARY

Lease Rate:	\$3.50 SF/month MG
Building Size:	20,000 SF
Available SF:	Suite 100- 626 RSF Suite 210- 343 RSF Suite 10- 3,851 RSF
Year Built:	1925

PROPERTY OVERVIEW

Retail and rare small offices spaces available. Natural light with operable windows. Car and bicycle parking available onsite. Two blocks from 19th Street Bart station. At&t fiber connection available.

PROPERTY HIGHLIGHTS

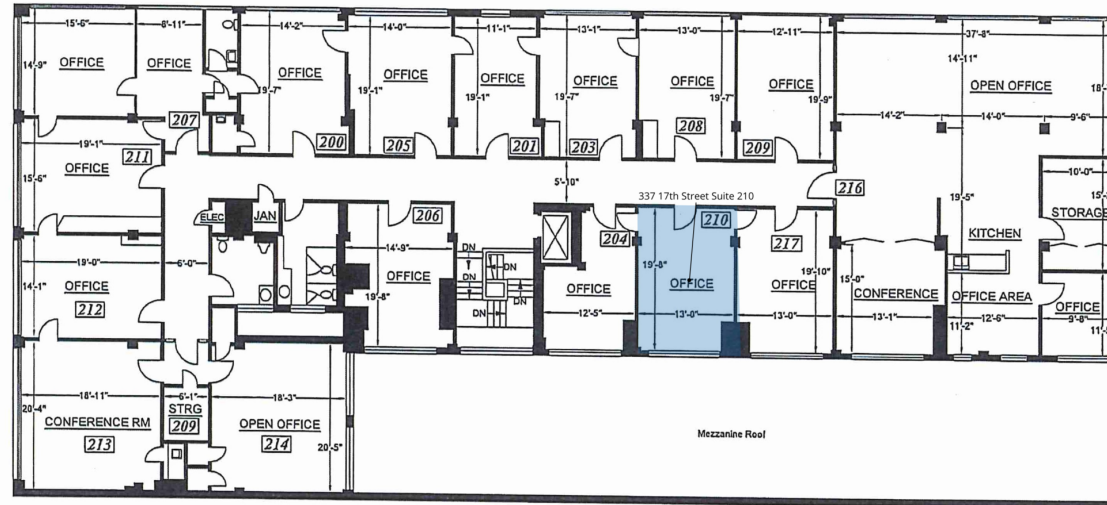
- Hard Cap Ceilings
- Operable Windows
- Secure Entry System
- Small Professional offices



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LEGEND

Available

LEASE INFORMATION

Lease Type:

Gross; MG

Lease Term:

Negotiable

Total Space:

343 - 3,851 SF

Lease Rate:

\$3.50 SF/month

AVAILABLE SPACES

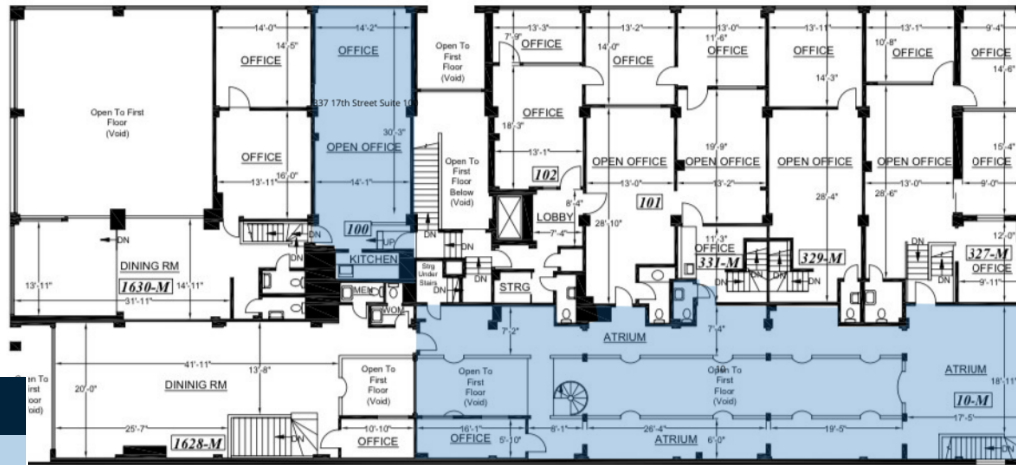
SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
337 17th Street Suite 210	Available	343 SF	Gross	\$3.50 SF/month	-



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Total Space:

343 - 3,851 SF

Lease Rate:

\$2.75 - \$4.00 SF/month

AVAILABLE SPACES

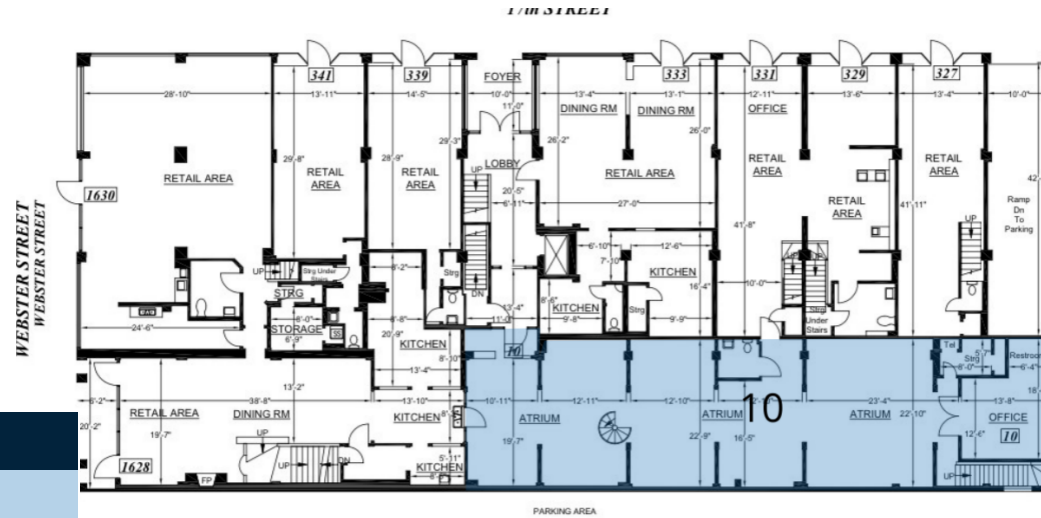
SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
337 17th Street	Available	3,851 SF	Gross	\$4.00 SF/month	-
337 17th Street Suite 100	Available	626 SF	Modified Gross	\$2.75 SF/month	-



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AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
337 17th Street	Available	3,851 SF	Gross	\$4.00 SF/month	-



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LCB
ASSOCIATES

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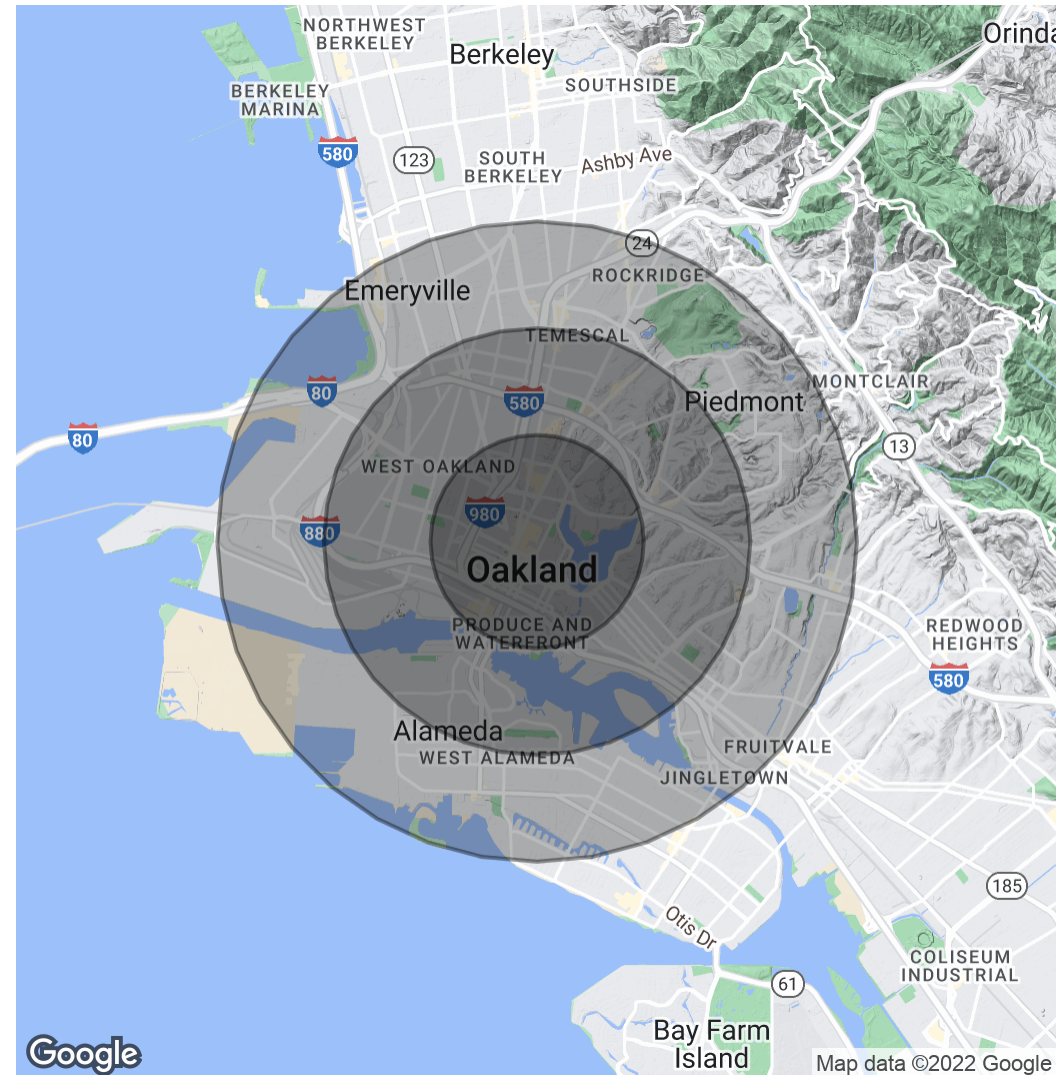
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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	36,618	131,336	250,877
Average age	40.2	37.9	37.3
Average age (Male)	39.2	37.0	36.6
Average age (Female)	40.5	38.5	37.8

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	20,562	66,598	116,077
# of persons per HH	1.8	2.0	2.2
Average HH income	\$51,849	\$59,698	\$70,743
Average house value	\$456,121	\$521,198	\$615,620

* Demographic data derived from 2010 US Census



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