

THE BROADWAY

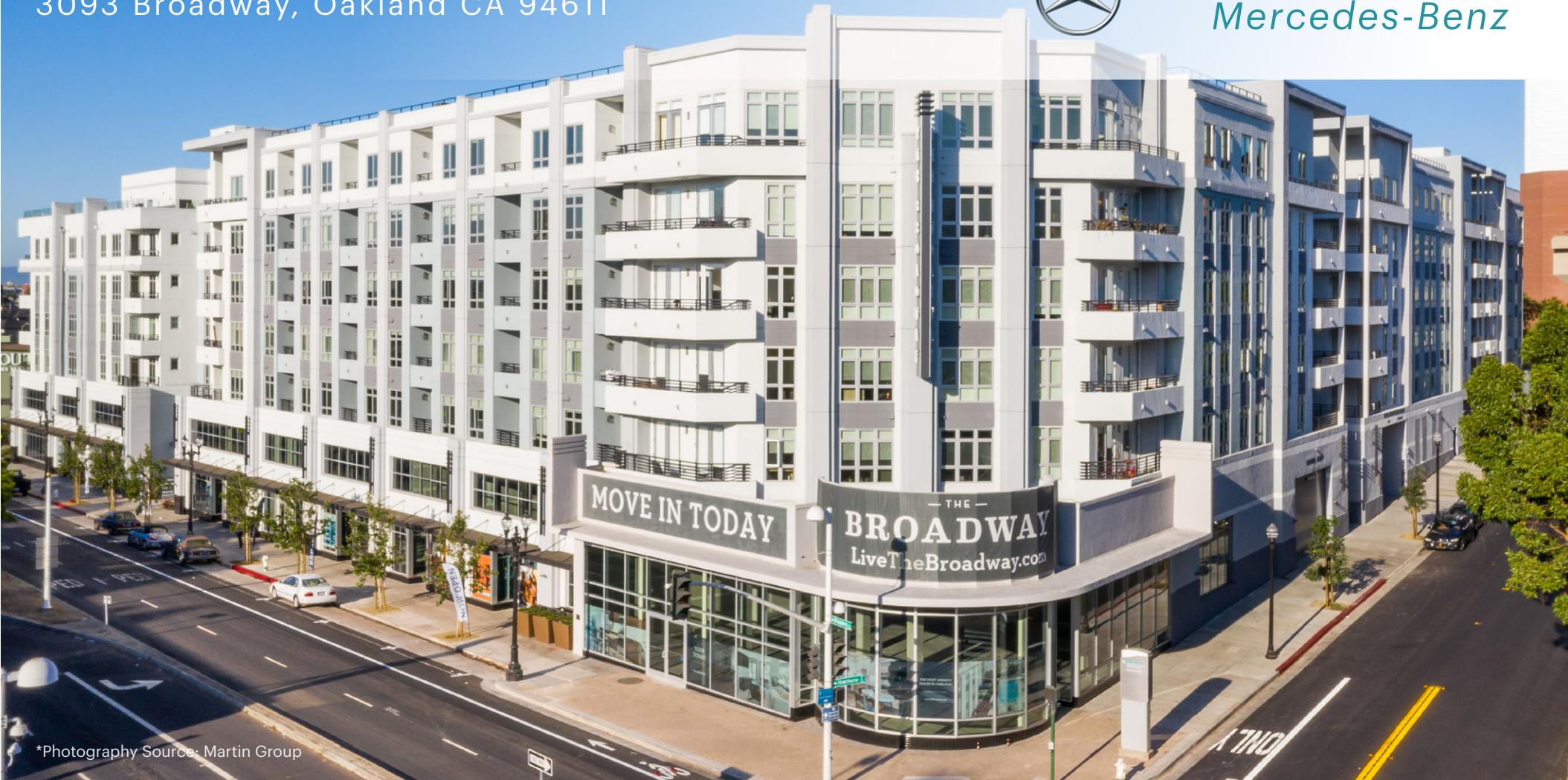
3093 Broadway, Oakland CA 94611



COMING SOON
Xfinity / Comcast



NOW OPEN
Mercedes-Benz



*Photography Source: Martin Group

ONE SPACES REMAINING!



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THE BROADWAY

- The Broadway at 3093 Broadway, is Oakland's newest commercial retail development serving the surrounding neighborhoods, including Rockridge, Montclair, Adam's Point, Crocker Highlands, and the City of Piedmont.
- Centrally located at the junction between the MacArthur Freeway (580) and the Grove Shafter Freeway (24).
- Situated along the major north-south thoroughfare that connects Jack London Square, Downtown, Oakland, Uptown and Piedmont.



*Photography Source: Martin Group



*Photography Source: OpenTable



*Photography Source: Dave Vann

NEIGHBORHOOD OVERVIEW (13,000+ Medical jobs within walking distance)



- 6,000+ Total Employees
- Average Nurses Salary \$135k/yr
- 274k Annual Visitors



KAIER PERMANENTE®

- 6,000+ Total Employees
- Average Nurses Salary \$145k/yr
- 250k+ Annual Visitors

INTERSTATE
580

205,507 ADT

BROADWAY - 18,353 ADT

PIEDMONT AVE. - 10,819 ADT

SITE

SPROUTS
FARMERS MARKET



THE
BROADWAY

- 423 units
- 19,774 SF of retail



SAMUEL MERRITT
UNIVERSITY

- 1,000+ Enrolled Students
- 250 Academic Staff
- \$45k/yr Tuition

BROADWAY-WEBSTER MEDICAL PLAZA

- 12-Story, 98k SF Medical Office Building
- 500+ Employees

*Traffic Counts Source: Site USA REGIS 2/7/22

DOWNTOWN & UPTOWN OAKLAND DEVELOPMENT PIPELINE

 **10,657**
RESIDENTIAL UNITS
APARTMENT | CONDO | ETC

 **890**
HOTEL ROOM TOTAL

 **3,838,237**
OFFICE SF TOTAL

 **388,056**
RETAIL SF TOTAL

INSTITUTIONAL DEVELOPERS
IN THE MARKET

MARTIN

LANE PARTNERS

 CARMEL
PARTNERS

LENNAR®

ELLIS PARTNERS

TMG
PARTNERS 

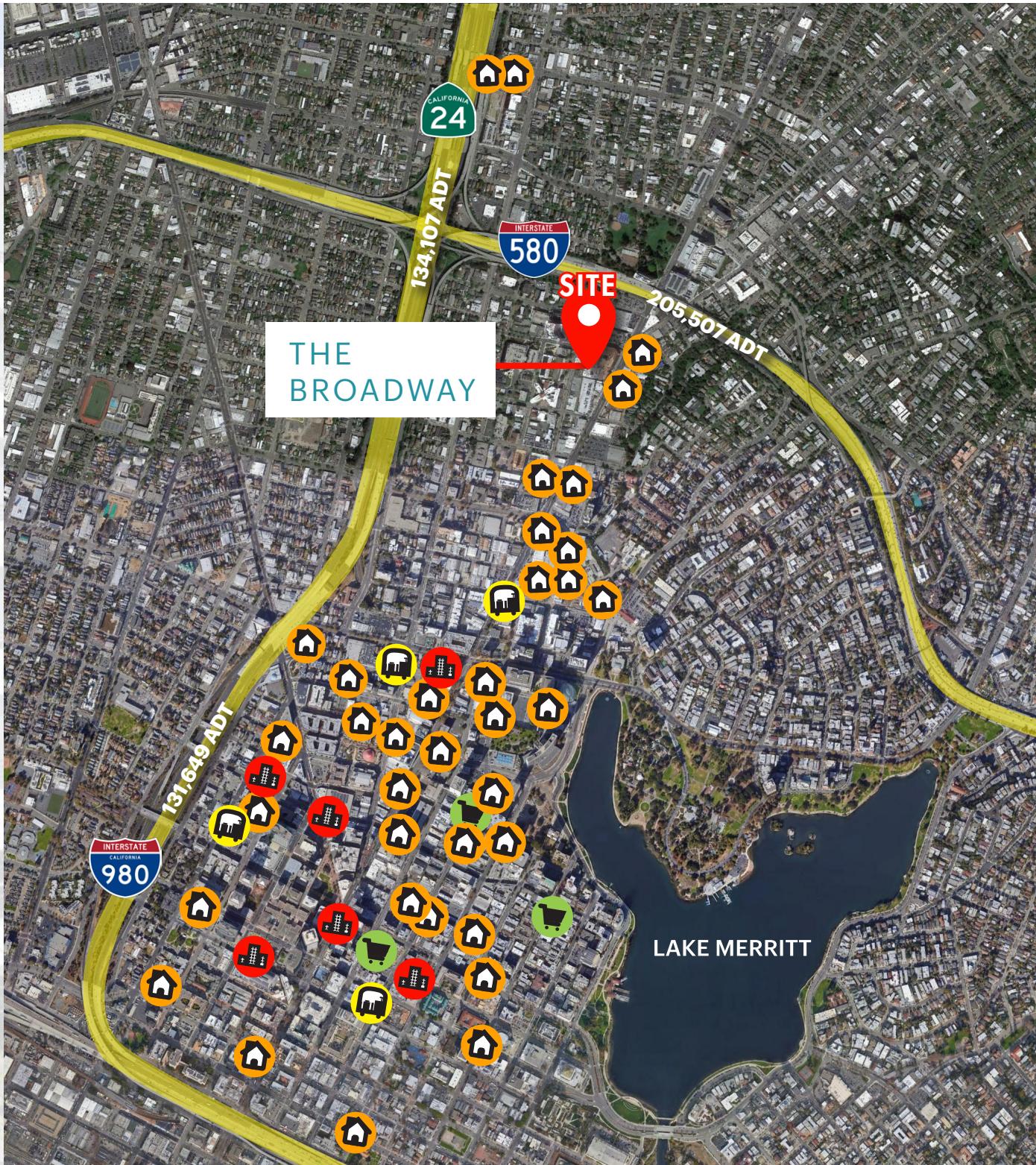
Hines

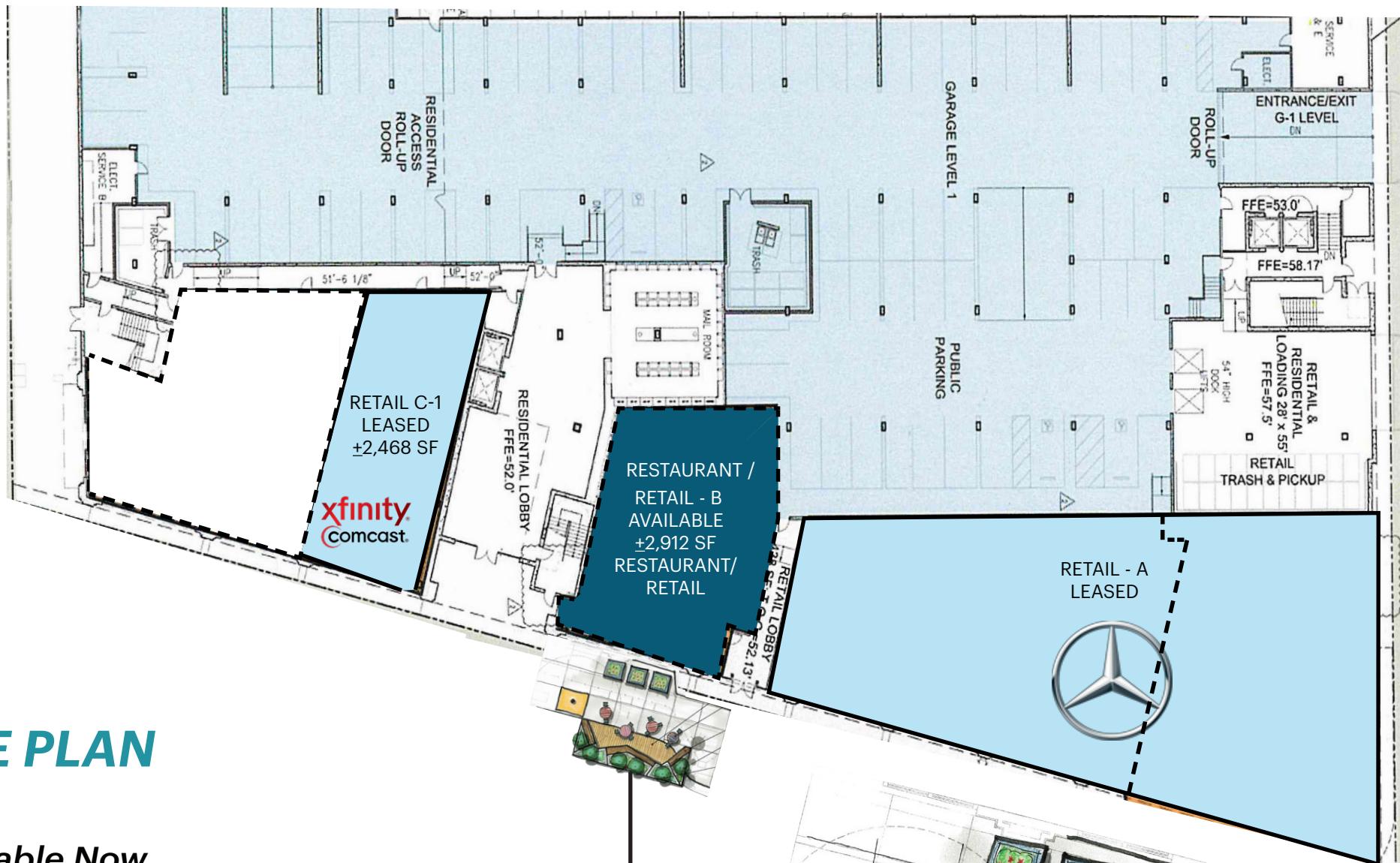
CIM

Trammell Crow Company

 SHORENSTEIN

 HOLLAND
RESIDENTIAL





SITE PLAN

Available Now

Retail B **±2,912 SF** **AVAILABLE**

Ideal for Retail, Service, Restaurant & Fitness Uses

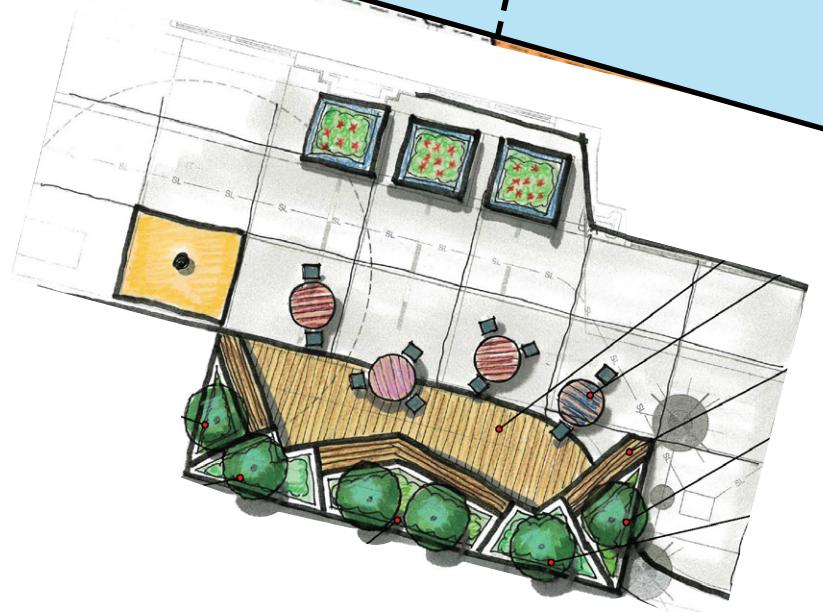
Retail A **±10,792 SF** **LEASED**

Retail C-1 **±2,468 SF** **LEASED**

Retail C-2 **±3,531 SF** **LEASED**

±20 Retail Parking Stalls

Sample
Rendering



DEMOGRAPHICS



POPULATION

3 MILES: 279,211



AVERAGE HOUSEHOLD INCOME

3 MILES: \$143,746



BACHELOR'S DEGREE OR HIGHER

3 MILES: 133,144



HOUSEHOLD RETAIL EXPENDITURE

3 MILES: \$5.2 B



MARKET AERIAL



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