

Tidewater Ave

Unit A
Available

Leased

For Lease

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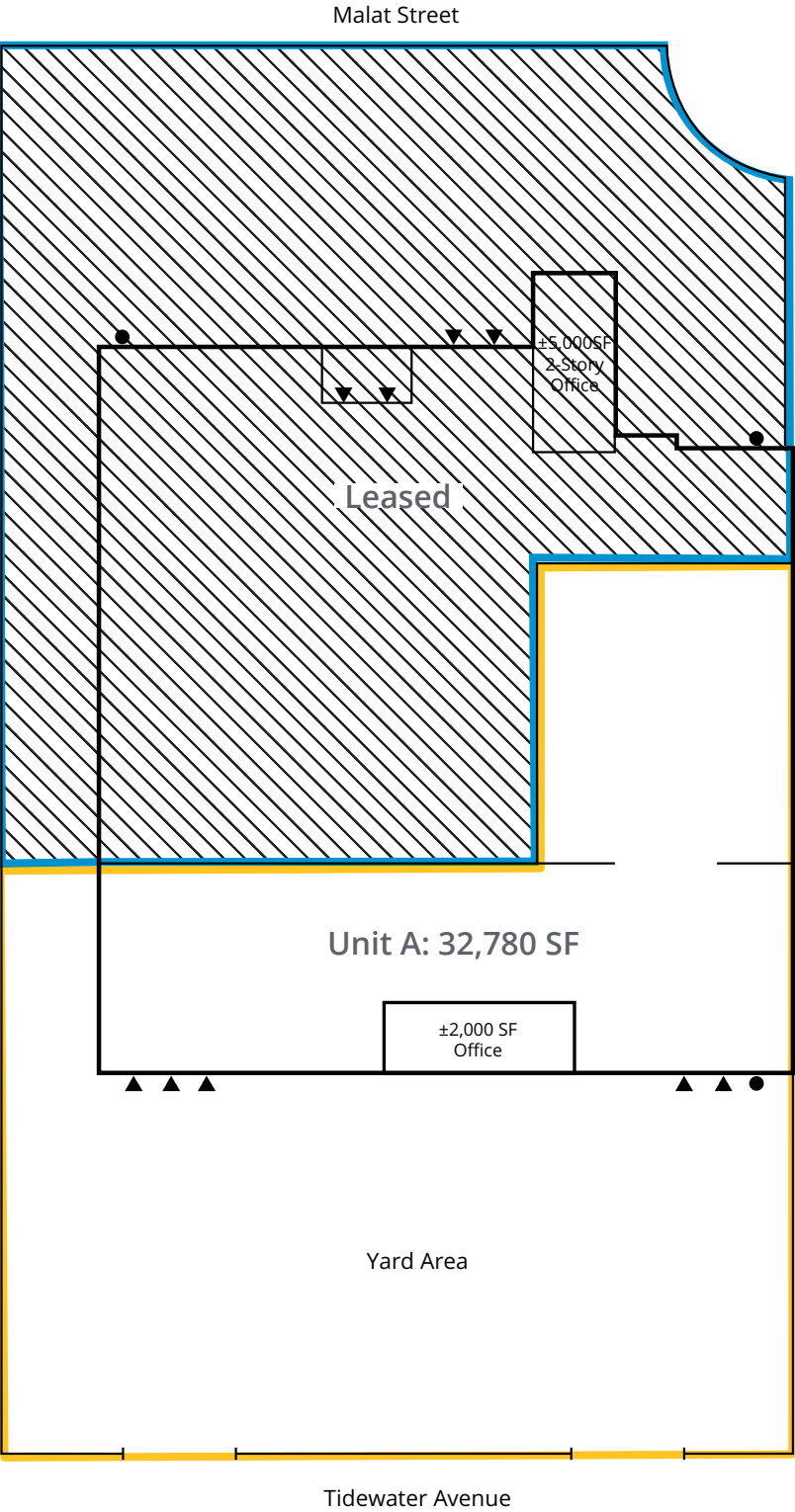
4450 Tidewater Avenue
Oakland CA

- ±32,780 SF of warehouse space
- ±2,000 SF of office area
- Five (5) dock-high doors
- One (1) grade level door
- ±20' clear height
- Fully sprinklered
- Excellent truck staging
- Central Bay Area location:
 - 5 miles to the Port of Oakland
 - 14 miles to downtown San Francisco
- Fully fenced and secured yard
- Approximately ±25,000 SF of fenced yard

Lease Rate: \$1.15/SF/NNN

Site Plan

- ▲ = Dock High Door
- = Grade Level Door



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Key Distances

Fruitvale BART station	1.3 miles
Downtown Oakland	4.5 miles
Port of Oakland	4.5 miles
Oakland Int'l Airport	5.4 miles
Downtown San Francisco	15.8 miles

Area Map



Aerial View



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