

Phoenix Plaza Commercial
Center & Parking Garage

409 EIGHTH STREET

Oakland CA, 94607

- + Corner of Eighth and Franklin in the heart of Oakland Chinatown
- + 14,769 rentable square feet of prime ground floor commercial/retail space anchored by Chase Bank
- + 55 underground garage parking spaces



**Exclusive
Listing
Agents**

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PROPERTY OVERVIEW

409 EIGHTH
STREET

OVERVIEW

Phoenix Plaza was built in 1988 in the heart of Chinatown in Downtown Oakland, California.

The building is centrally located with a walk score of 99! Conveniently located within easy walking distance to BART, AC Transit Bus Lines, City Car Share locations, all major banks, City Center, and some of the best restaurants in Oakland.

The offering consists of 2 parcels within The Phoenix Plaza mixed use development. The first is 14,769 rentable square feet of ground floor commercial space. The second is an underground parking garage consisting of 55 parking spaces totaling 21,228± sq feet.

SUMMARY

PROPERTY ADDRESS	409 EIGHTH STREET OAKLAND 94607
YEAR BUILT	1988
ASKING PRICE	\$8,000,000
GROSS RENTABLE AREA	14,769 SQUARE FEET
# GARAGE SPACES	55
ACTUAL CAP RATE	2.41%
PROFORMA CAP RATE	7.69%



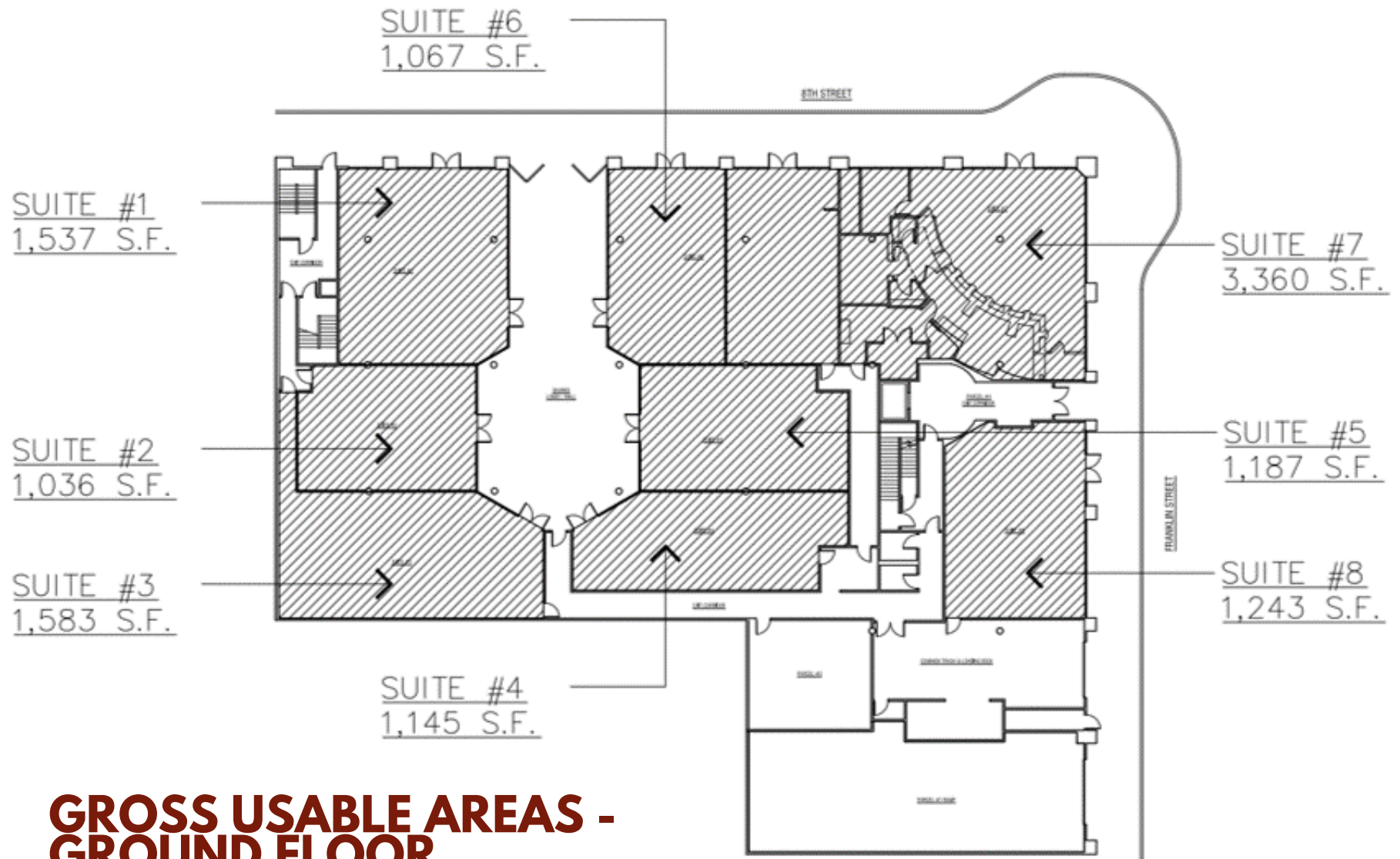
PROPERTY PHOTOS

409 EIGHTH STREET



PARCEL MAP

409 EIGHTH STREET

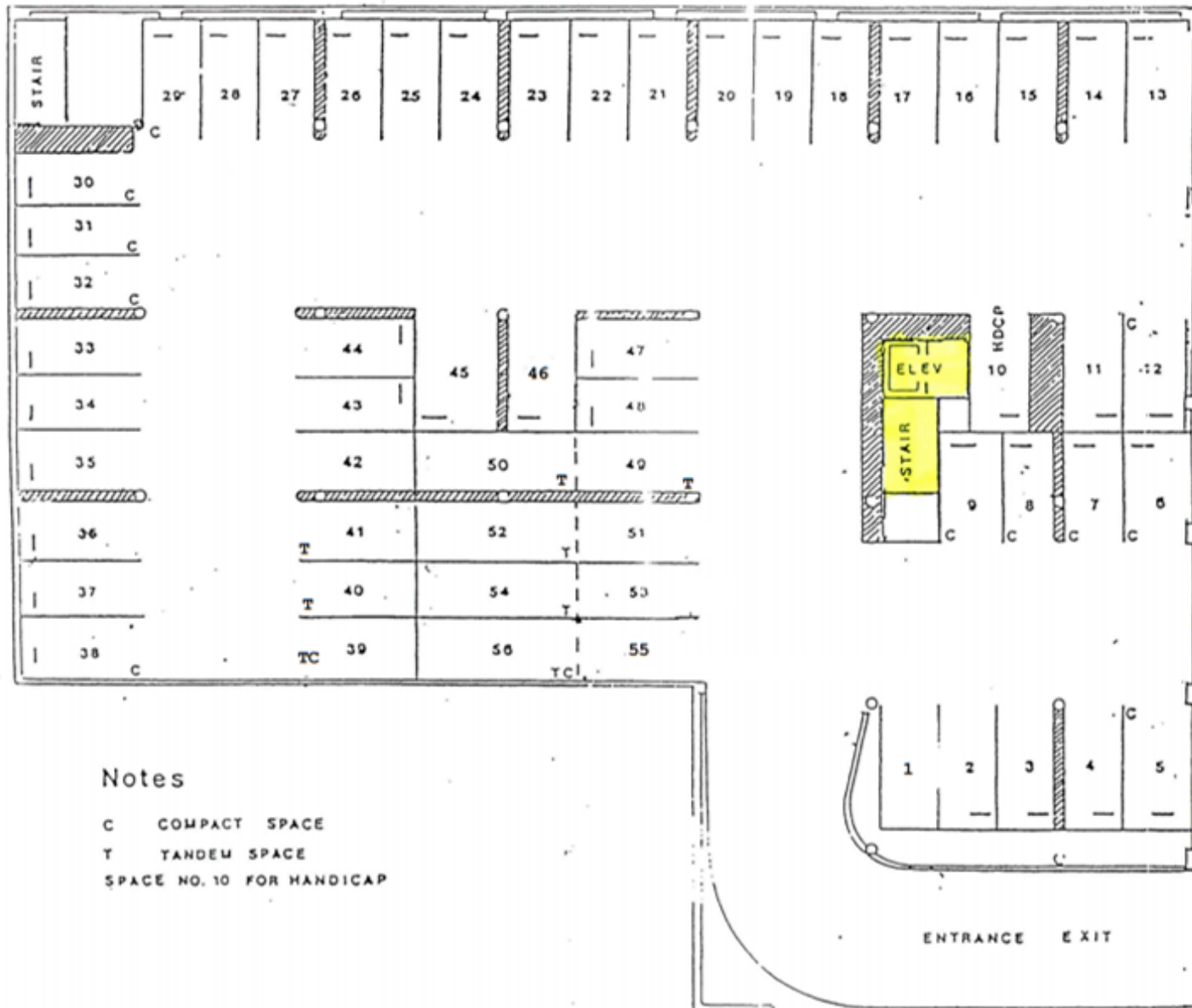


GROSS USABLE AREAS - GROUND FLOOR

PARKING MAP

409 EIGHTH STREET

8th Street





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