



OFFICE, INDUSTRIAL & FLEX SPACE
 ALL PROPERTIES OWNER MANAGED AND
 STRATEGICALLY LOCATED MINUTES FROM A MAJOR INTERSTATE
 IN THE EAST BAY AND CENTRAL VALLEY.

Right Space. Best Place.
www.cranbrookgroup.com

BREAKWATER BUSINESS PARK

3496-3530 Breakwater Court & 3497-3535 Breakwater Avenue, Hayward, CA 94545



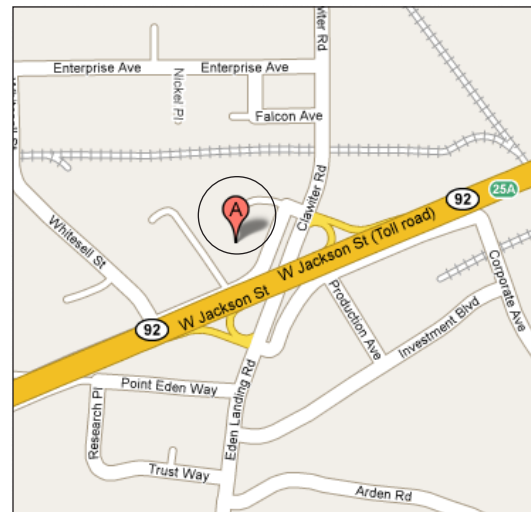
SEE & LEARN MORE

Go to cranbrookgroup.com to see and learn more about Breakwater Business Park.

OFFICE/FLEX SPACE RIGHT OFF HIGHWAY 92!

Comprised of 104,003 rentable square feet, Breakwater Business Park is within view of the Eastern approach to the San Mateo Bridge. It offers users a wide range of office/flex space opportunities in a park-like setting.

A host of amenities, including an on-site Cafe', gives Breakwater Business Park the designation "Right Space. Best Place."



WHAT SETS US APART.

- Owner managed ... it makes a difference!
- Excellent access to Highway 92 and I-880
- Fronts Highway 92
- Tenant operated restaurant conveniently located on-site
- Security gates limit access within the project
- Soffitted recessed storefronts
- Ample parking 4:1000



The information contained herein is based on reliable data, measurements and calculations. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

For more information, please contact:

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NEWMARK

Linda Shoemaker

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