

# FOR LEASE: Oakland Warehouse Space

**Location:** 1036 East 8th Street  
1031 East 11th Street  
Oakland California

**Size:** Ground Floor — 4,500± Square Feet  
Mezzanine — 1,500 ± Square Feet

**Description:** \*2 Street Frontage

\*3 phase electric

\*Man door entry on East 18th Street

\*Concrete Block Construction

\*Open warehouse (3,000 ± SF) 16' high ceiling

\*Ground floor showroom/ office (1,500 ± SF)

\*Man door and two 13' grade level roll up doors on East 11th St



**Note:** No marijuana uses

**Available:** June 1, 2017

**Rent:** \$5,800.00 per month Industrialized Gross (\$1.12 per square foot ground floor — \$0.50 per a square foot mezzanine)

**Zoning:** HBX-2—light and custom manufacturing and warehousing is allowed

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