

FOR LEASE

424

2<sup>ND</sup> STREET

OAKLAND | CA

Creative Single  
Tenant Building in  
Jack London Square

**AVISON  
YOUNG**

Avison Young  
1111 Broadway, Suite 1650  
Oakland, CA 94607  
1.510.254.4256

**Amber Merrigan**

Vice President

1.510.254.4267

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Lic # 01905162

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## Highlights:

- » ±3,750 RSF available
- » Available: Now
- » Asking Rate: \$2.50 IG
- » Unique opportunity for full building identity.
- » Open plan containing mezzanine level.
- » Creative 'brick and timber' finishes.
- » Located in the heart of Jack London Square, within walking distance to iconic restaurants.
- » Diverse transportation options – BART via the free Broadway B-Line Shuttle, Ferry and Amtrak.
- » Walking distance to Jack London waterfront, Downtown Oakland and Old Oakland amenities.



Full Building  
Identity



Subway  
Access > .5 Miles



Walk Score™  
96



Seismically  
Upgraded



Fibre-Optic  
Enabled



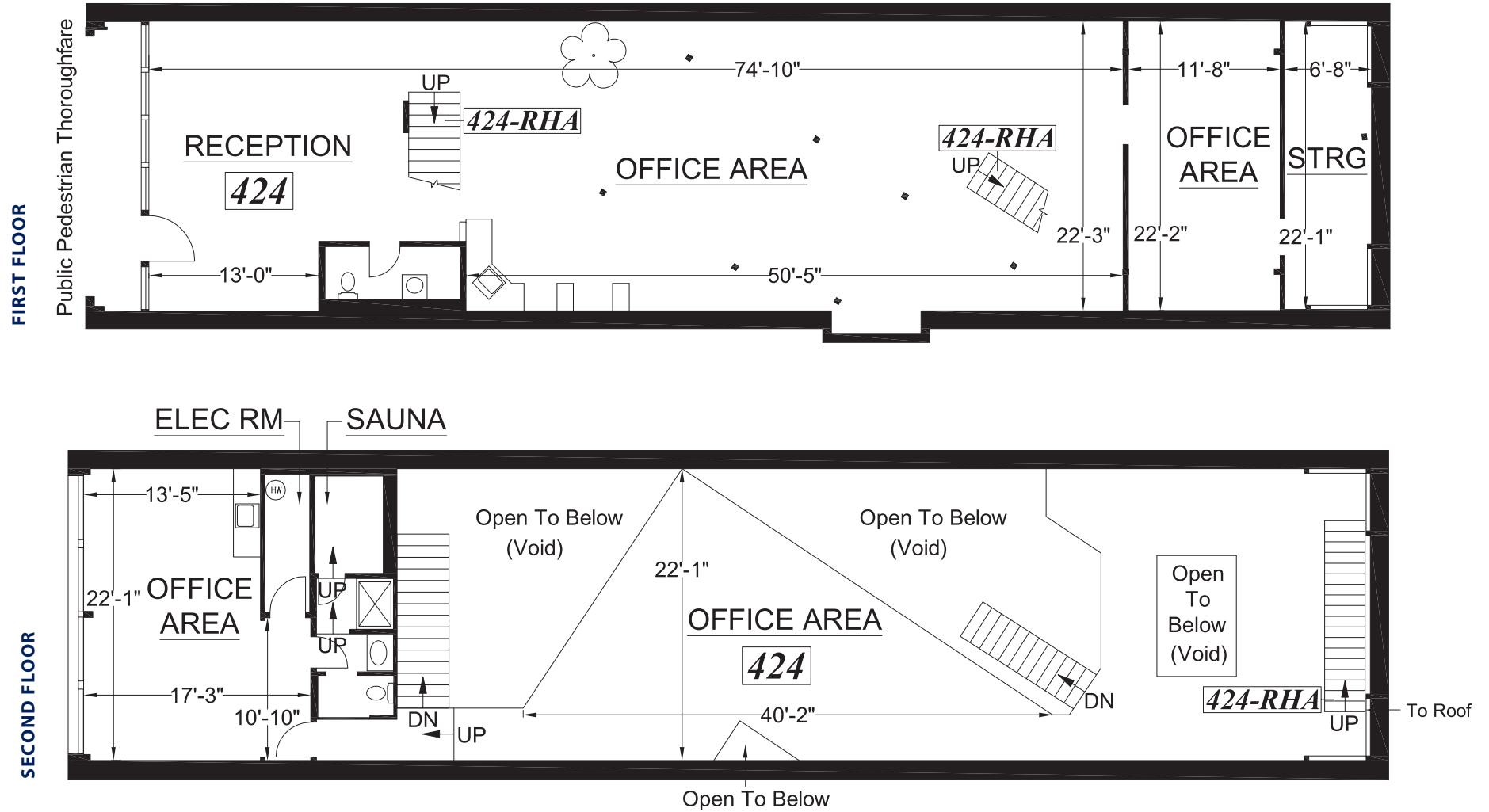
Bikers  
Paradise



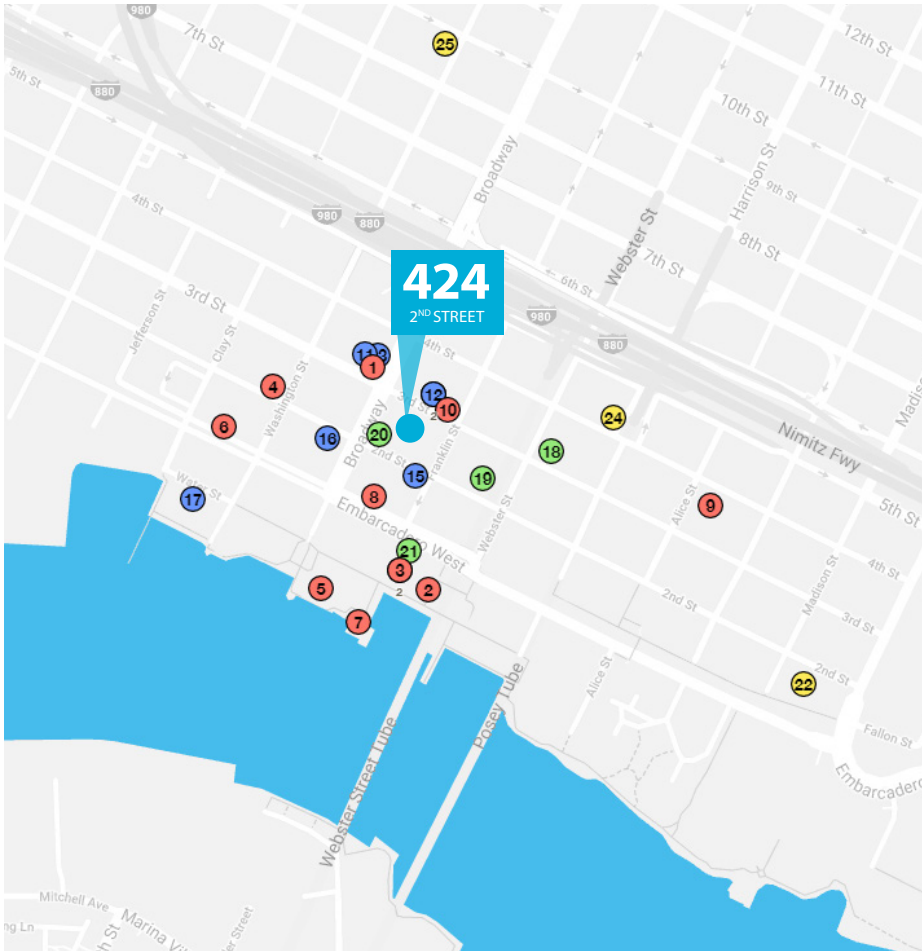
Oakland International  
Airport  
15 min. Drive



## FLOORPLAN



## AMENITIES MAP



## RESTAURANTS

1. Souley Vegan
2. Belcampo Restaurant & Butcher Shop
3. Forge Pizza
4. The Fat Lady
5. Scott's Seafood
6. Yoshi's
7. Kincaid's Fish, Chop & Steakhouse
8. Home of Chicken & Waffles
9. Chop Bar
10. Oakland Grill

## BARS

11. Beer Revolution
12. Federation Brewing
13. Elbo Room
14. Minimo
15. Merchant's Saloon
16. Sláinte
17. Rosenblum Cellars

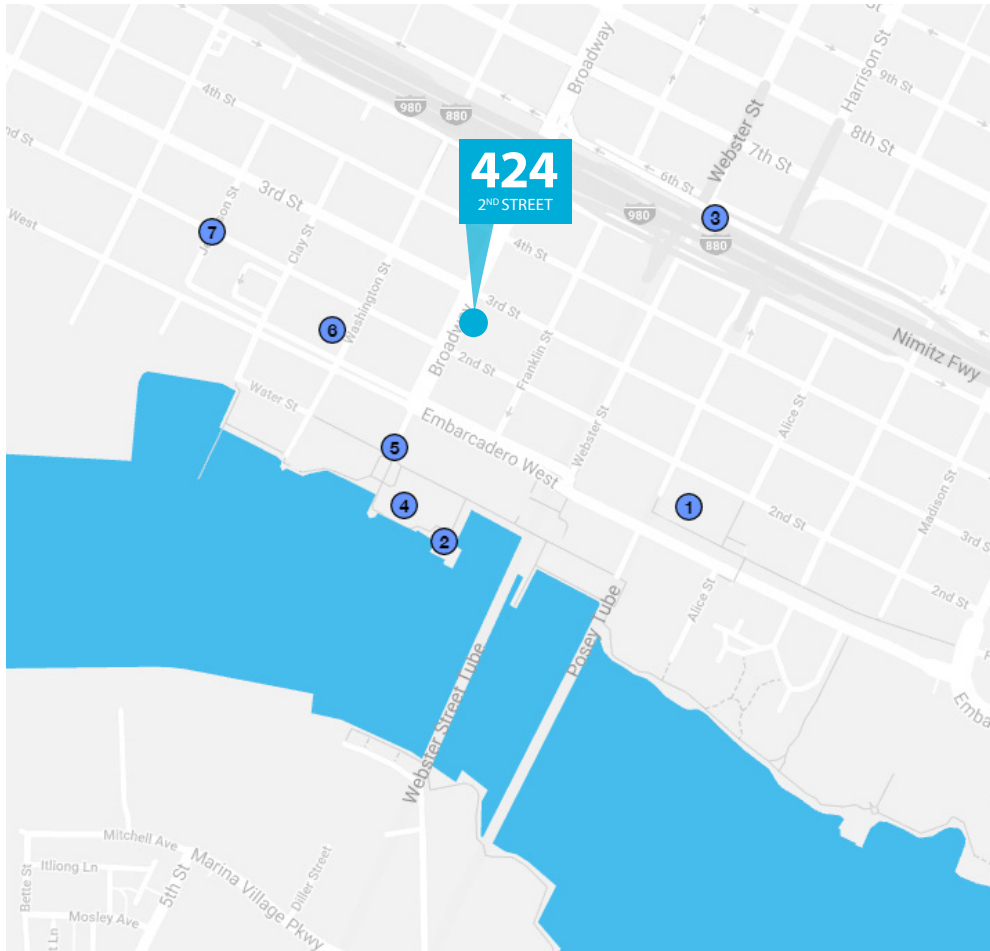
## CAFÉ

18. Blue Bottle Coffee
19. Bicycle Coffee
20. Starbucks
21. Grocery Café

## GYM

22. Urban Fitness
23. Ascension Fitness East Bay
24. BK Roots Fitness
25. Jayne Moser Pilates

## PARKING



## PARKING OPTIONS



1. Imperial Parking - Market Garage  
Contact: 510.645.9292  
255 2nd Street
2. Jack London Square - Valet Only  
Contact: 510.645.9292  
1 Franklin Street
3. Webster Street Tube  
Contact: 510.915.6137  
548 Webster Street
4. Broadway & Embarcadero Garage  
Contact: 510.451.8700  
2 Broadway
5. Broadway Valet Parking  
Contact: 510.645.9292  
58 Broadway
6. Washington Street & Embarcadero West Garage  
Contact: 510.451.8700  
101 Washington Street
7. Douglas Parking - Reserve  
Contact: 510.444.7412  
200-232 Jefferson Street

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