

# Commercial Space For Lease | 8301 Edgewater Drive, Oakland, CA

- \$1.35/SF/month Full Service.
- Approximately 9,116 RSF available now; demisable to 408 RSF.
- New Class A finishes.
- Potential plug and play with new furniture available.
- Ample parking with minimum 3 stalls per 1,000 SF of space leased.
- Easy access to I-880 and retail amenities directly across the street.
- Experienced ownership and financially sound.
- Rental rate is negotiable.
- **Full market commission to procuring broker.**



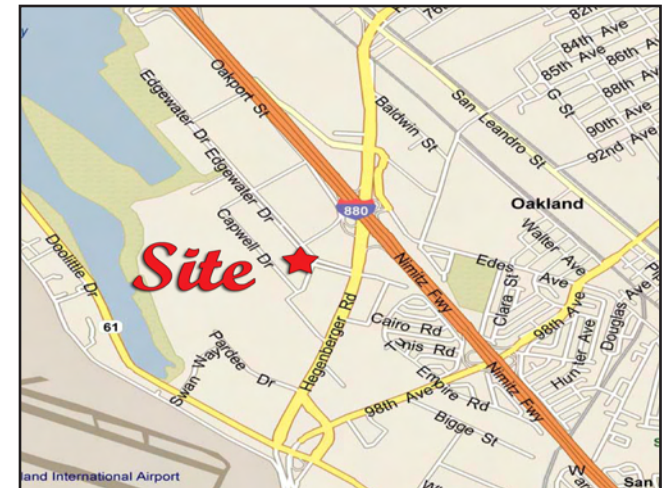
FOR ADDITIONAL INFORMATION, CONTACT:

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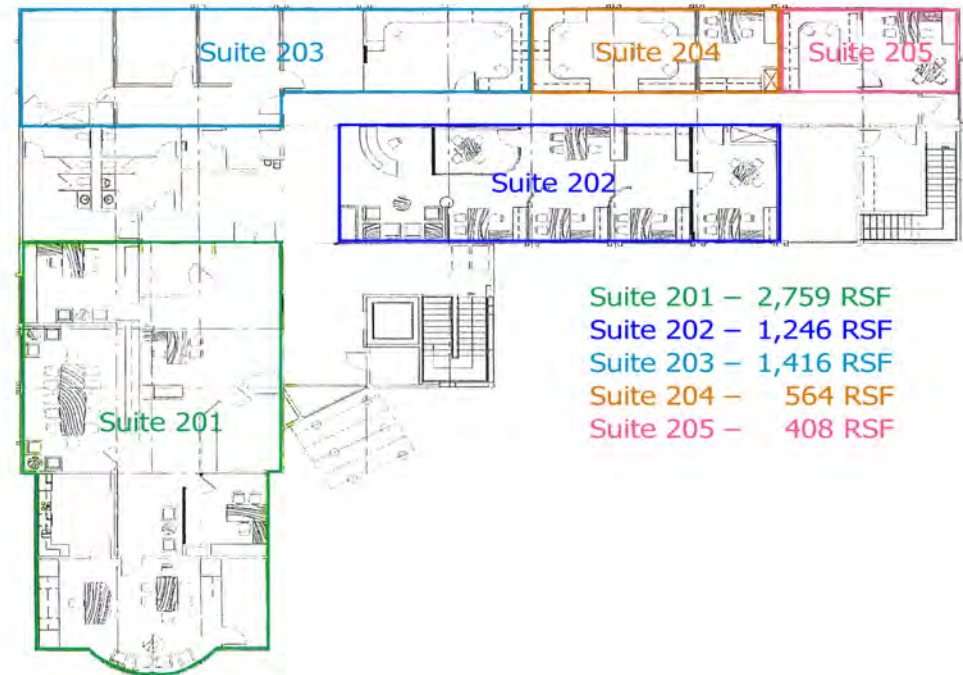
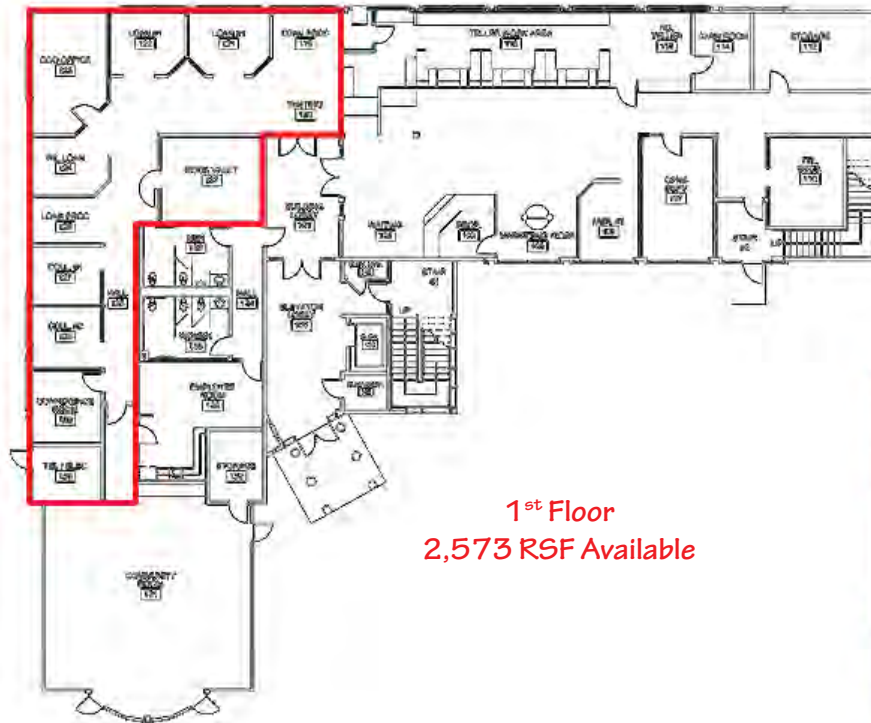
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## Available Space For Lease

1st Floor –	2,573 RSF
2nd Floor –	
Suite 201	2,759 RSF
Suite 202	1,246 RSF
Suite 203	1,416 RSF
Suite 204	564 RSF
Suite 205	408 RSF



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