



**DOWNTOWN OAKLAND
OFFICE, MEDICAL & DENTAL
SPACE FOR LEASE**

237-1,641 SF

**THE FRANKLIN BUILDING
1624 FRANKLIN STREET
OAKLAND, CALIFORNIA**

Available:	<u>Suite</u>	<u>SF</u>	<u>Comments</u>		<u>Suite</u>	<u>SF</u>	<u>Comments</u>
	401	237	Fresh paint		912	1,641	New carpet
	600	331	Fresh paint		1018-		
	700	1,532	Fresh paint		1019	323	New carpet
	906	488	Open area		1200	413	Small corner suite

- Comments:**
- A completely remodeled classic 78,000 gross SF, 14-story office building with general office, medical & dental units; 3 elevators
 - Conveniently located near Nineteenth Street BART, City Center, Kaiser Center & Lake Merritt
 - Updated security & fire systems
 - New energy-efficient lighting throughout
 - Parking on premises (valet & monthly)
 - New elevators (2 passenger & 1 freight)
 - Seismically retrofitted to meet City of Oakland requirements
 - Wired for telecom (updated connectivity & ISP bandwidth throughout)
 - Secured building
 - A downtown gem with old world charm; fresh interior paint & carpet; artwork throughout

Rent: \$1.75/SF, fully serviced

02/24/12

**For Further Information, Contact Exclusive Agent:
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