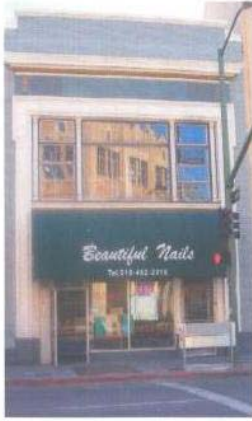
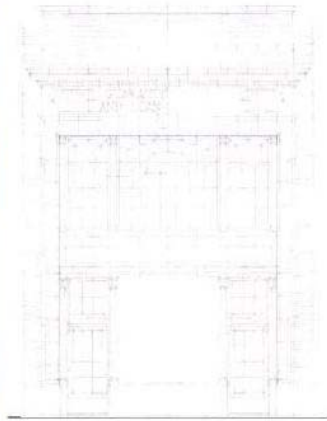


**FOR LEASE – OAKLAND’S UPTOWN DISTRICT  
1802 TELEGRAPH AVENUE/1759 BROADWAY  
OAKLAND, CALIFORNIA**



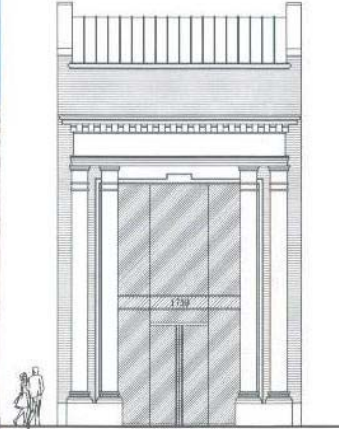
TELEGRAPH EXISTING ELEVATION



TELEGRAPH HISTORIC ELEVATION



BROADWAY EXISTING ELEVATION



BROADWAY UPGRADE ELEVATION

**Available:** ~ First Floor: ±4,150 square feet  
~ Second Floor: ±3,300 square feet

*Note: Basement space is also available.*

**Description:** ~ New façades & dramatic atrium entries to be installed  
~ Excellent space for a restaurant, bar, nightclub, or general retail  
~ Located across from the newly renovated Fox Theatre & near Flora Restaurant

**Rent:** \$2.00-\$3.00 per square foot per month, triple net (depending on the size & tenant improvements)

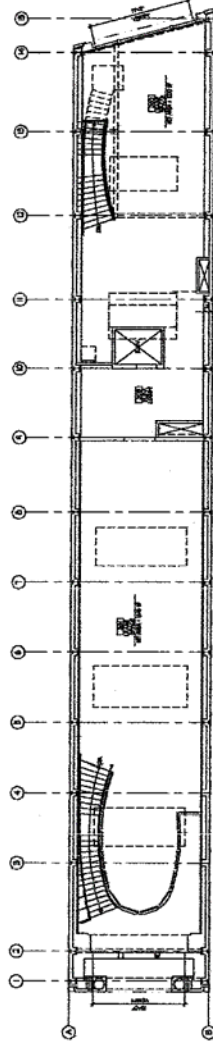
05/07/09

**For Further Information, Contact Exclusive Agents:  
STEVE BANKER ~ RYAN DALTON ~ 510-763-7016**

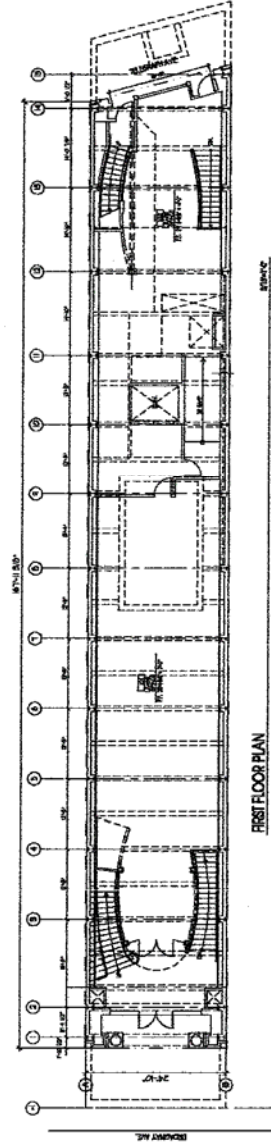


388 SEVENTEENTH STREET, SUITE 200, OAKLAND, CALIFORNIA 94612  
PHONE 510-763-7016 | FAX 510-763-7763

# 1802 TELEGRAPH AVENUE/1759 BROADWAY



SECOND FLOOR PLAN



FIRST FLOOR PLAN

## BUILDING FLOOR PLANS

A-2

OWNER: **TED JACOB**  
 1759 BROADWAY  
 OAKLAND, CA 94612

ARCHITECT: **JONATHAN MANSOUR**  
 1759 BROADWAY  
 OAKLAND, CA 94612

**BROADWAY COMMERCIAL BUILDING**  
 1759 BROADWAY, OAKLAND, CA