

**1618 FRANKLIN STREET
OAKLAND, CA**

**Brand New Turn-Key
+2,944 SF Restaurant and Bar
Available For Lease
Type 47 Liquor License Available**



LOCKEHOUSE

CHRISTOPHER SILVERMAN
(510) 282-6399
Silverman@lockehouse.com
License #02055822

CHRIS HOMS
(650) 548-2687
Chris@lockehouse.com
License #01901922

PROJECT SUMMARY

1618 Franklin Street is a two-story mixed use building located in the heart of Oakland's Central Business District. Originally built in 1921, the building has undergone extensive interior and exterior renovations within the past three years. There is 75 feet of building frontage, along Franklin Street, providing ample foot and vehicle traffic. Down the block from the bustling 17th Street and Broadway corridors.



NEARBY TENANTS

CAFE VAN KLEEF

MAKE WESTING

PARAMOUNT THEATRE OF THE ARTS

DOGWOOD
COCKTAILS & CURED MEATS

awaken cafe

SOMAR
bar and lounge

FLODA

LOST & FOUND

WOODS
BEER CO.
SAN FRANCISCO & OAKLAND



ITANI RAMEN

DUENDE!

FOX
OAKLAND



BURMA BEAR

ANALOG
SUBS & GRUB



LAY OVER
ART BAR MUSIC
2009
OAKLAND - CALIFORNIA



Aroma
CAFE

OAKSTOP
work + space + art

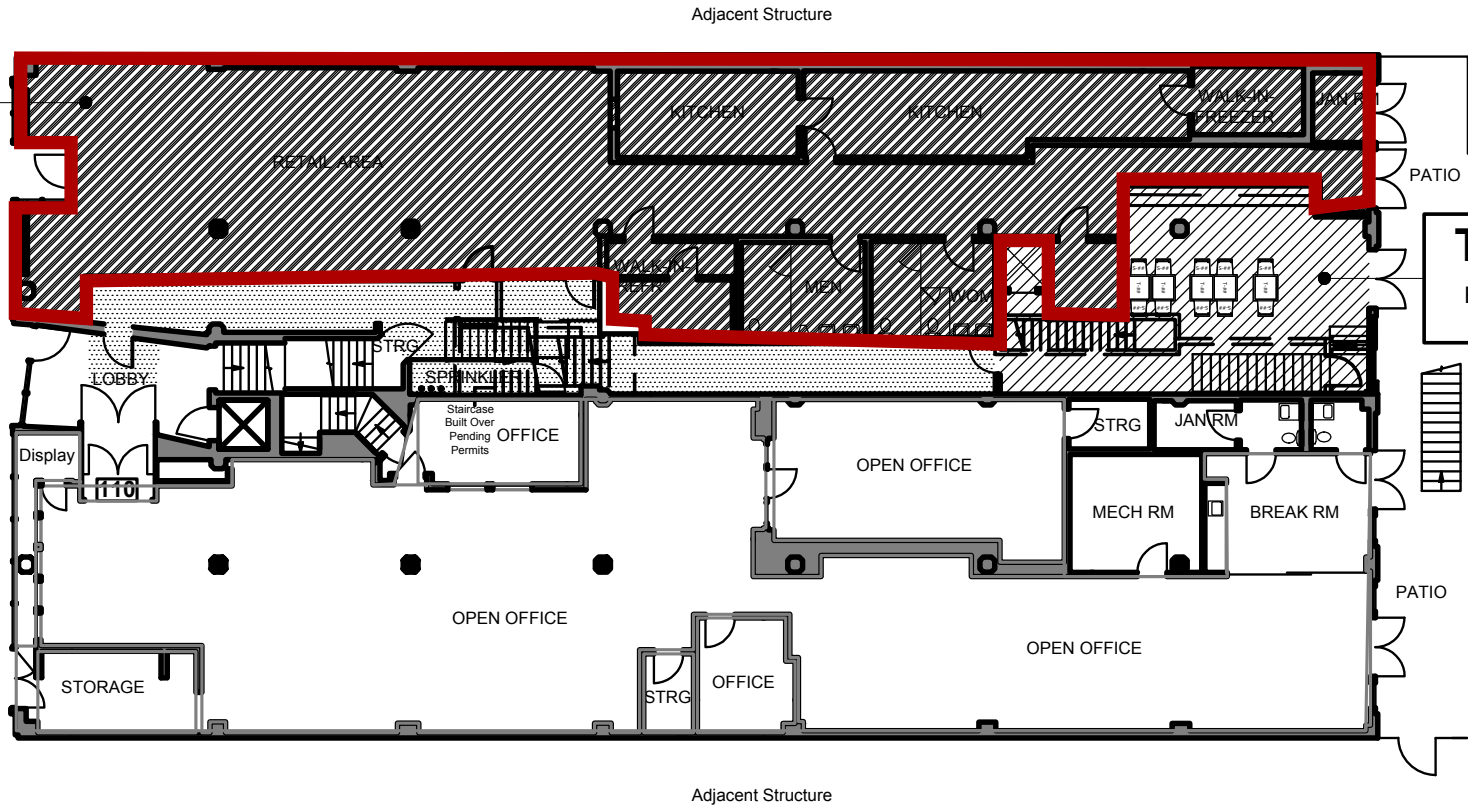
The
Lunch
Box

FLOOR PLAN

**RETAIL
TENANT**
B OCCUPANCY
2944 SF

TENANT
B OCCUPANCY
652 SF

FRANKLIN ST



DOWNTOWN & UPTOWN OAKLAND DEVELOPMENT PIPELINE



7,857

RESIDENTIAL UNITS
APARTMENT | CONDO | ETC



890

HOTEL ROOM
TOTAL



3,838,237
OFFICE SF
TOTAL



188,056
RETAIL SF
TOTAL

INSTITUTIONAL DEVELOPERS IN THE MARKET

ELLIS PARTNERS

LANE PARTNERS

CARMEL
PARTNERS

LENNAR

MARTIN

TMG
PARTNERS | TMC

Hines

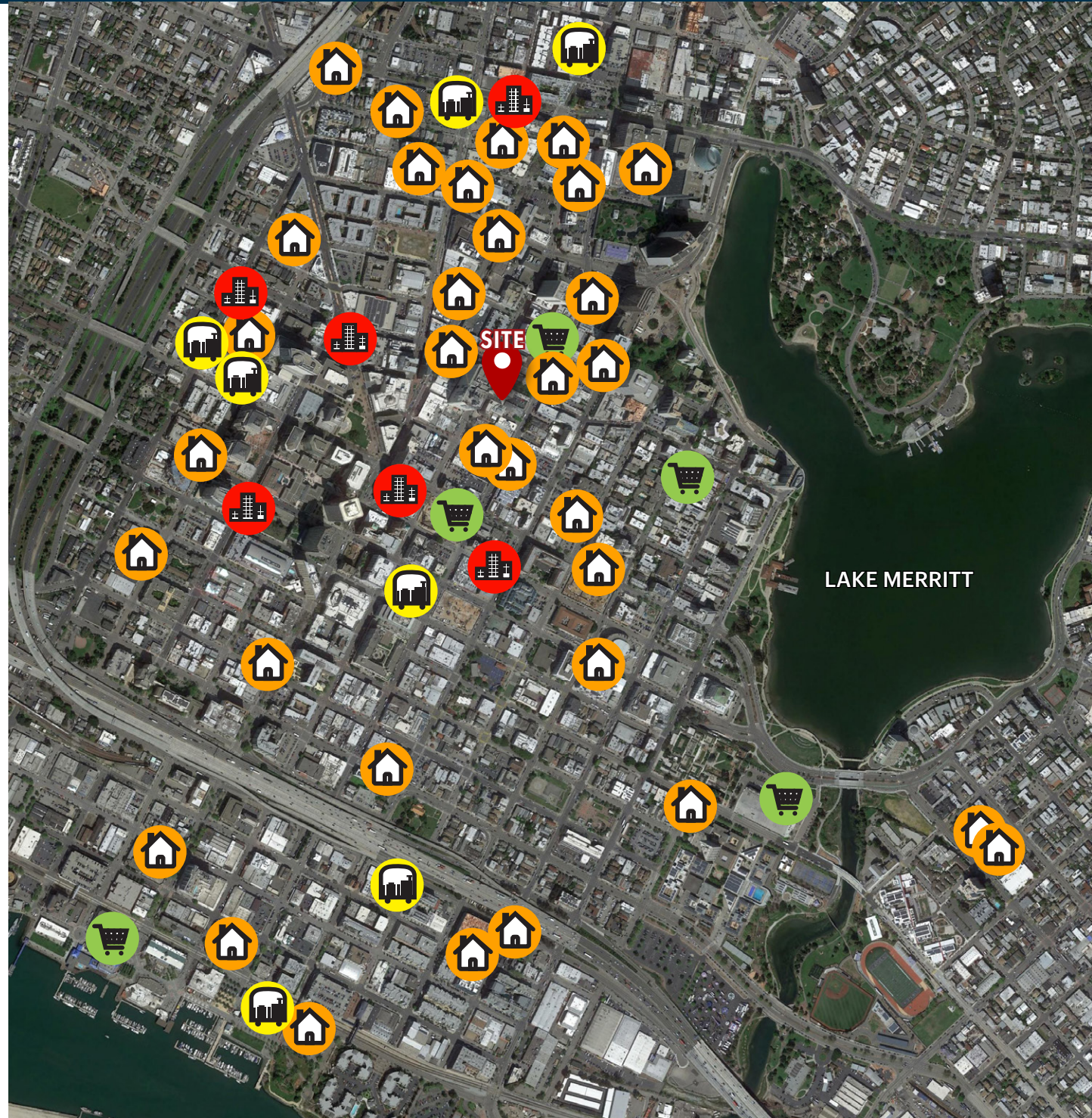
CIM

Trammell Crow Company

RAD URBAN

SHORENSTEIN

HOLLAND
RESIDENTIAL



MARKET AERIAL



DEMOGRAPHICS



POPULATION DENSITY (psm)
3 MILES : 254,906



AVERAGE HOUSEHOLD INCOME
3 MILES : \$109,742



DAYTIME EMPLOYEES
3 MILES : 155,304



BACHELOR'S DEGREE OR HIGHER
3 MILES : 95,133



HOUSEHOLD RETAIL EXPENDITURE
3 MILES : \$3.89 B



BART RIDERS: 380,000
AVERAGE WEEKLY RIDERSHIP 5/2019
ENTRY AND EXIT AT 19th STREET and
12th STREET STATIONS

CHRISTOPHER SILVERMAN

(510) 282-6399
Silverman@lockehouse.com
License #02055822

CHRIS HOMS

(650) 548-2687
Chris@lockehouse.com
License #01901922



477 9th Avenue, Suite 100, San Mateo, CA 94402
License #01784084 | www.LOCKEHOUSE.com