

NET LEASE INVESTMENT, OWNER-USER OR REDEVELOPMENT

1328 Fruitvale Avenue, Oakland, CA 94601



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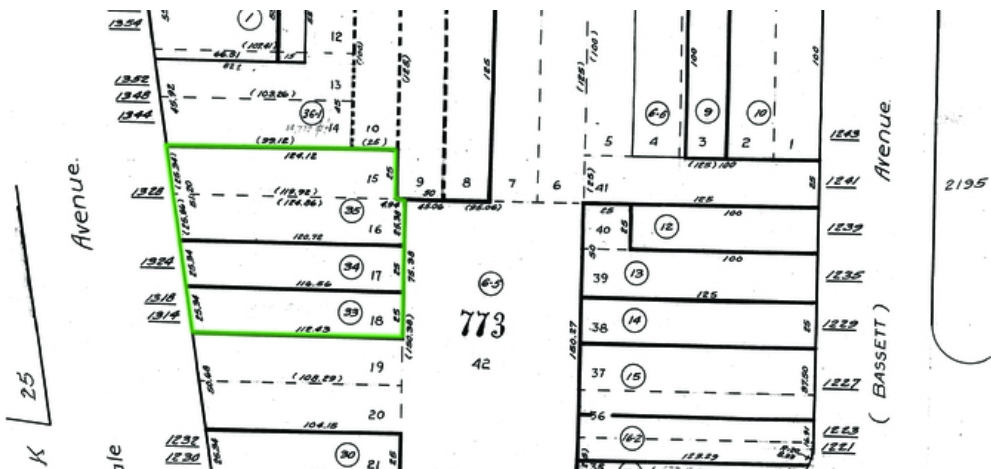
CalDRE #02024892

TRI Commercial Real Estate Services 1404 Franklin St, Penthouse, Oakland, CA 94612



FOR SALE: CONTACT JOHN DUNNING
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1328 FRUITVALE AVE
 Oakland, CA



OFFERING SUMMARY

Lot Size Assemblage	11,923 SF
Bldg Size Assemblage	4,949 SF
Built	1900 & 1910
Zoning	CN2, CN3

PROPERTY OVERVIEW

Excellent Net Lease Investment, Owner-User or Redevelopment Opportunity into a mixed-used high density location across from the Fruitvale BART. There are (3) separate parcels with coveted off-street parking in this vibrant community.

PROPERTY HIGHLIGHTS

- Half a block from the Fruitvale BART (3 stops into San Francisco)
- Fantastic walkability and ease of access to all modes of transit
- 105' of street frontage along one of Oakland's busiest corridors
- Off-street parking
- Easy access to 880 fwy and Alameda
- Located in the Opportunity Zone

