



## FOR LEASE

### TWO OFFICE/FLEX/SHOP SPACES

#### PROPERTY HIGHLIGHTS

- Units can be leased together or separately
- Unit 104 ±4,810 (±3,160 sq. ft. ground floor and ±1,650 mezzanine) SF Studio office space
- Unit 105 ±4,790 (+-±3,300 sq. ft. ground floor and ±1,490 SF mezzanine) Flex Shop space
- Two secure parking spaces per unit
- Great natural light, multiple windows on two sides
- Polished concrete ground floor and wood plank on mezzanines
- Two restrooms per unit (one ADA and one with shower)
- 200 amps of 240V power (tenant to verify) in unit 105

#### LOCATION

3015 Adeline Street  
Oakland

#### OFFERED AT

\$1.25/ sq. ft. IG

#### SIZE

Unit 104 ±4,810  
Unit 105 ±4,790

#### AVAILABLE

±3/1/2025



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