

FOR LEASE

2ND GEN RESTAURANT

1628 Webster
Oakland, CA 94612



Exclusively Listed by

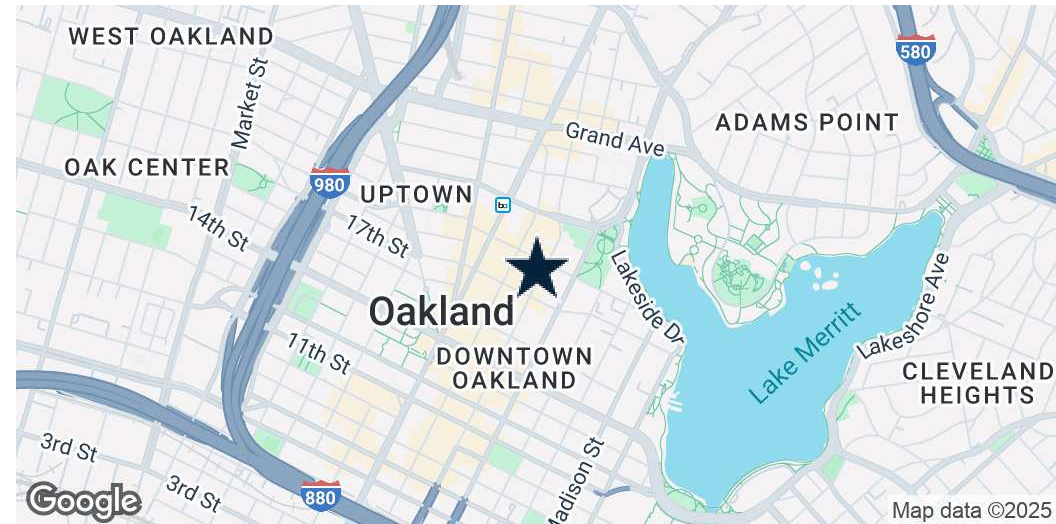
Brad Banker

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THE HOWDEN BUILDING

337 17th Street Oakland, CA 94612



OFFERING SUMMARY

Lease Rate:	\$3.50 SF/month (Gross)
Available SF:	1,603 SF
Year Built:	1925
Zoning:	CBD-P

PROPERTY OVERVIEW

2nd generation restaurant space available for lease in Uptown Oakland. Space features type 1 hood, historic 1920's tile, strong visibility, direct garage access, and access to newly renovated common area restrooms.

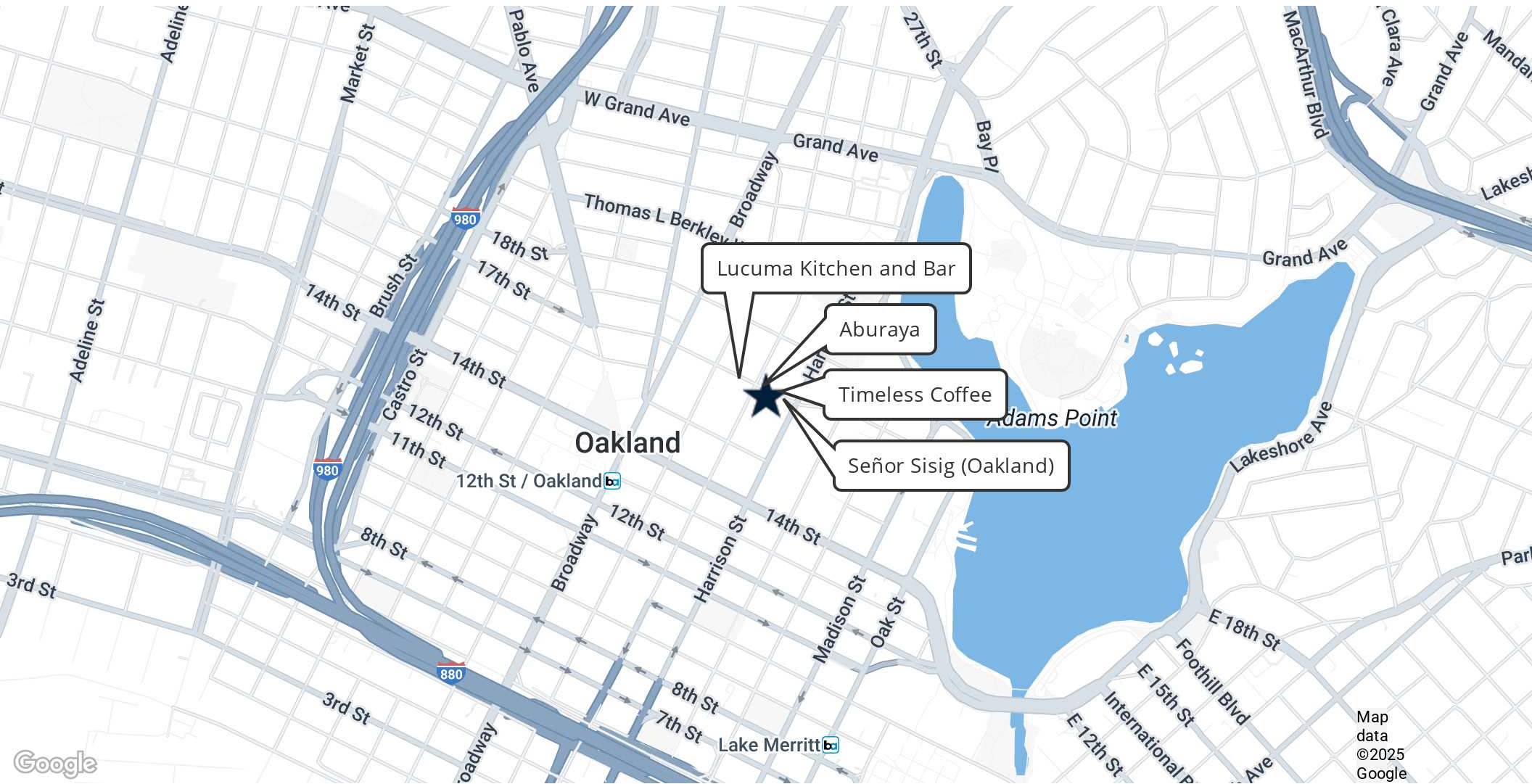
PROPERTY HIGHLIGHTS

- 2nd generation restaurant space with type 1 hood
- Historic Tile Finishes
- New Common Area Restroom
- Historic Facade
- High Profile Uptown Oakland Location



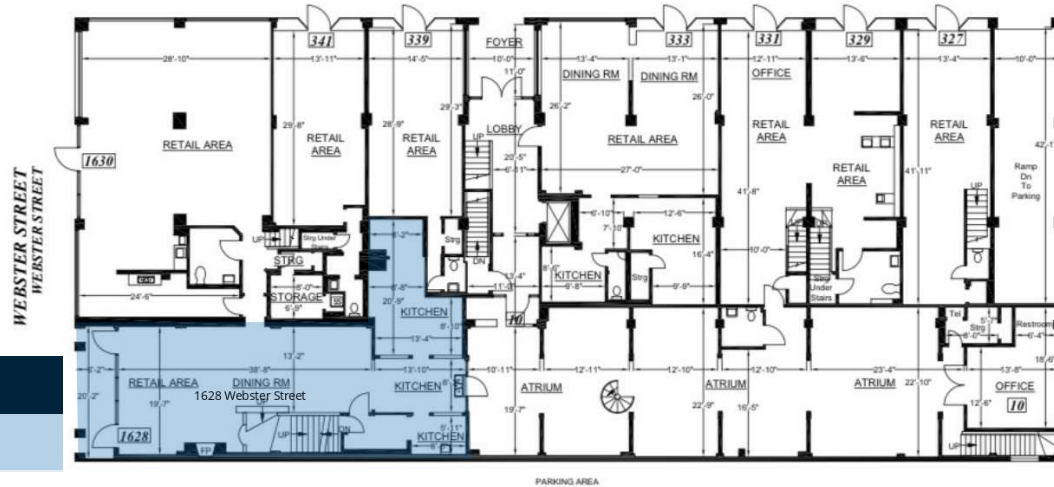
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LEGEND

Available

LEASE INFORMATION

Lease Type:	Gross	Lease Term:	Negotiable
Total Space:	1,603 SF	Lease Rate:	\$3.50 SF/month

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
1628 Webster Street	Available	1,603 SF	Gross	\$3.50 SF/month	-



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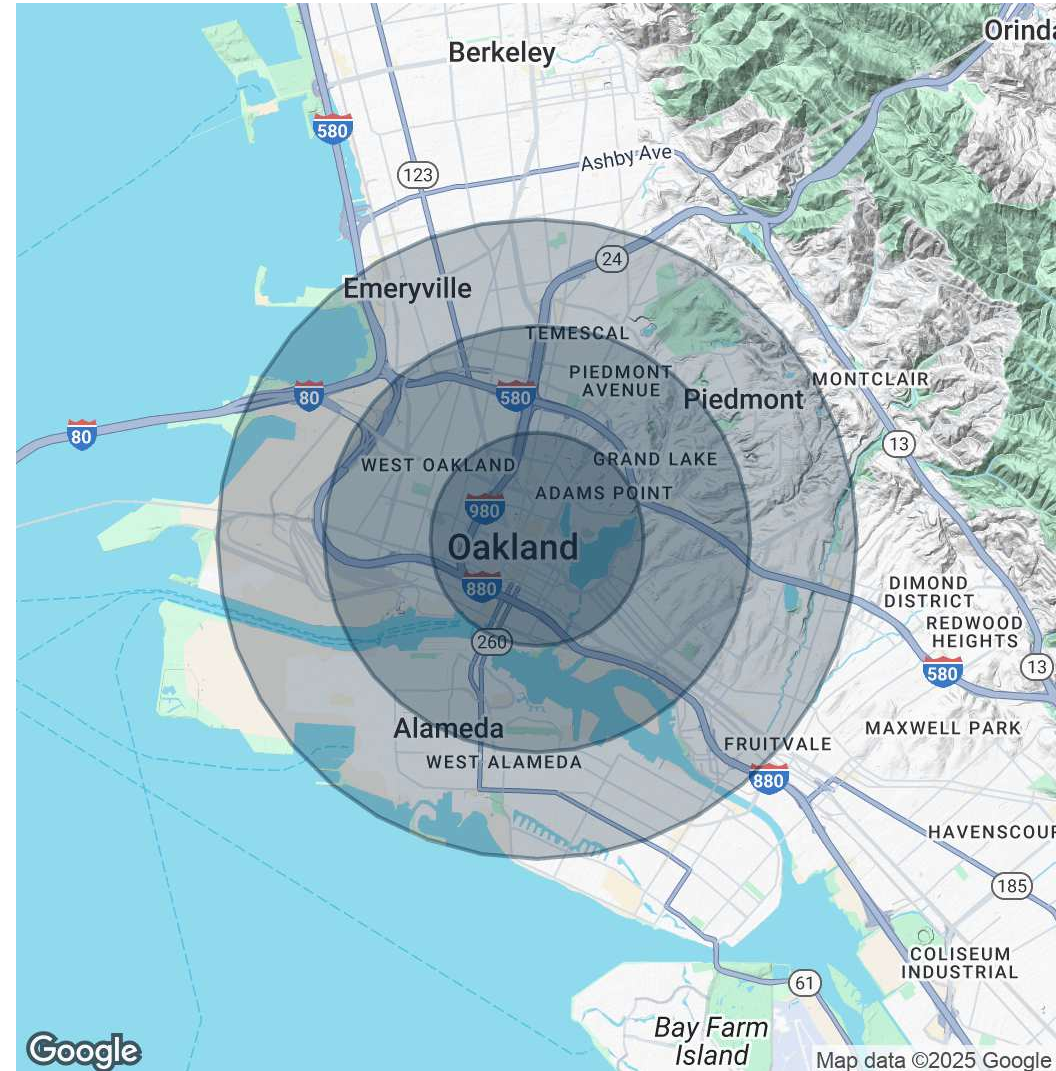
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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	36,618	131,336	250,877
Average Age	40.2	37.9	37.3
Average Age (Male)	39.2	37.0	36.6
Average Age (Female)	40.5	38.5	37.8

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	20,562	66,598	116,077
# of Persons per HH	1.8	2.0	2.2
Average HH Income	\$51,849	\$59,698	\$70,743
Average House Value	\$456,121	\$521,198	\$615,620

2020 American Community Survey (ACS)



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