

LEASE

Prominent North Berkeley Corner Office

1797 SHATTUCK AVE

Berkeley, CA 94709

PRESENTED BY:

JUSTIN WONG

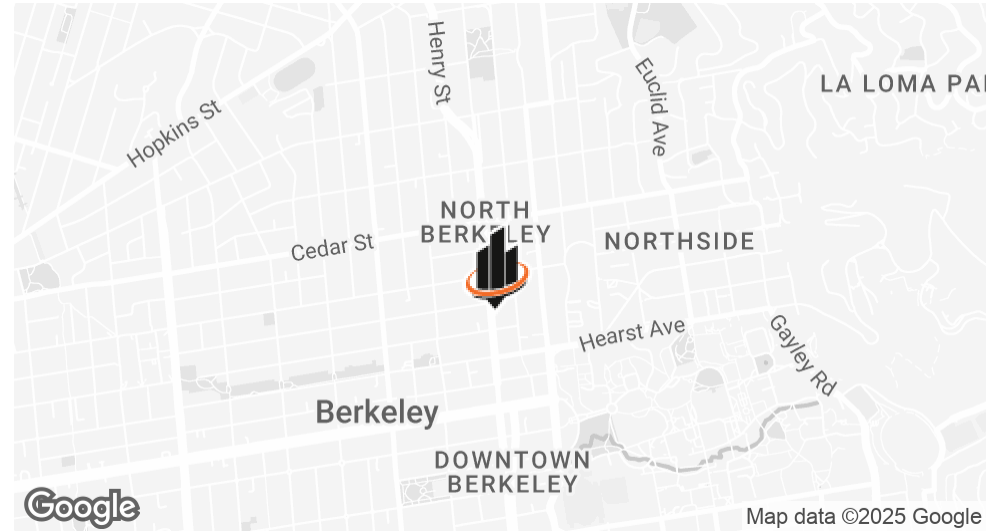
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VIRTUAL TOUR

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$36.00 SF/yr (NNN)
AVAILABLE SF:	2,199 SF

PROPERTY DESCRIPTION

1797 Shattuck Avenue presents an exceptional opportunity to lease a $\pm 2,199$ SF office space located at the prominent corner of Shattuck Avenue and Delaware Street in North Berkeley. The property offers a highly functional layout with modern interior improvements, excellent visibility, and immediate proximity to the UC Berkeley campus. This location is ideally suited for professional services, creative firms, academic-related organizations, or mission-driven users seeking a well-positioned and efficient workspace in one of Berkeley's most desirable corridors.

The surrounding neighborhood delivers a strong blend of residential density, retail conveniences, and walkable amenities, drawing consistent pedestrian and vehicle traffic.

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PROPERTY DETAILS & HIGHLIGHTS

BUILDING NAME	1797 Shattuck Avenue, Suite D, Berkeley CA 94709
PROPERTY TYPE	Office
APN	58-2177-15-1
BUILDING CLASS	B
YEAR BUILT	2005

1797 Shattuck Avenue presents an exceptional opportunity to lease a ±2,199 SF office space located at the prominent corner of Shattuck Avenue and Delaware Street in North Berkeley. The property offers a highly functional layout with modern interior improvements, excellent visibility, and immediate proximity to the UC Berkeley campus. This location is ideally suited for professional services, creative firms, academic-related organizations, or mission-driven users seeking a well-positioned and efficient workspace in one of Berkeley's most desirable corridors.

The surrounding neighborhood delivers a strong blend of residential density, retail conveniences, and walkable amenities, drawing consistent pedestrian and vehicle traffic.



- Premier ±2,199 SF corner office in North Berkeley
- Bright, high-ceiling workspace with open layout
- Dedicated conference room and collaboration space
- Steps from cafés & restaurants

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LEASE SPACES

LEASE INFORMATION

LEASE TYPE:	NNN	LEASE TERM:	Negotiable
TOTAL SPACE:	2,199 SF	LEASE RATE:	\$36.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite D	Available	2,199 SF	NNN	\$36.00 SF/yr

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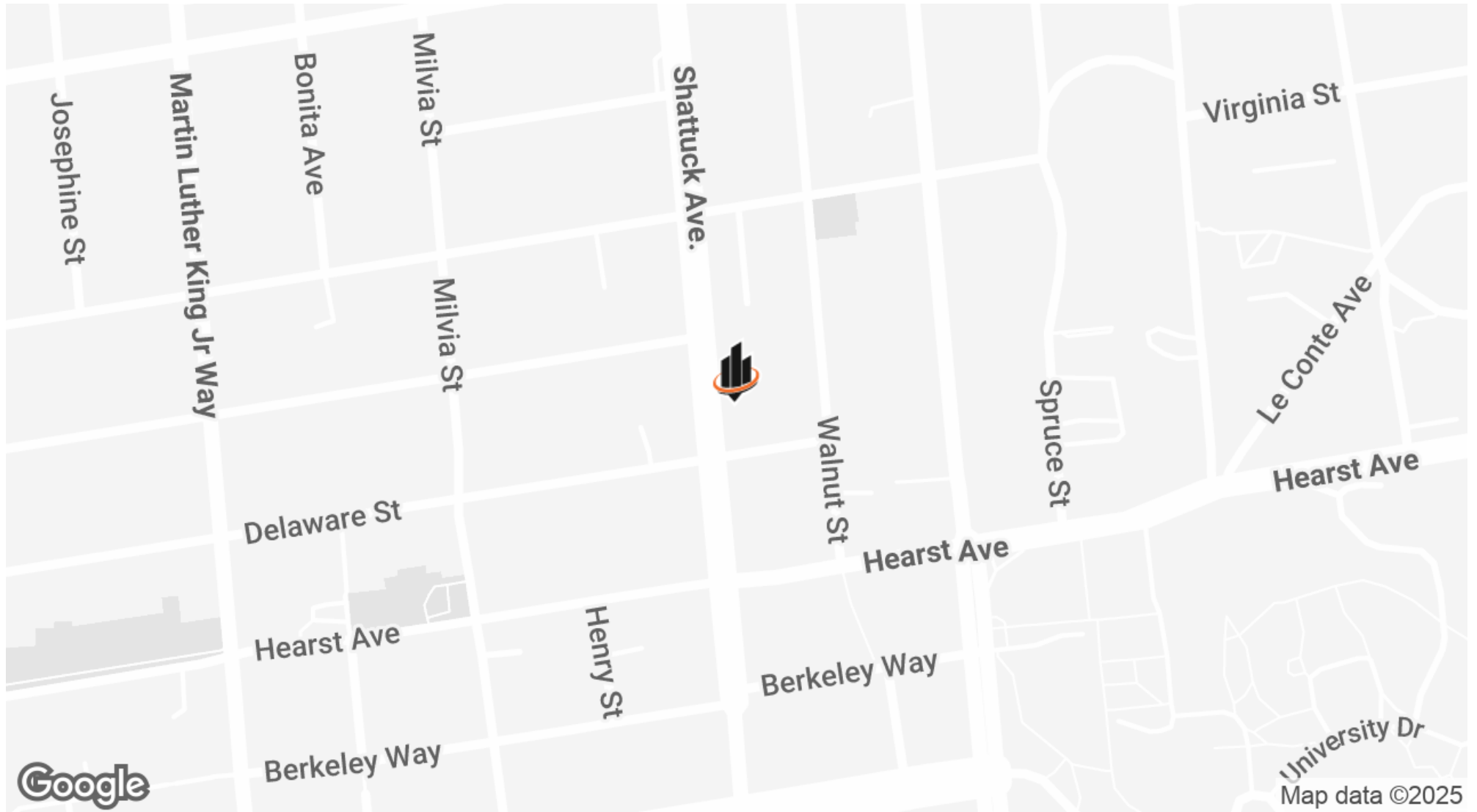
ADDITIONAL PHOTOS



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LOCATION MAP



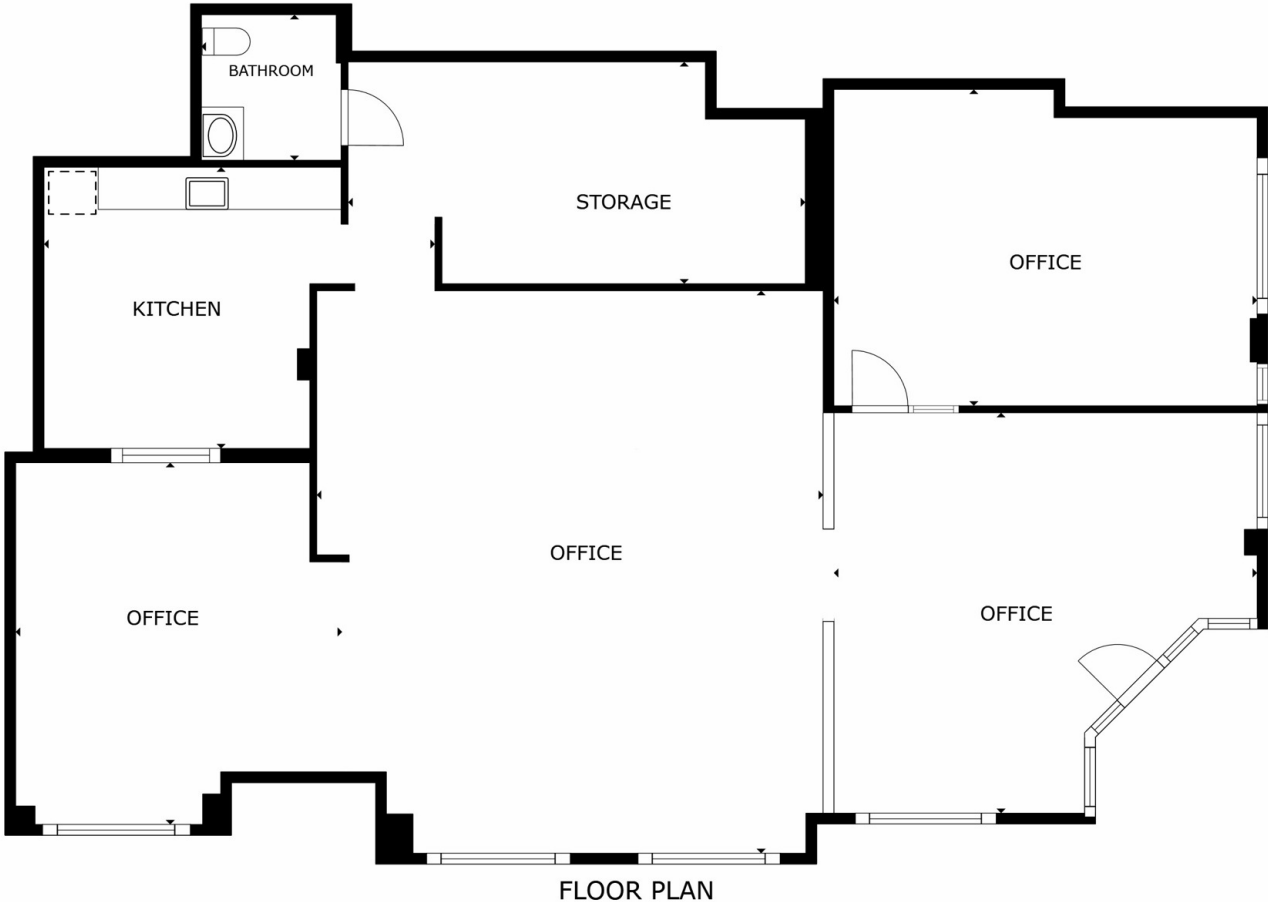
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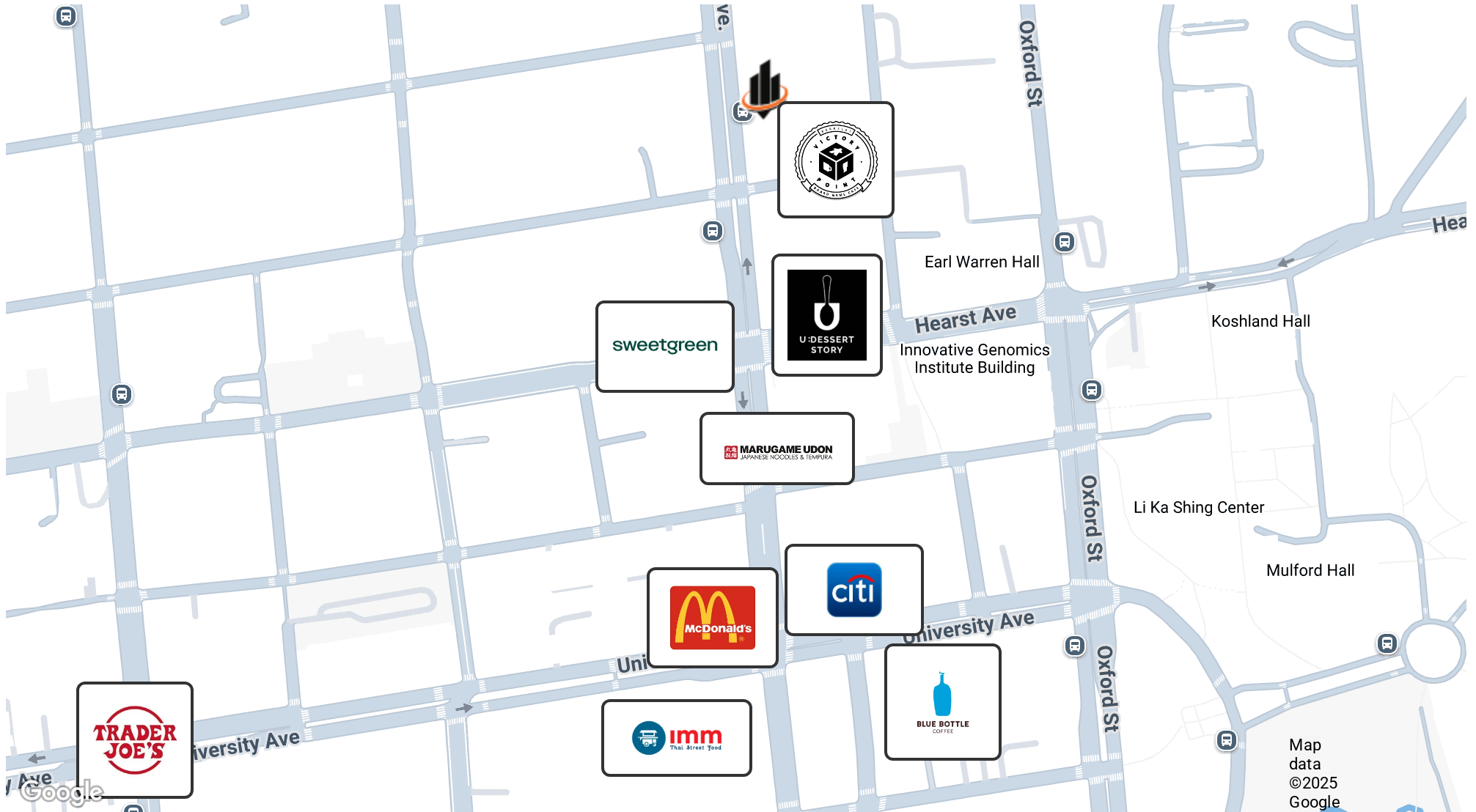
FLOOR PLANS



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RETAILER MAP



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