

180 GRAND




RE LIC #01856260





Discover Premier Class A Office Space in Oakland's Uptown District at 180 Grand Avenue





 278,000 s.f
15 Story Building


 Renovated Traditional and
Creative Floor Plans


 Multi-level secured parking
available (1/1,000 SF)

 Unobstructed views of Lake
Merritt and the Oakland Hills

 Chic lounge with kegerator,
tv's, games and lounge seating

 A fitness center, complete with exercise
equipment, showers and a locker room

 Across from Lake Merritt
walking paths and exercise areas


 Outdoor plaza with
wifi and seating

 Secured bike storage

 Conference room

 24/7 security

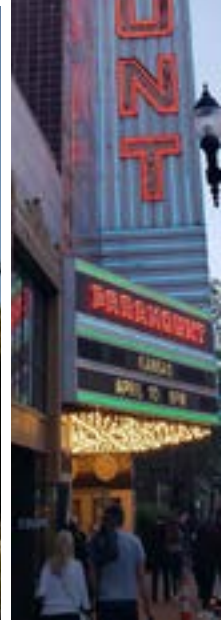
 LEED platinum certified

 Energy star certified



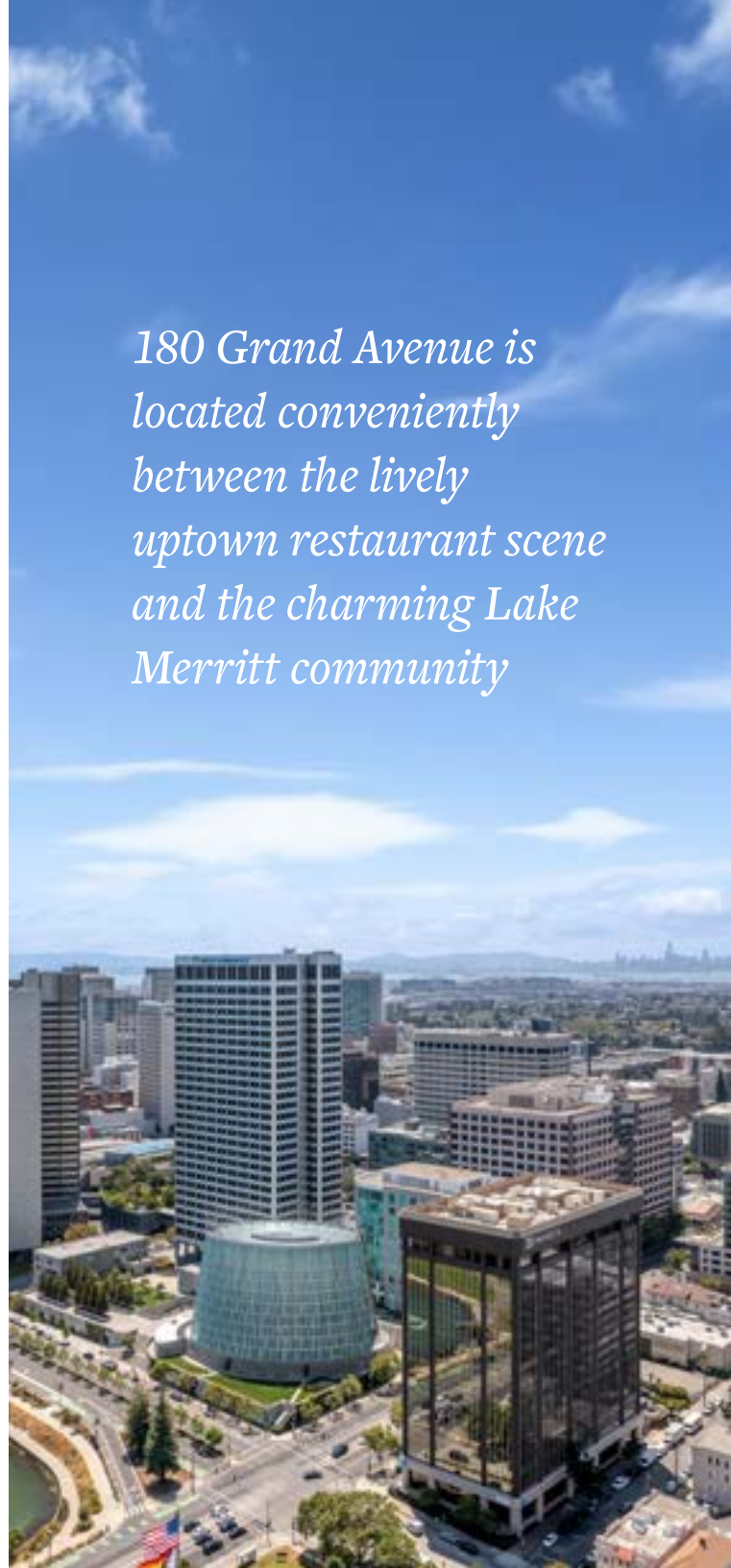
Iconic art deco buildings, such as the Fox and Paramount theaters, are situated within this lively area. Uptown features an abundance of art galleries, specialty shops, diverse eateries, and bars that all contribute to its vibrancy and appeal.

Uptown is the hottest neighborhood in Oakland that boasts a vibrant cultural scene.





180 Grand Avenue is located conveniently between the lively uptown restaurant scene and the charming Lake Merritt community



180 Grand is surrounded by Broadway Valdez and Adams Point residential neighborhoods. With over 100,000 square feet of retail space on the horizon, this area is poised for further growth and development.

	Units	Completed
1 Broadway Grand	132	2006
2 The Grand	241	2009
3 Hive Oakland	101	2015
4 Alta Waverly	196	2019
5 2400 Valdez	225	2019
6 2630 Broadway	256	2019
7 2315 Valdez	235	2019
8 2270 Broadway	223	Approved
9 277 27th Street	437	2022
10 2305 Webster	200	Planned
11 2359 Harrison	330	2024
Total Units	2,576	



Available Suites

200

225

250

310

315

320

350

800

825

835

800-835

955

1000

1100

1300

1410

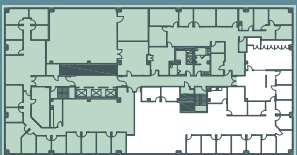
200

6,388 RSF

Corner suite with eleven privates & three conference rooms.



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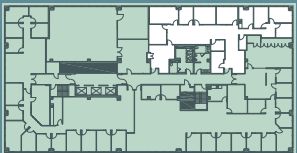
225

±3,504 RSF

Corner suite with seven private offices, conference room and break room.



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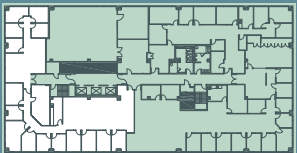
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250

±5,594 RSF

Corner Suite with conference room, three sides of glass, fifteen private offices, kitchen, and open area.

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310

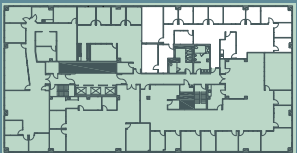
±3,921 RSF*

Corner suite, nine perimeter private offices, conference room, break room, and open area.

*SUITES CAN BE COMBINED BASED ON A TENANT'S SIZE REQUIREMENT.



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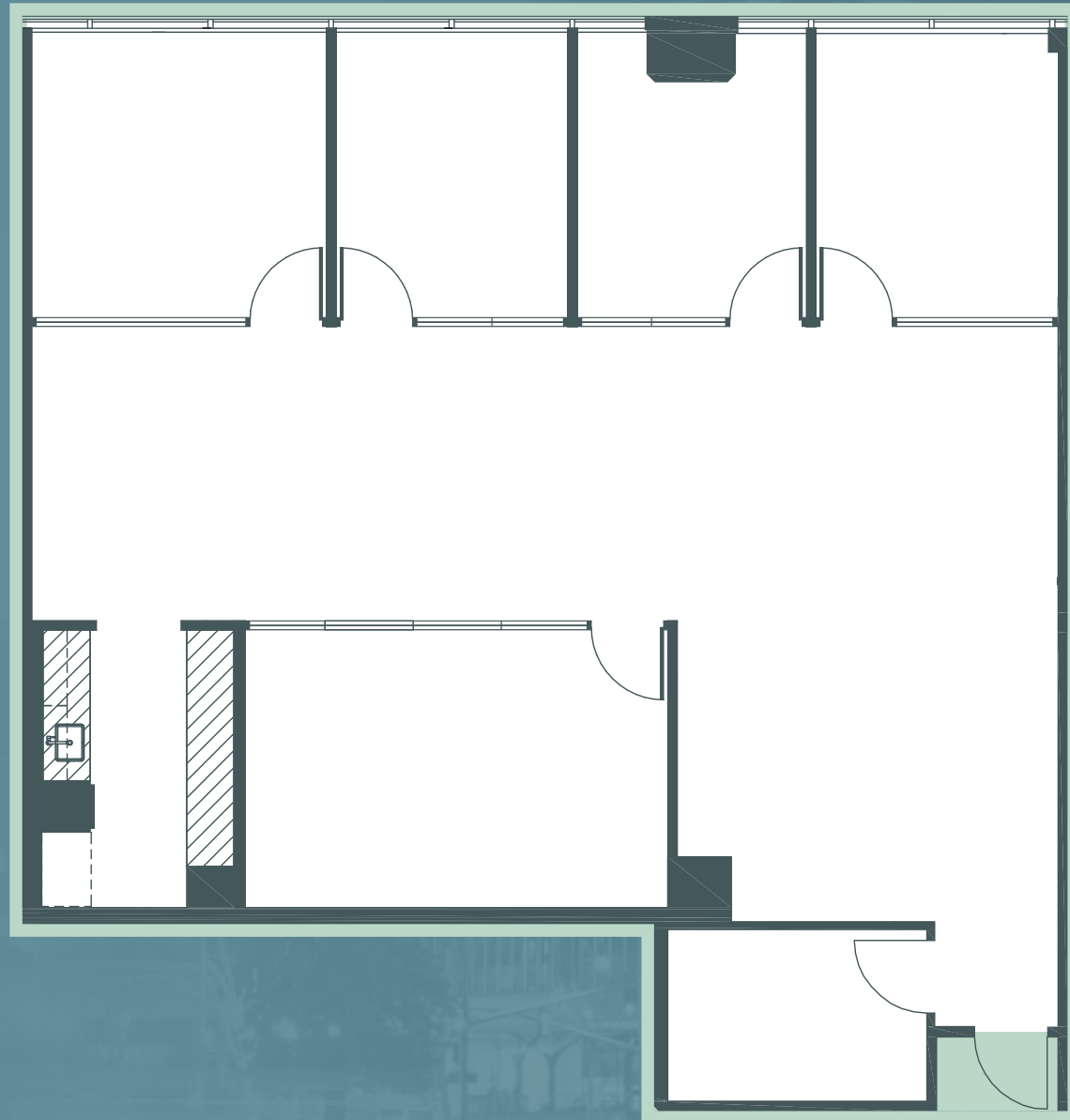
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315

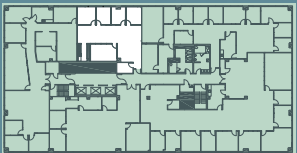
±1,953 RSF*

Spec suite, four private offices, one conference room, storage room, and a break room.

*CAN BE COMBINED WITH 310 FOR 5,874 RSF.



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320

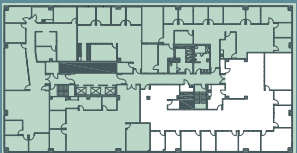
±5,822 RSF*

Corner suite, views of Lake Merritt, nine perimeter private offices, conference room, break room, and open area.

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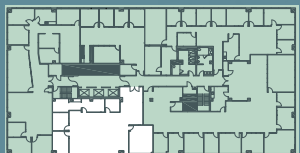
350

±2,872 RSF

Two private offices,
conference room, break
room, and open area with
views of Lake Merritt.



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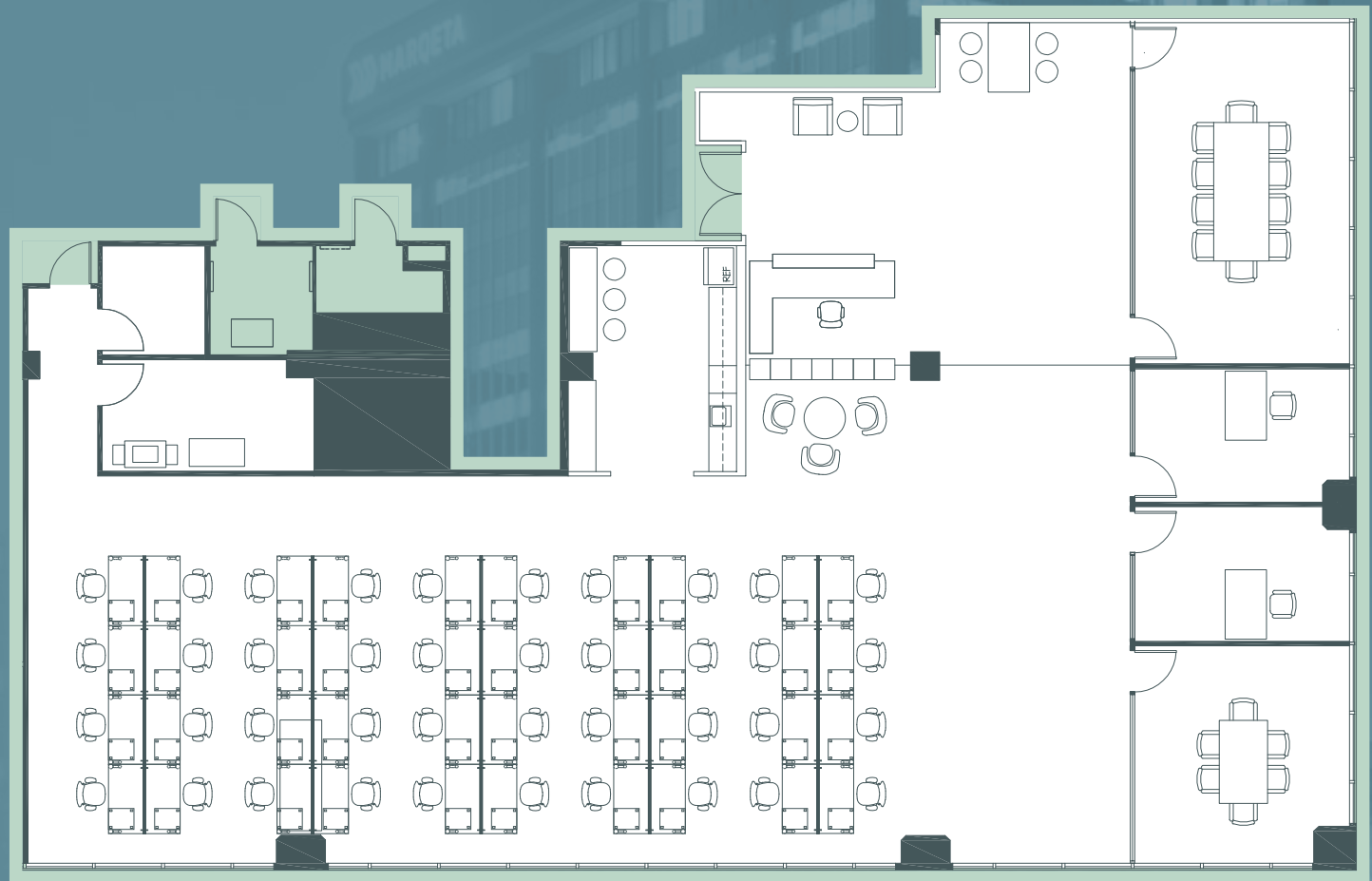


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800

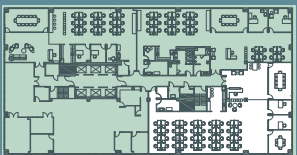
±5,222 RSF

Recently completed spec suite, two offices, large conference room, small conference and breakroom. Dramatic views of Lake Merritt.



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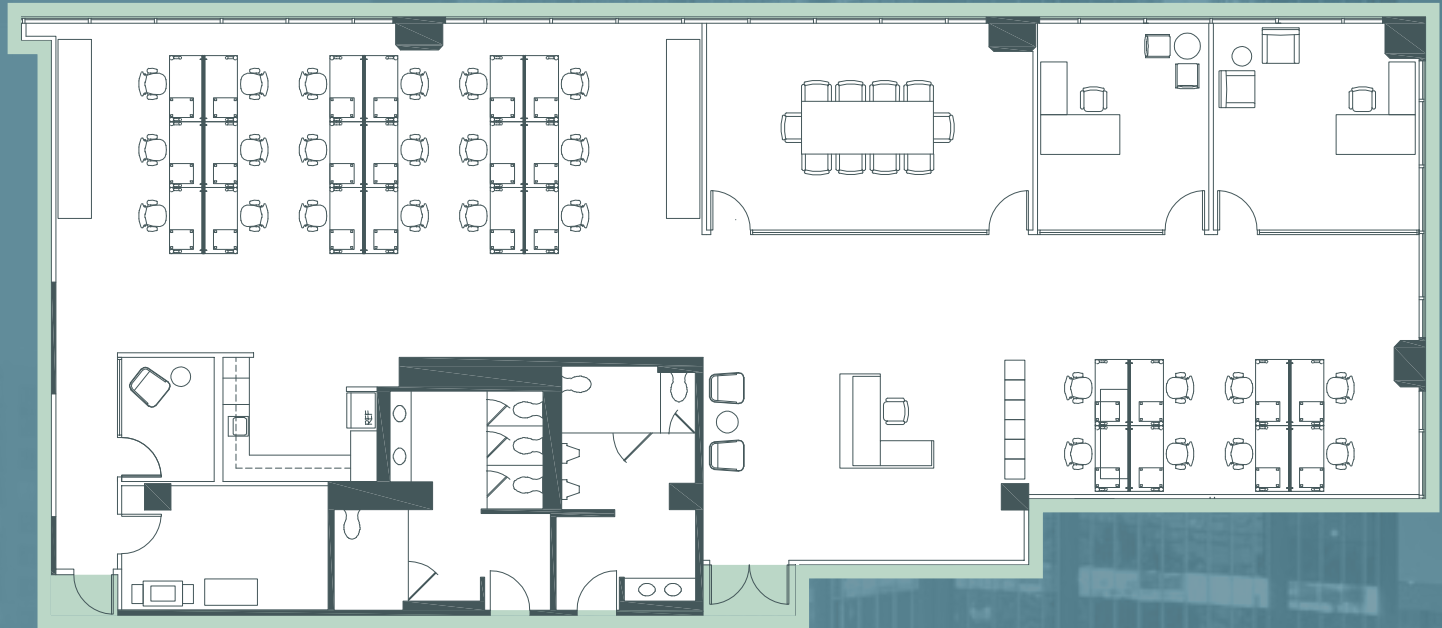
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825

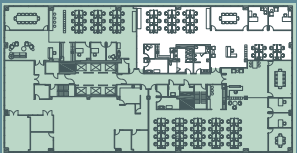
±4,305 RSF

Corner suite with two offices, large conference room, open break room and copy/storage. Views of Oakland Hills.

*Hypothetical floor plan



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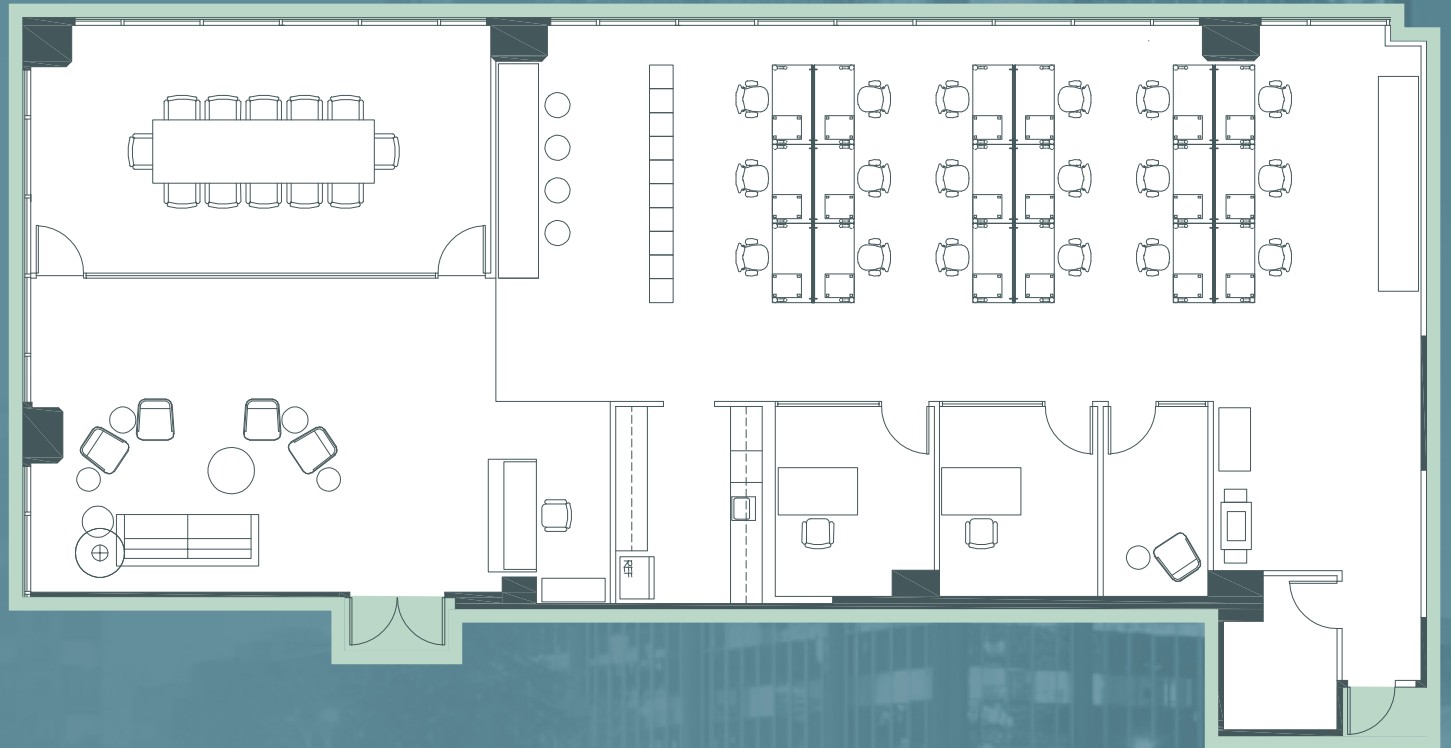
180
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835

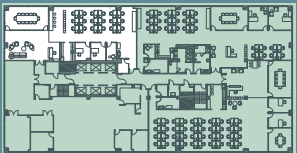
±3,701 RSF

Creative spec suite, two offices, large conference room, and break room. Views of Oakland Hills.

*Hypothetical floor plan



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800-835

13,228 RSF

All suites are combinable
and range from
3,701 RSF - 13,228 RSF



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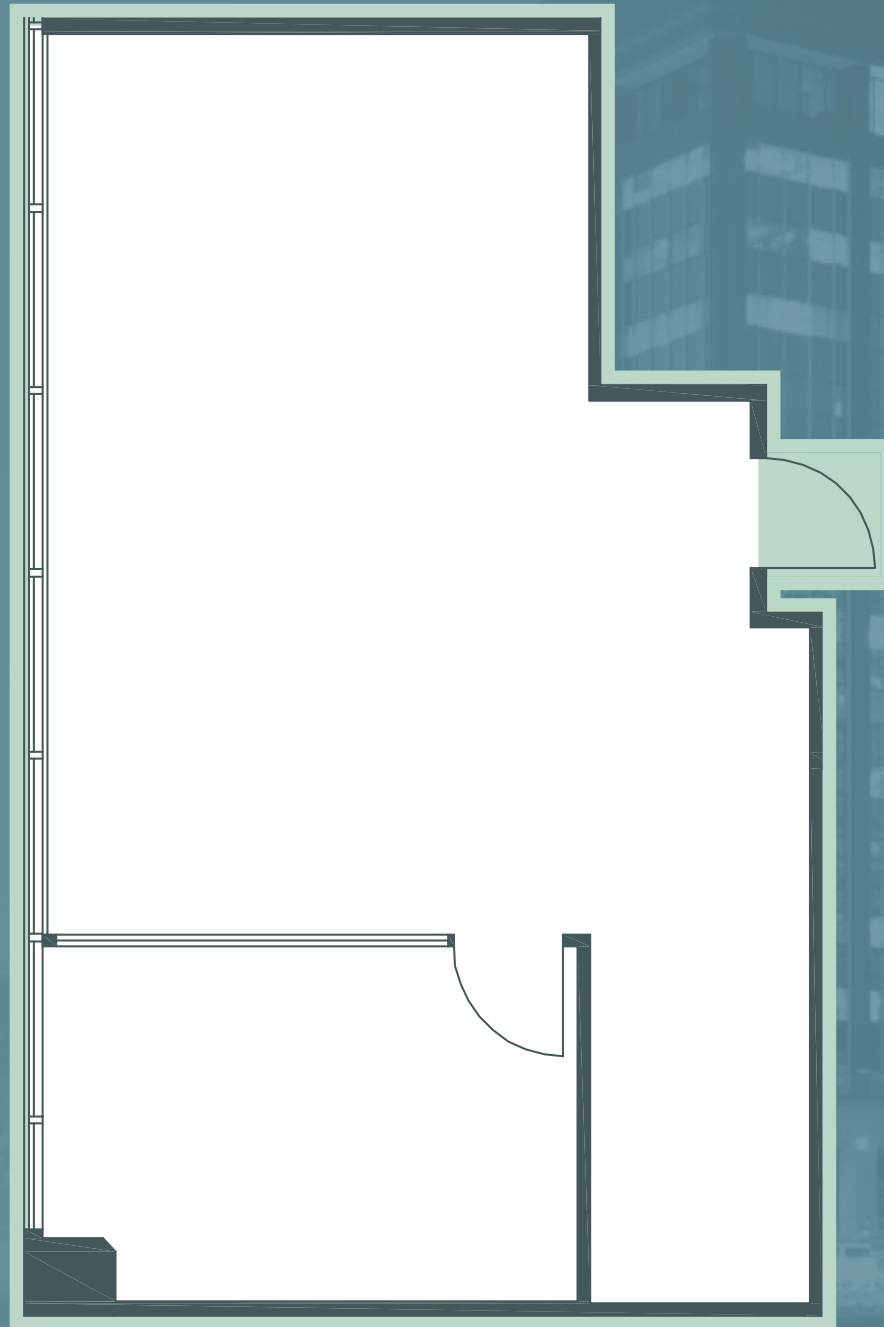
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955

±788 RSF

Rare small suite with views of Bay Bridge.

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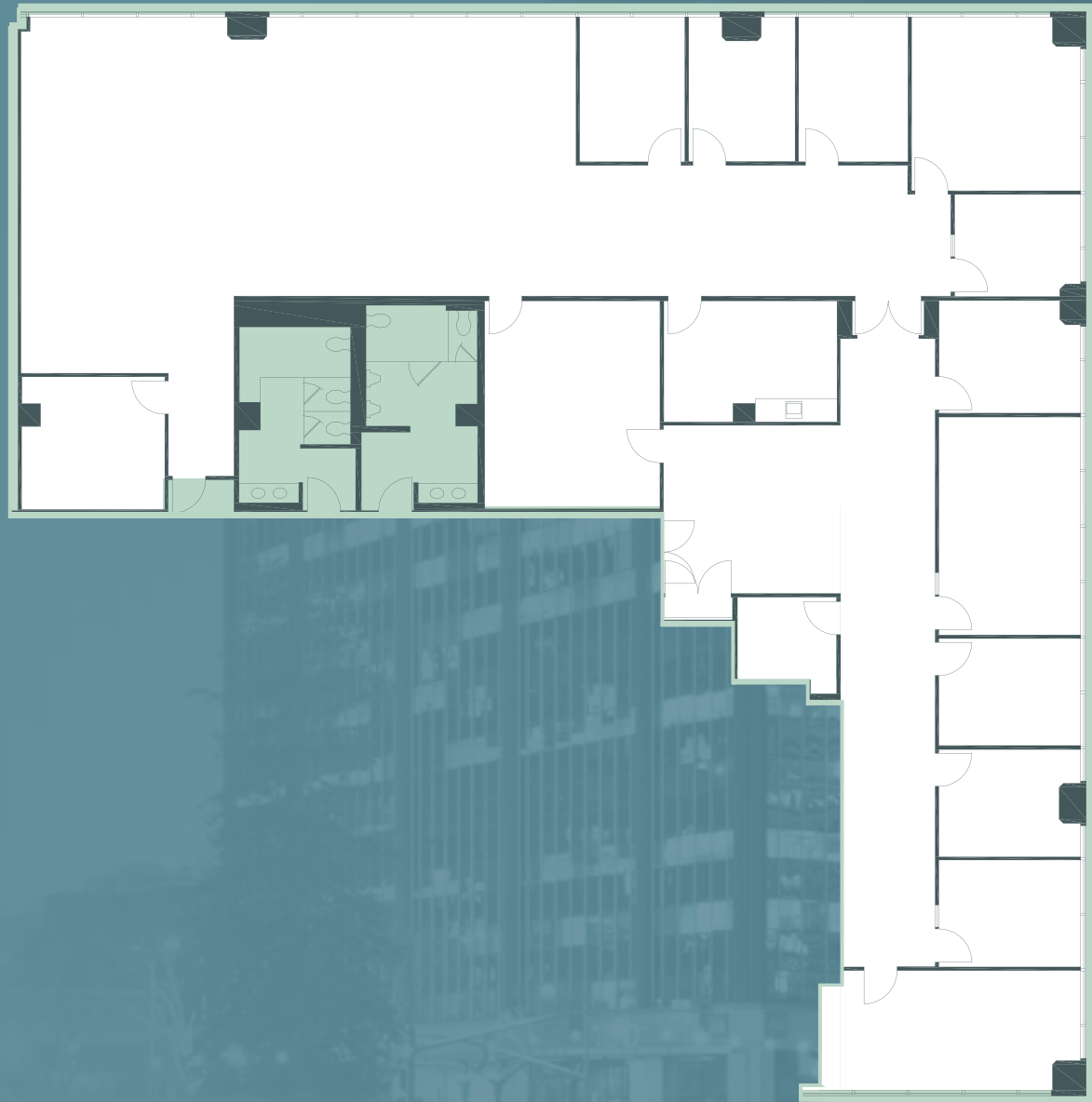


180
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1000

±6,100 RSF

10 offices, conference room, large storage, mail room, server room, and additional storage spaces



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1100

±19,966 RSF

Full floor, 35 private offices, 3 conference rooms, a large break room, a dramatic 360 degree views of Oakland Hills, Lake Merritt, and San Francisco Bay Bridge.



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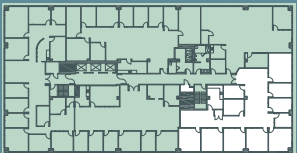
1300

±4,205 RSF

8 private offices, and
a conference room.
Break room. Corner
space with Lake views.



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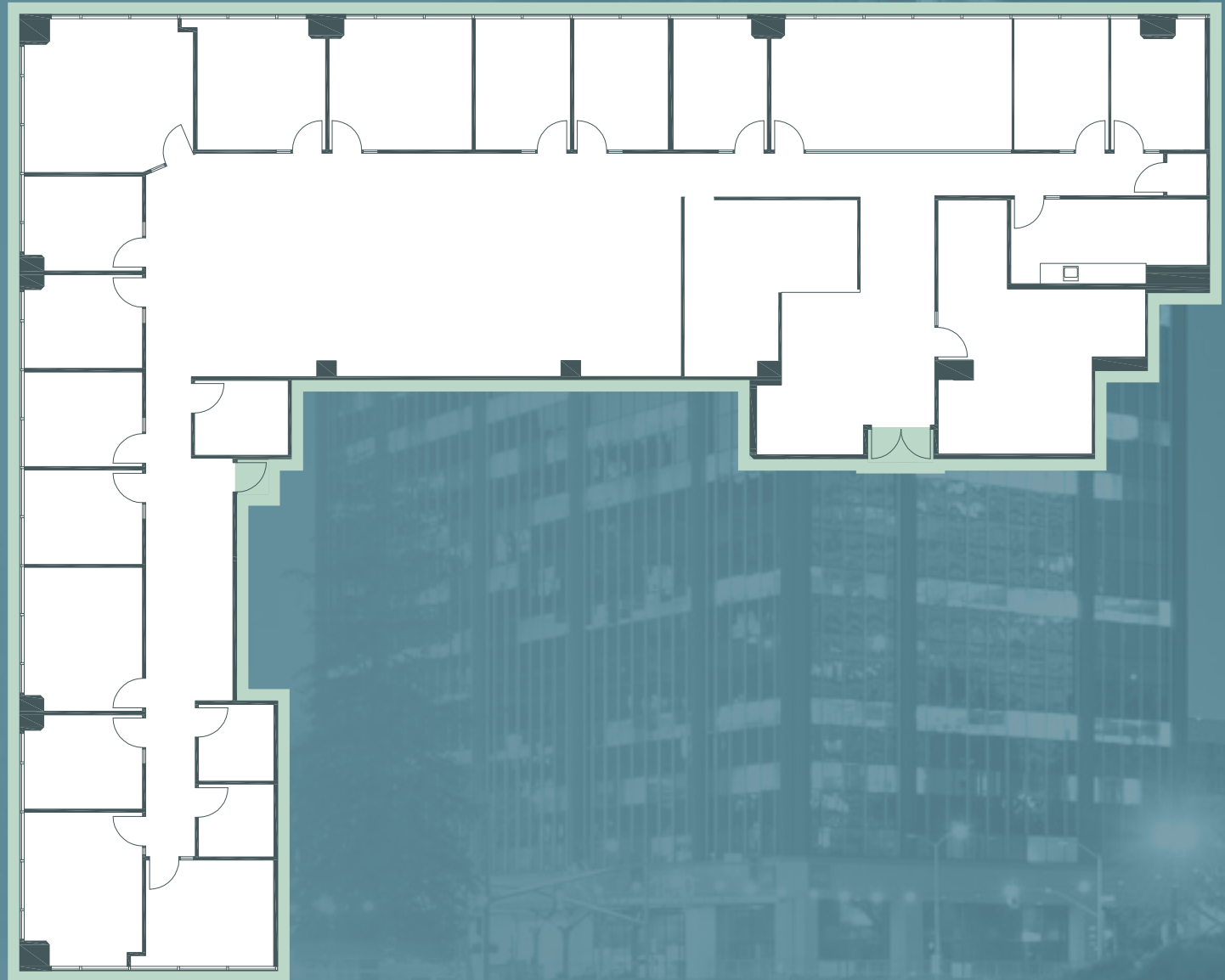


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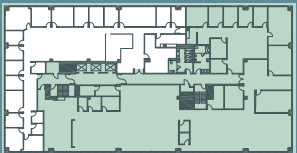
1410

±7,065 RSF

Northwest corner suite with 15 perimeter offices, open office space, conference room, storage and break room. Furniture available.



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