

Newly Completed Class-A Mixed-Use Development
Multiple Ground Floor Retail & Restaurant Opportunities



WEBSTER ELEVEN

OAKLAND



MARTIN

Brookfield

MATT SWEENEY

(408) 863-1444

msweeney@theconiccompany.com

CA RE License #01746896

JOSH SHUMSKY

(408) 863-1445

jshumsky@theconiccompany.com

CA RE License #01883266

MEGAN McARTHUR

(408) 863-1446

mmcarthur@theconiccompany.com

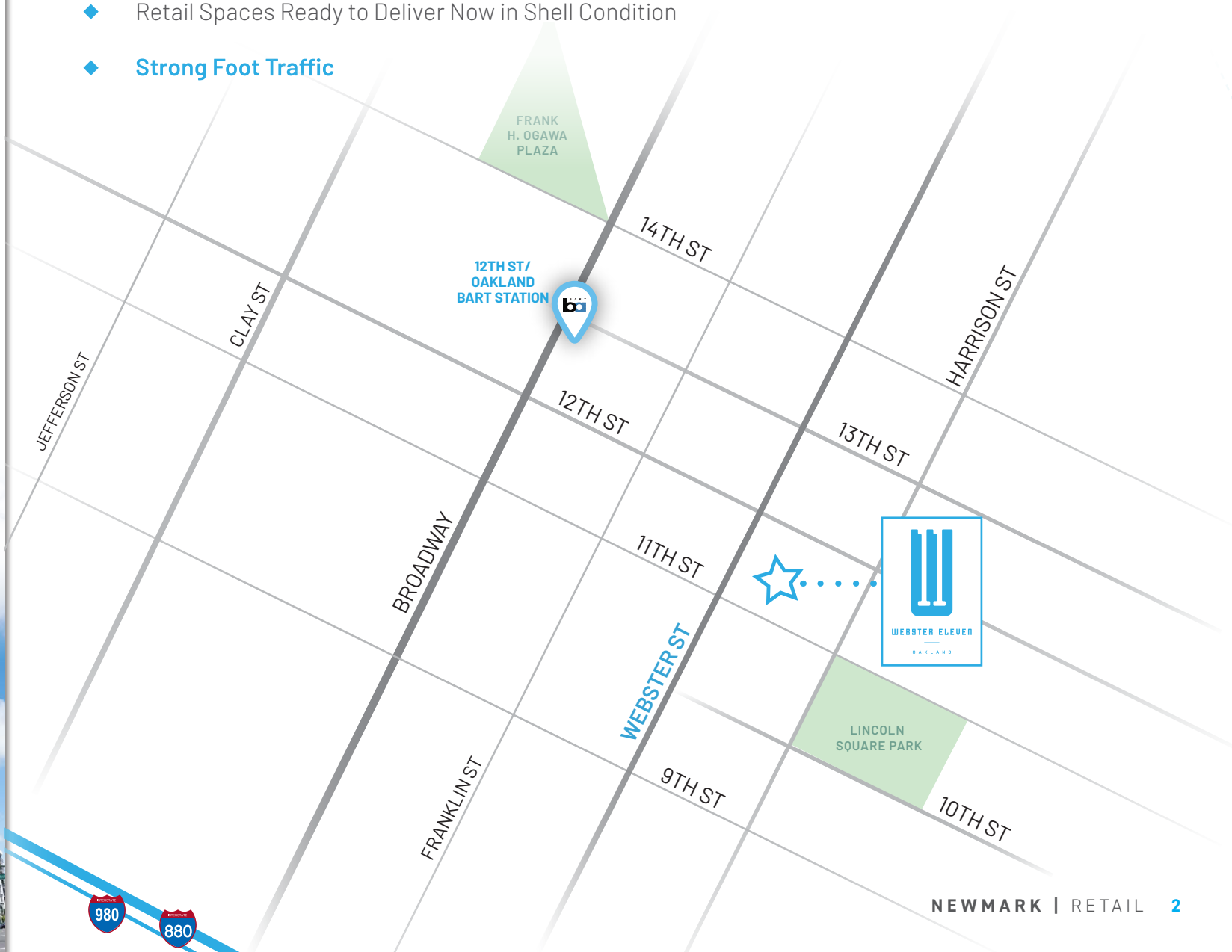
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PROJECT HIGHLIGHTS

- ◆ Brand New Mixed-Use Project including **333 residential units and 24,239 SF of retail space** in Downtown Oakland, CA.
- ◆ Downtown location, just two blocks to BART
- ◆ **Seeking Fitness, Fast Casual Restaurant, Bar, Specialty Market, Community Retail**
- ◆ Retail Spaces Ready to Deliver Now in Shell Condition
- ◆ **Strong Foot Traffic**



TRADE AREA AERIAL





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SITE PLAN



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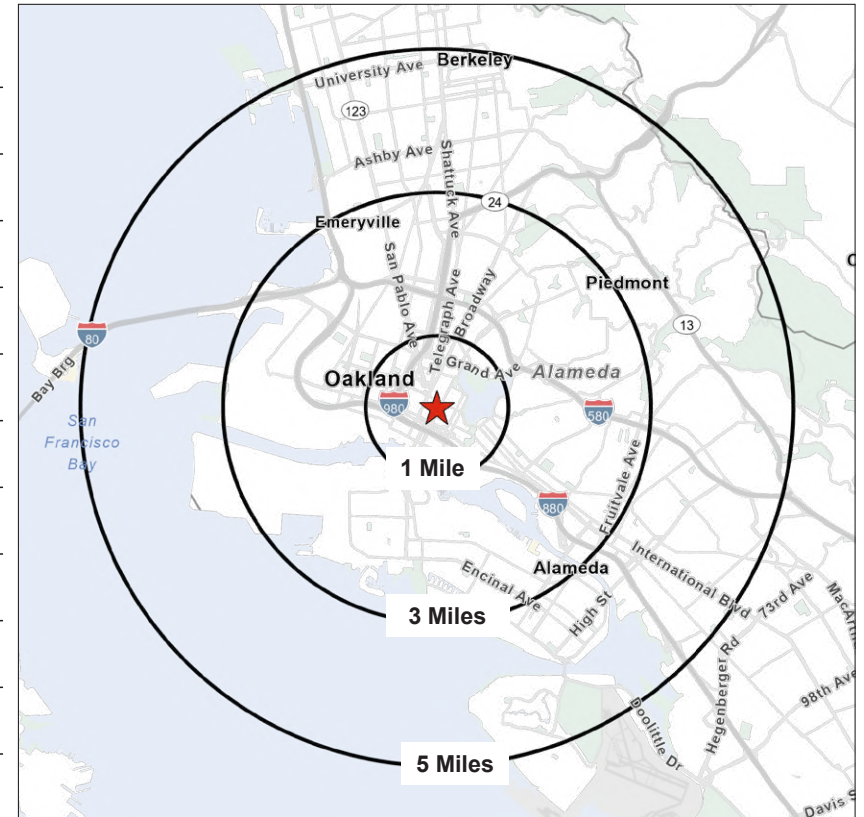
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DISTANCE DEMOGRAPHICS



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DEMOGRAPHICS (2021)	1 Mile	3 Miles	5 Miles
2021 Total Population	45,014	217,690	238,016
2026 Projected Population (Estimated)	51,151	230,192	243,710
Median Age	41.5	38.6	36.0
Total Households	23,924	91,257	92,098
Total Owner Occupied Housing Units	3,704	31,951	43,722
Total Renter Occupied Housing Units	20,220	59,307	48,377
Average Household Income	\$99,669	\$127,335	\$142,774
Median Household Income	\$60,669	\$85,683	\$95,853
Per Capita Income	\$53,037	\$53,389	\$55,574
Average Household Size	1.79	2.34	2.45



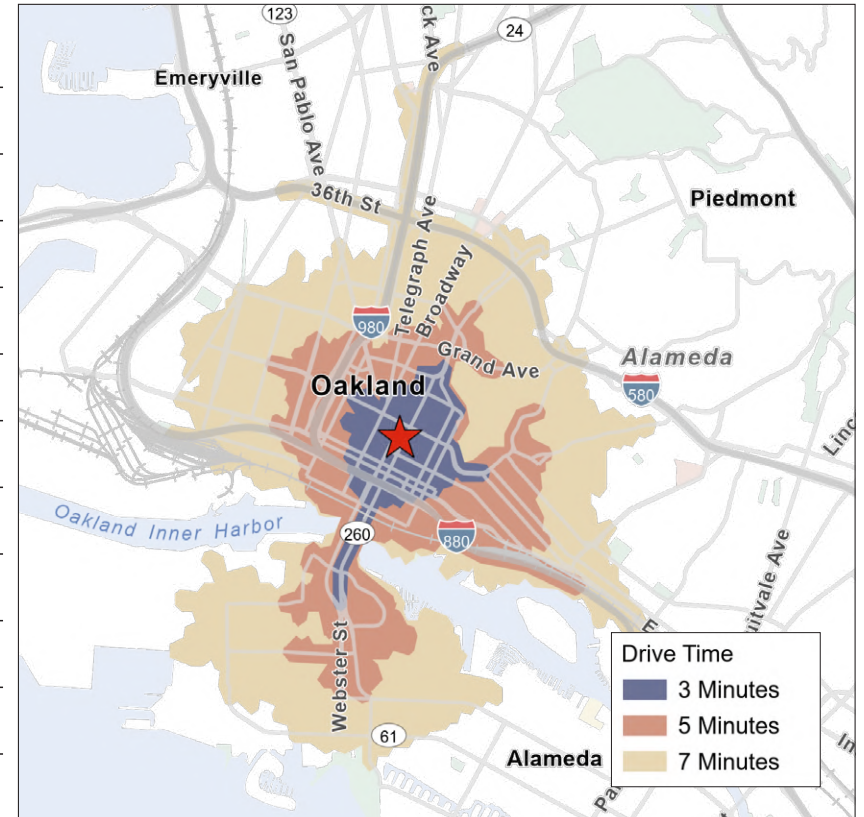
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DRIVE TIME DEMOGRAPHICS

DEMOGRAPHICS (2021)	3 Mins	5 Mins	7 Mins
2021 Total Population	14,877	29,690	71,793
2026 Projected Population (Estimated)	18,632	32,577	77,220
Median Age	45.8	40.0	37.6
Total Households	8,315	15,259	31,107
Total Owner Occupied Housing Units	1,347	2,663	7,303
Total Renter Occupied Housing Units	6,967	12,596	23,804
Average Household Income	\$94,037	\$106,808	\$102,217
Median Household Income	\$54,019	\$68,895	\$72,431
Per Capita Income	\$52,624	\$54,728	\$44,961
Average Household Size	1.71	1.87	2.25



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