

INDUSTRIAL & MANUFACTURING FORUM

CITY OF OAKLAND, ECONOMIC &
WORKFORCE DEVELOPMENT
DEPARTMENT

NOVEMBER 18, 2014



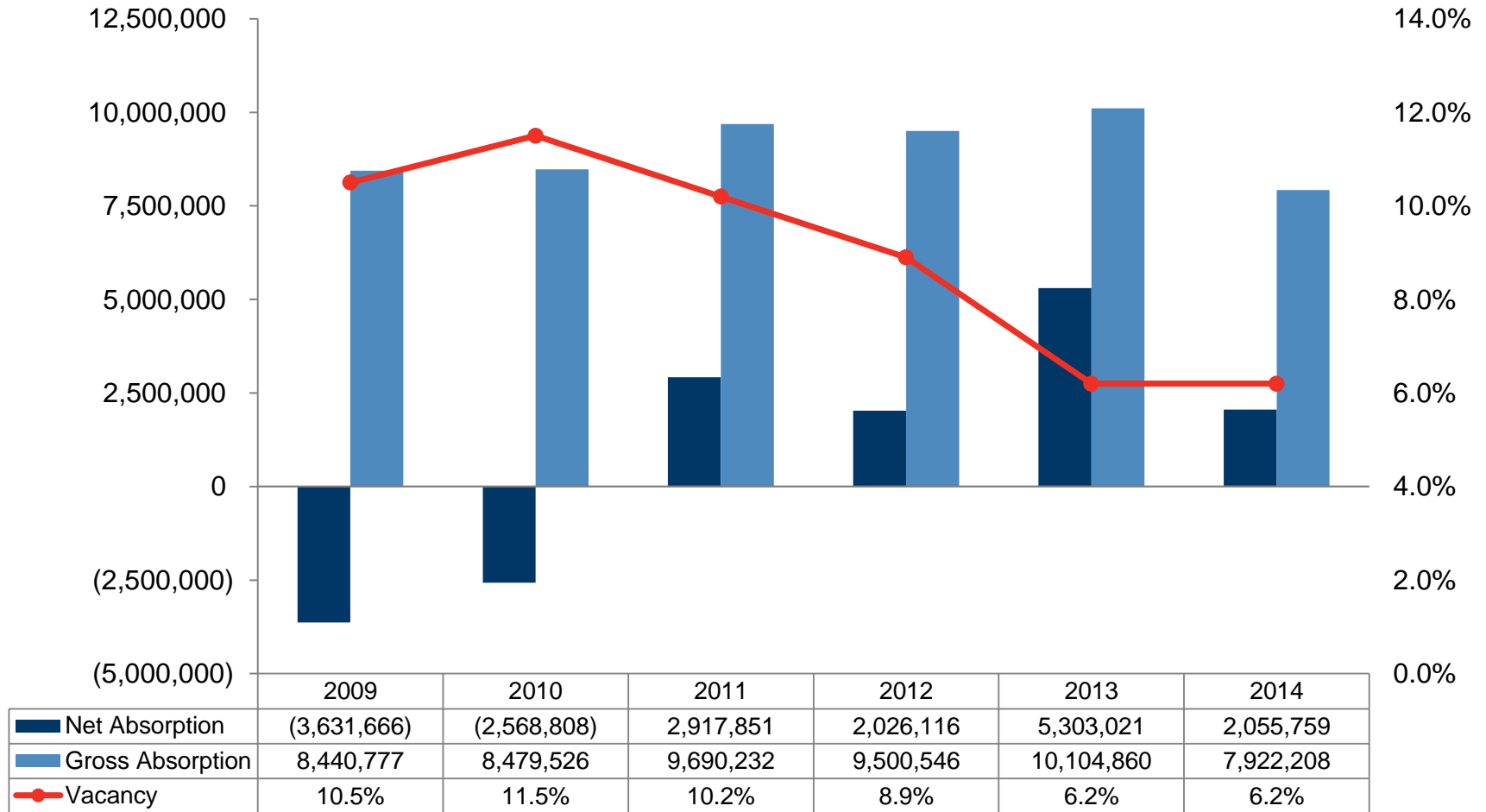
CITY OF OAKLAND



**CUSHMAN &
WAKEFIELD®**

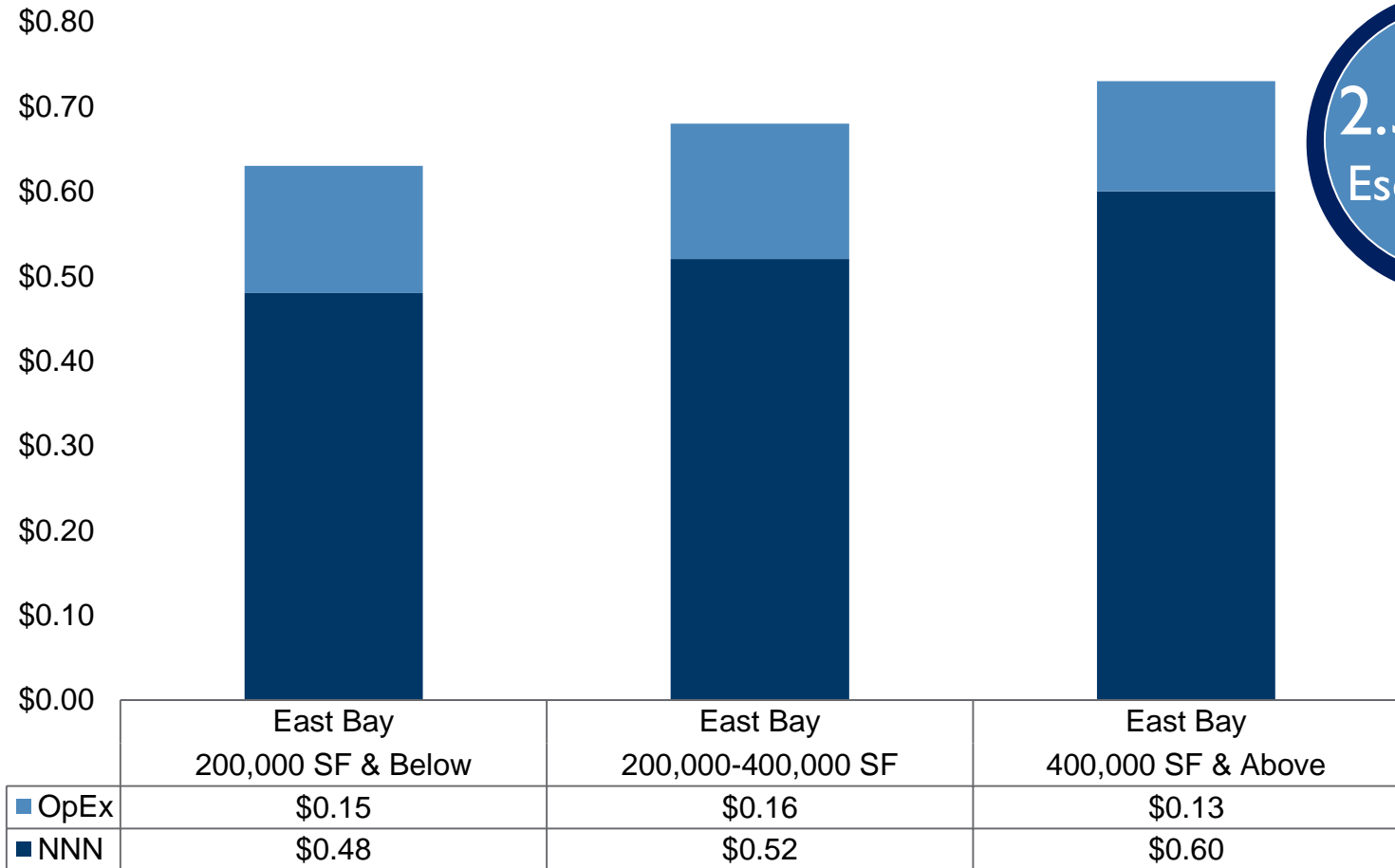
MARKET STATISTICS

Historical Vacancy & Absorption



MARKET STATISTICS

Historical Asking Rates



2.5%-3%
Escalations

NEW DEVELOPMENT PROJECTS

East Bay Markets

UNDER CONSTRUCTION OR IMMINENT			
DEVELOPER	CITY	SIZE (SF)	# OF BUILDINGS
LDK Ventures	Richmond	707,920	1
KTR	Richmond	515,415	3
American Realty Advisors	Hayward	333,365	1
KTR	Hayward	278,720	1
Prologis	Fremont	623,930	2
Westcore	Fremont	302,564	1
Panattoni Development Company	Fremont	155,000	1
Westcore	Union City	303,639	4
	Subtotal	3,220,553	13
RECENTLY COMPLETED			
Overton Moore	Fremont	700,000	3
Goodman Birtcher	Richmond	374,725	1
American Realty Advisors	Newark	575,000	1
	Subtotal	1,649,725	5
	Total	4,870,278	18

FOOD USE TRANSACTIONS

East Bay Markets

TENANT NAME	CITY	LEASED SF	DATE LEASED
21 st Amendment	San Leandro	89,000	12/2013
Creative Energy Foods	San Leandro	36,127	03/2014
United Foods International	Hayward	66,250	04/2014
Rich Products Corporation	Union City	185,500	07/2011
WorldPantry	Newark	22,000	10/2014
Chef's Warehouse	Union City	117,420	09/2014
JFC International, Inc.	Fremont	173,296	09/2014
Peets Coffee	Oakland	73,804	03/2013
Sukhi's Gourmet Indian Food	Hayward	27,772	06/2013
Whole Foods	Richmond	150,000	12/2012

www.cushmanwakefield.com

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