



**WALNUT CREEK**

**1615 Bonanza Street**  
**Walnut Creek, CA 94596**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office/Retail  
**CLASS:** B  
**RATE:**  
Office: \$2.00/PSF  
  
Retail: \$3.50/NNN,  
\$0.31 nets

**AVAILABILITIES:**  
**Office:**  
**Suite 211:** 362 RSF  
**Suite 212:** 1,063 RSF  
**Suite 203:** 381 RSF  
**Retail:**  
**1421 Locust St:** 1,956 RSF

**NOTES:**  
  
Prime Downtown Walnut Creek Core. Walking distance to many retail shops and restaurants.



**WALNUT CREEK**

**3100 Oak Road**  
**Walnut Creek, CA 94597**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office  
**CLASS:** A  
**RATE:** \$2.20/PSF  
  
**PARKING:** 3.3/1000  
Free parking

**AVAILABILITIES:**  
  
**Suite 140:** 2,234 RSF  
**Suite 100:** 5,800 RSF  
**Suite 270:** 2,825 RSF  
**Suite 280:** 1,828 RSF  
**270&280 contiguous**  
**to 4,653 RSF**

**NOTES:**  
  
Building Renovation complete! Walking distance to BART & eateries. Direct Freeway Access. New paint, carpet and lighting.



**WALNUT CREEK**

**675 Ygnacio Valley Road**  
**Walnut Creek, CA 94596**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office/Retail  
**CLASS:** B  
Retail  
**RATE:** \$2.00/NNN  
  
Office  
**RATE:** \$1.80/PSF

**AVAILABILITIES:**  
**Office Space:**  
**Suite A-202:** 1,764 RSF  
**Retail Space:**  
**Suite B-102:** 1,440 RSF  
**Suite B-104:** 1,536 RSF  
**Suite B-107:** 1,440 RSF

**NOTES:**  
  
A two story Office/Retail building with prime Ygnacio Valley location, excellent freeway access and is near banks, restaurants and retail.



**WALNUT CREEK**

**1620 Tice Valley Rd.**  
**Walnut Creek, CA 94595**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office  
**CLASS:** B  
**RATE:** \$1.75/PSF

**AVAILABILITIES:**  
  
**2nd Floor:** 780 RSF

**NOTES:**  
  
Two story commercial office building at the corner of Tice Valley Rd. and Olympic Blvd. in Walnut Creek. Rossmoor office building at the corner of Tice Valley Rd. and Olympic Blvd. Saranap





**WALNUT CREEK**

**1501 North Broadway  
Walnut Creek, CA 94596**

*Brad Cavanagh, Karen Cavanagh*  
Lic # 01054557 Lic # 01387141

**TYPE:** Office/ Retail  
**CLASS:** B  
**RATE:** \$2.00/PSF

**AVAILABILITIES:**

**Suite 201:** 702 RSF  
**Suite 260:** 1,284 RSF  
**Suite 360:** 1,585 RSF  
**Suite 403:** 800 RSF  
**Suite 460:** 1,336 RSF (can be divided to 697&639 RSF)  
**Suite 320:** 1,252 RSF

**NOTES:**

Prime Downtown location with views of Mt. Diablo. Newly renovated lobby.



**WALNUT CREEK**

**1475 North Broadway  
Walnut Creek CA, 94596**

*Brad Cavanagh, Karen Cavanagh*  
Lic # 01054557 Lic # 01387141

**TYPE:** Office/ Retail  
**CLASS:** B  
**RATE:** \$2.00/PSF

**AVAILABILITIES:**

**Suite 281:** 1,127 RSF  
**Suite 300:** 3,141 RSF  
**Suite 325:** 900 RSF

**NOTES:**

Close to shopping, banking, parking and Walnut Creek's bustling restaurants.



**WALNUT CREEK**

**2065 North Broadway  
Walnut Creek, CA 94596**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office  
**CLASS:**  
**RATE:**  
**Suite: 203 - \$850/mo**

**AVAILABILITIES:**

**Suite 203:** 479 RSF **Leased**

**NOTES:**

Located in Downtown Walnut Creek across from the Main Post Office. Prime visibility and easy access to the Highway 24/ I-680 Interchange. Landscaped setting with sweeping views of Mt. Diablo.



**WALNUT CREEK**

**1820 Bonanza Street  
Walnut Creek, CA 94596**

*Brad Cavanagh, Brian Clack*  
Lic # 01054557 Lic # 01416362

**TYPE:** Office  
**CLASS:** B  
**RATE:** \$1.75/PSF  
**PARKING:** 3/1000

**AVAILABILITIES:**

**Suite 201:** 1,680 RSF  
**Suite 204:** 1,500 RSF  
**Suite 205:** 1,688 RSF **Leased**

**NOTES:**

New exterior paint & landscaping.



**CONCORD**

4807 Clayton Rd  
Concord, CA 94521

Brian Clack  
Lic #01416362

**TYPE:** Office  
**CLASS:** B  
**PARKING:** Free Surface  
**RATE:** \$1.65/ PSF Office  
**SALE PRICE:** \$2,200,000

**AVAILABILITIES:**  
**Full Building: 7,748 RSF**  
**1st Floor: 3,874 divisible to 400 SF, 1,300SF, 1,900 SF**  
**2nd Floor: 3,874 divisible to 1,900SF**

**NOTES:**  
Clean two story office building on the Concord / Clayton corridor for lease or sale.



**CONCORD**

1849 Willow Pass Road  
Concord, CA 94520

Brad Cavanagh, Karen Cavanagh  
Lic # 01054557 Lic # 01387141

**TYPE:** Office  
**CLASS:** C  
**PARKING:** Free Surface  
**RATE:** \$1.65/ PSF Office

**AVAILABILITIES:**  
**4th Floor: 7,037 RSF**

**NOTES:**  
Located in the "Park 'n' Shop" retail complex, this building offers ample free surface parking!



**CONCORD**

3024 Willow Pass Road  
Concord, CA 94519

Brad Cavanagh, Brian Clack  
Lic # 01054557 Lic # 01416362

**TYPE:** Office  
**CLASS:** B  
**RATE:** \$1.40/PSF

**AVAILABILITIES:**  
**Suite 100: 7,797 RSF**  
(can be divided to: 4,467 RSF, 4,823 RSF, 2,612 RSF, 2,411 RSF, 2,211 RSF, 1,055 RSF, 1,001 RSF)

**NOTES:**  
A two story 18,600 SF office building located in Central Concord, convenient to BART and adjacent to City offices. Beautiful central garden atrium. Handicap access/elevator. Ample Parking.



**PACHECO**

5528 Pacheco Blvd.  
Pacheco, CA 94553

Brad Cavanagh, Karen Cavanagh  
Lic # 01054557 Lic # 01387141

**TYPE:** Office  
**CLASS:** B  
**RATE:** \$1.20/PSF (Incl. Utilities)  
**PARKING:** 4/1000

**AVAILABILITIES:**  
**Suite 120: 2,493 RSF**  
**Suite 200: 5,636 RSF**

**NOTES:**  
Easy access to HW4 & I-680. Ample, free surface parking. Newly constructed.





**SAN RAMON**

**2092-2110 Omega Road  
San Ramon, CA 94583**

*Brad Cavanagh, Jay Lewis*  
Lic # 01054557 Lic # 00796668

**TYPE:** Office  
**CLASS:** B  
**RATE:** Negotiable  
**PARKING:** 4.5/1000

**AVAILABILITIES:**  
2092 "K": 957 RSF  
2092 "K" w/bathroom: 1,293 RSF  
2092 "H1": 306 RSF  
2092 "H1" + "K" w/2 bath-rooms: 1,599 RSF  
2110 "D1": 1,500 RSF  
2110 "H": 1,027 RSF

**NOTES:**  
Easy Freeway access. Well Maintained grounds & ample parking



**OAKLAND**

8393 Capwell Blvd  
Oakland, CA 94621

*Brad Cavanagh, Karen Cavanagh*  
Lic # 01054557 Lic # 01387141

**TYPE:** Office  
**CLASS:** B  
**RATE:** Negotiable  
**PARKING:** Ample

**AVAILABILITIES:**  
  
**100% LEASED**

**NOTES:**  
Individual suite alarms in secure building with gates. Easy freeway access, one minute from Hegenberger off-ramp.



**OAKLAND**

7750 Pardee Lane  
Oakland, CA 94621

*Brad Cavanagh, Karen Cavanagh*  
Lic # 01054557 Lic # 01387141

**TYPE:** Office  
**CLASS:** B  
**RATE:** Negotiable  
**PARKING:** 3.8/1000, ample parking

**AVAILABILITIES:**  
Suite 100: 1,218 RSF  
Suite 110: 1,230 RSF  
Suite 140: 1,746 RSF  
Suite 250: 2,100 RSF  
**Second Floor: Executive Office Suites - \$950/month**

**NOTES:**  
This exceptionally well maintained building is located in close proximity to the Oakland International Airport. Building is alarmed.



**HAYWARD**

777 Southland Dr  
Hayward, CA 94545

*Brad Cavanagh, Karen Cavanagh*  
Lic # 01054557 Lic # 01387141

**TYPE:** Office/Retail  
**CLASS:** B  
**RATE:** \$1.50 FS Office  
\$2.00 NNN Retail  
**PARKING:** 6/1000

**AVAILABILITIES:**  
Suite 101 Retail: 1,650 RSF (Available Fall 2012)  
  
Suite 245: 1,025 RSF  
Suite 235: 2,323 RSF  
Suite 240: 1,071 RSF

**NOTES:**  
Easy Freeway access for Highway 92 and I-880. Located next to Southland mall, which includes over 140 retailers with avg. 20 million visitors per year. Two Story office prime retail space with excellent signage. Incredible visibility.

