

UC Berkeley Real Estate Portfolio
Available Commercial Space (Office and Retail)
September 2023

Address	Available Space (rsf)	Term	Lease Rate	Annual Escalation	Tenant Improvement Allowance	On-Site Parking	Date Available	Notes	Contact
Office/Industrial									
1995 University, Suite 386 (Golden Bear Building)	1,097	5 year initial term/ negotiable	TBD full service	3-5%	None	UC Parking Permits accepted	Immediately	Office space	Shauna Brown shauna.brown@berkeley.edu
3200 Regatta	29,300	5 year initial term/ negotiable	TDB	3-5%	None	Available	Immediately	Warehouse space	Shauna Brown shauna.brown@berkeley.edu
2440 Bancroft, Suite 110	3,164	3-5 year initial term/ negotiable	TBD full service	3-5%	None	None	Immediately	Office space	Shauna Brown shauna.brown@berkeley.edu
2440 Bancroft, Suite 111	2,455	3-5 year initial term/ negotiable	TBD full service	3-5%	None	None	Immediately	Office space	Shauna Brown shauna.brown@berkeley.edu
Retail/Ground Floor Commercial									
Berkeley Way West Ground Floor	1,506	10 year term or negotiable	TBD NNN	3%	Up to \$75/sf	None	Immediately	Vanilla shell condition.	AJ Schrader, Retail West aj@retailwestinc.com
Berkeley Way West Ground Floor	2,376	10 year term or negotiable	TBD NNN	3%	Up to \$75/sf	None	Immediately	Café space (former Noah's Bagels).	AJ Schrader, Retail West aj@retailwestinc.com
Berkeley Way West Ground Floor	1,951	10 year term or negotiable	TBD NNN	3%	None	None	Immediately	Former Bbox location	Shauna Brown shauna.brown@berkeley.edu