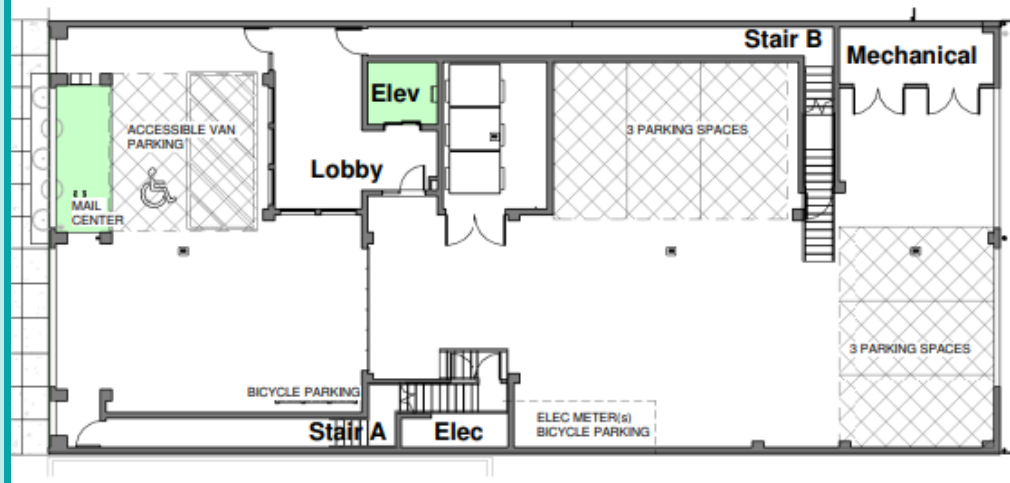


VACANT LOT FOR SALE

Fully Entitled for 20 Units Multifamily

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- Schematic Floor Plan
1'-0"

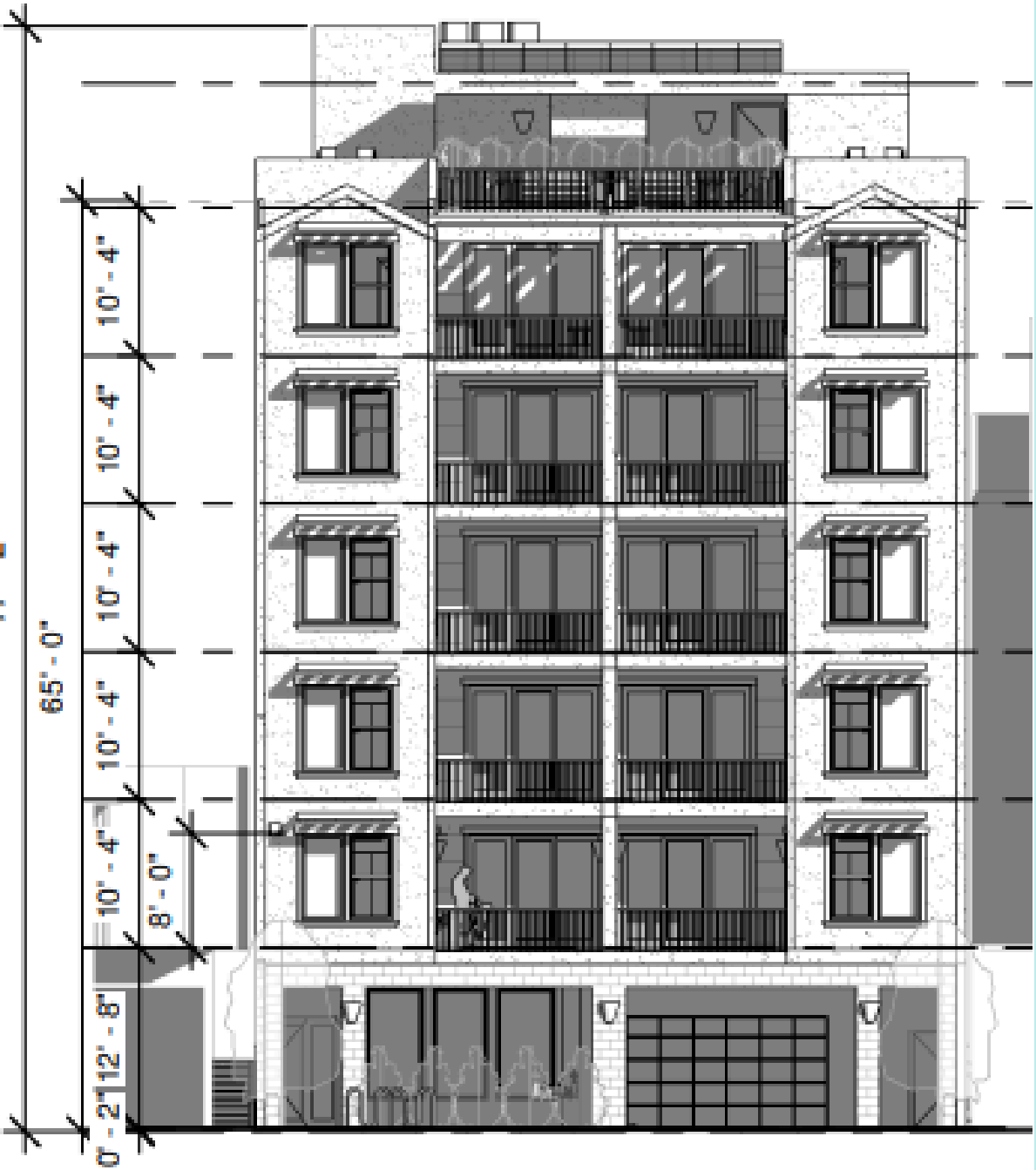
3223 FILBERT ST,

OAKLAND, CA 94608



ARTIZAN
Commercial Advisors

KW COMMERCIAL
KW COMMERCIAL - OAKLAND
DRE# 02029039



PROPERTY OVERVIEW

Artizan Commercial Advisors presents 3223 Filbert Street: rare opportunity to acquire a vacant infill parcel with approved plans for a 20-unit multifamily development. Situated in one of Oakland's most dynamically transitioning neighborhoods, this high-demand site provides exceptional transit-rich access, located just minutes from MacArthur BART and the Emeryville retail corridor.

PROPERTY SUMMARY

For Sale:
$799,000

Fully Entitled for:
20 Unit Multifamily

Zoning:
Urban Residential Zone 5 (RU-5)

Lot SQ Ft:
± 6,250

APN:
5-470-8

Building Sq Ft (according to plan)
± 31,087

PROPERTY HIGHLIGHTS

- 20-Unit Multifamily Development Entitlements. (Click to view plans)
- Six Storey Building with 10 two-bedroom units and 10 three-bedroom units
- Rooftop deck and ground-floor parking
- Seller Financing Available
- Located in a designated Federal Opportunity Zone
- Attractive Land Basis of Approximately $39,950 Per Proposed Unit.
- Located near MacArthur BART, the San Pablo corridor, and key regional freeways (I-580 / Highway 24).



1 Schematic Rear Elevation
1/16" = 1'-0"


3223 Filbert St

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EACH PARTY SHALL CONDUCT ITS OWN INDEPENDENT INVESTIGATION AND DUE DILIGENCE.

Any party contemplating or under contract or in escrow for a transaction is urged to verify all information and to conduct their own inspections and investigations including through appropriate third-party independent professionals selected by such party. All financial data should be verified by the party including by obtaining and reading applicable documents and reports and consulting appropriate independent professionals. KW Commercial Oakland makes no warranties and/or representations regarding the veracity, completeness, or relevance of any financial data or assumptions. KW Commercial Oakland does not serve as a financial advisor to any party regarding any proposed transaction.

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by KW Commercial Oakland in compliance with all applicable fair housing and equal opportunity laws.