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**TMG PARTNERS LEASES 68,000 SQUARE FEET TO
WEWORK AT 2201 BROADWAY IN OAKLAND**

*Oakland's Largest Lease in 12 months
Caps Year of Renovations at Historic Breuner Building*

SAN FRANCISCO/OAKLAND (Oct. 24, 2018) – TMG Partners, one of the San Francisco Bay Area's largest mixed-use property developers, today announced the firm leased three full floors approximately 68,000 square feet of office space to global co-working behemoth WeWork.

WeWork will occupy three floors in two phases with Phase I commencing immediately and Phase II commencing in January 2020. TMG Partners completed extensive renovations to the building, which includes a façade upgrade, blade signage, fully reimagined lobby and common area, amenity upgrades, new roof, and a complete HVAC, elevator and fire life safety modernization.



(Photo Courtesy of TMG Partners)

“The iconic Art Deco-designed Breuner Building, now fully restored and renovated, is a very attractive draw for tenants such as WeWork who want an environment that combines true architectural authenticity with modern design and technology,” said TMG Partners Director of Development David Cropper. “With large floor plates and high ceilings, the property is ideally suited for creative, technology and other start-up tenants – not to mention our location within two blocks of BART, Lake Merritt and a myriad of restaurants and entertainment venues.”



(Photo Courtesy of TMG Partners)

Built in 1931, the building was originally designed by the famed architect Albert Roller as the home of Breuner's Home Furnishings. Clad in green terra cotta tiling, Art Deco styling and motifs depicting furniture craftsmen adorn the building's southern and eastern elevations. The building's northern façade has also served as "The Great Wall of Oakland," a 100' x 100' installation which provides an ideal backdrop for film screenings and vertical dance troupe performances, playing a central role in the Uptown neighborhood's cultural resurgence.

Cushman and Wakefield's John Dolby and Dane Hooks led all leasing efforts for the building. Savills Studley's Steve Barker advised tenant WeWork.

About TMG Partners

TMG Partners, founded in 1984 and headquartered in San Francisco, is a full-service real estate development and management company. TMG has developed more than 25 million square feet of property throughout the San Francisco Bay Area, including Emeryville, Marin City, Novato, Palo Alto, San Bruno, San Jose and San Francisco. One of the most active developers in this

area, the company has developed a variety of office, retail, residential and industrial properties, ranging from office campus and multi-story properties in urban, infill locations to mixed-use retail and single-story suburban buildings. For detailed information, visit:

www.tmgpartners.com

About Cushman & Wakefield

Cushman & Wakefield is a leading global real estate services firm that helps clients transform the way people work, shop, and live. Our 43,000 employees in more than 60 countries help investors and occupiers optimize the value of their real estate by combining our global perspective and deep local knowledge with an impressive platform of real estate solutions. Cushman & Wakefield is among the largest commercial real estate services firms with revenue of \$5 billion across core services of agency leasing, asset services, capital markets, facility services (C&W Services), global occupier services, investment & asset management (DTZ Investors), project & development services, tenant representation, and valuation & advisory. To learn more, visit www.cushmanwakefield.com or follow @CushWake on Twitter.

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