

2000 & 2200  
POWELL ST  
THE TOWERS  
EMERYVILLE

**ELEVATE**

*above the competition*



a **KBS** property

Proudly leased by  
**CUSHMAN &  
WAKEFIELD**









## THE TOWERS - THE EAST BAY'S MOST ICONIC OFFICE DEVELOPMENT.

Featuring more than 800,000 square feet of office and retail space in three Class A high rises, The Towers is located on Emeryville's prestigious waterfront. Rising above the water's edge, The Towers provide tenants dramatic, unobstructed views of the San Francisco skyline, Bay Bridge, Golden Gate Bridge, Treasure Island, Mount Tamalpais and the Berkeley and Oakland Hills.

THE TOWERS  
EMERYVILLE



-  State of the Art Tenant Lounge & Training Facility
-  Fitness Center/Gym - including indoor Basketball court/full size Pickleball Court
-  Fully Equipped Conference Center
-  Outdoor Employee Lounge Areas
-  Bocce Ball Court
-  Free Express BART Shuttle
-  3:1,000 Secure Parking
-  24/7 Security
-  Excellent Food and Retail Amenities
-  Immediate Access to the Bay Trail
-  Bike Storage, Locker Rooms and Showers
-  Electric Vehicle Charging Stations

## STATE OF THE ART TENANT LOUNGE

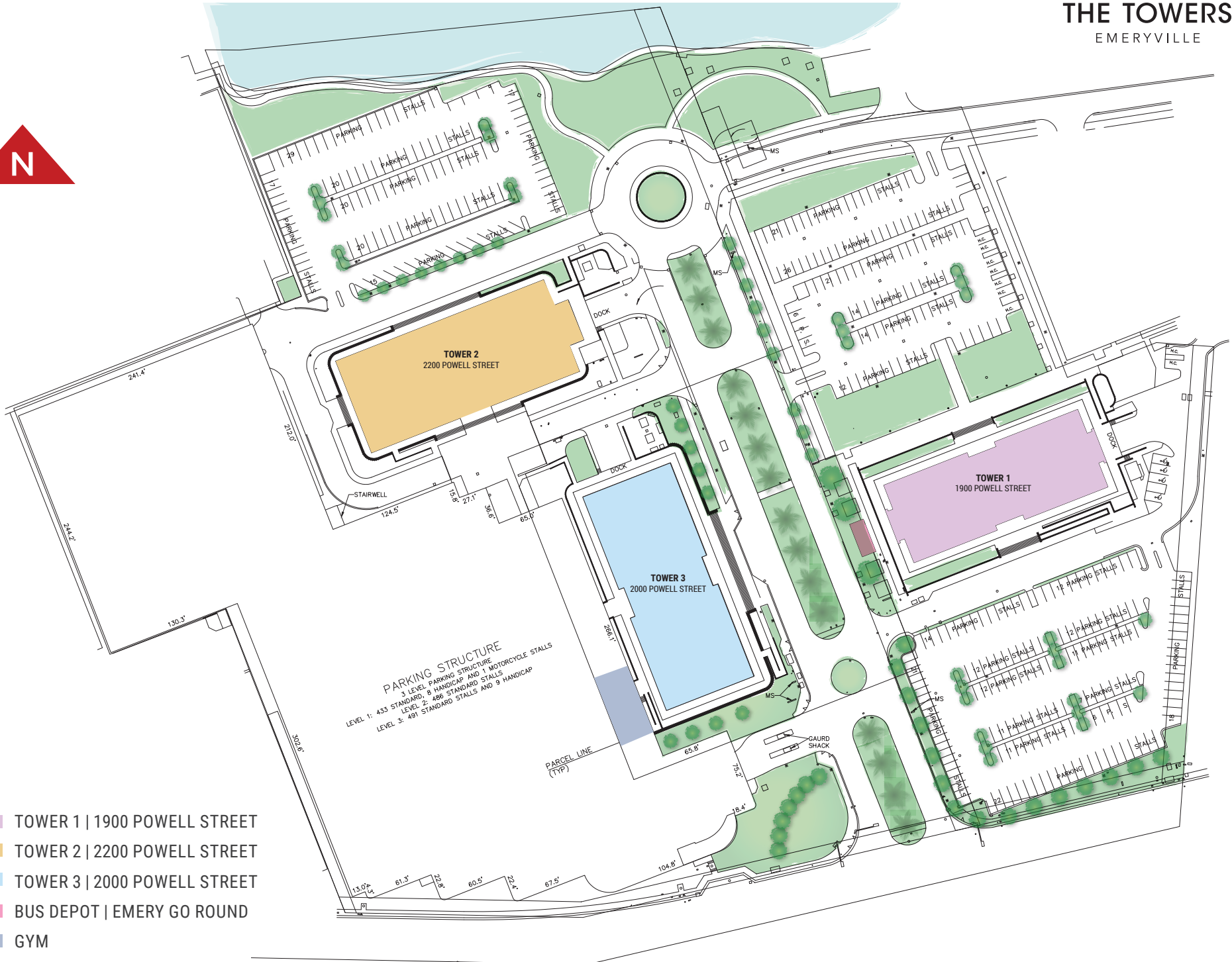
The project boasts a modern tenant lounge with high-end finishes and a full time concierge staff. The lounge, in addition to the adjacent outdoor patio/ event space, hosts several tenant appreciation events throughout the year fostering a unique Towers tenant community. Prior tenant events include Cinco de Mayo banquet, Spring into Summer BBQ, Novemberfest party, Presidential Debate Watch Parties, Easter Egg Hunt and Valentine's Day Candy Bar, to name a few.



[CLICK TO VIEW  
VIRTUAL TOUR](#)

# THE TOWERS

EMERYVILLE



- TOWER 1 | 1900 POWELL STREET
- TOWER 2 | 2200 POWELL STREET
- TOWER 3 | 2000 POWELL STREET
- BUS DEPOT | EMERY GO ROUND
- GYM

# CURRENT AVAILABILITIES

CLICK ON SUITE # TO ACCESS FLOOR PLAN



**TOWER III**  
2000 POWELL ST

**TOWER II**  
2200 POWELL ST

TOWER	FLOOR	SUITE	SF	AVAILABLE	360 TOUR
3	5	<a href="#">530</a>	1,204	Now	<a href="#">360°</a>
2	4	<a href="#">420</a>	1,275	Now	<a href="#">360°</a>
3	8	<a href="#">825</a>	1,457	7/1/26	<a href="#">360°</a>
2	4	<a href="#">460</a>	1,515	Now	<a href="#">360°</a>
3	1	<a href="#">125</a>	1,604	Now	
2	10	<a href="#">1010</a>	1,836	Now	<a href="#">360°</a>
2	7	<a href="#">740</a>	2,143	Now	<a href="#">360°</a>
2	1	<a href="#">100</a>	2,469	Now	
2	11	<a href="#">1020</a>	2,500	Now	<a href="#">360°</a>
2	11	<a href="#">1150</a>	2,784	Now	<a href="#">360°</a>
3	5	<a href="#">540</a>	3,051	Now	<a href="#">360°</a>
2	9	<a href="#">950</a>	3,095	Now	<a href="#">360°</a>
2	4	<a href="#">440</a>	3,477	Now	<a href="#">360°</a>
2	3	<a href="#">330</a>	3,617	Now	<a href="#">360°</a>
2	3	<a href="#">370</a>	3,639	Now	<a href="#">360°</a>
3	12	<a href="#">1260</a>	3,830	Now	<a href="#">360°</a>
3	5	<a href="#">510</a>	3,872	Now	<a href="#">360°</a>
2	3	<a href="#">340</a>	4,321	Now	<a href="#">360°</a>
2	4	<a href="#">430</a>	5,120	Now	<a href="#">360°</a>
2	3	<a href="#">300</a>	5,585	Now	<a href="#">360°</a>
3	1	<a href="#">140</a>	6,038	Now	
2	11	<a href="#">1125</a>	6,164	Now	<a href="#">360°</a>
3	3	<a href="#">310</a>	6,252	Now	<a href="#">360°</a>
2	1	<a href="#">120</a>	6,744	Now	
2	9	<a href="#">925</a>	7,056	Now	
3	5	<a href="#">555</a>	7,669	Now	<a href="#">360°</a>
3	11	<a href="#">1150</a>	7,675	Now	
3	14	<a href="#">1450</a>	7,696	Now	<a href="#">360°</a>
2	2	<a href="#">210</a>	10,273	Now	<a href="#">360°</a>
3	3	<a href="#">300</a>	11,424	Now	<a href="#">360°</a>
2	11	<a href="#">1100+1150</a>	14,056 (Divisible to 11,272 & 2,784)	Now	<a href="#">360°</a> <a href="#">360°</a>
3	11	<a href="#">1100</a>	15,059	Now	
2	7	<a href="#">700</a>	18,144	Now	<a href="#">360°</a>
3	7	<a href="#">700</a>	23,410	Now	<a href="#">360°</a>
3	4	<a href="#">400</a>	23,443	Now	<a href="#">360°</a>
3	13	<a href="#">1300</a>	23,643	Now	<a href="#">360°</a>
3	15	<a href="#">1500</a>	23,643	Now	<a href="#">360°</a>



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**FOODIE MAP**

	RESTAURANT NAME	ADDRESS
1	WALLY'S CAFÉ	3900 SAN PABLO AVE
2	HONOR KITCHEN	1411 POWELL STREET
3	TOWNHOUSE	5862 DOYLE STREET
4	900 GRAYSON	900 GRAYSON STREET
5	JASMINE BLOSSOM	6520 HOLLIS STREET
6	SPOON KOREAN	933 ASHBY AVENUE
7	TRADER VIC'S	9 ANCHOR DRIVE
8	ROBA'S PIZZA & PASTA	2320 POWELL STREET
9	PUBLIC MARKET	5959 SHELLMOUND ST.
10	THE BUREAU 510	5800 HOLLIS STREET
11	DOYLE STREET CAFÉ	5515 DOYLE STREET
12	RUDY'S CAN'T FAIL CAFÉ	4081 HOLLIS STREET
13	WHY COOK CAFE	2000 POWELL STREET
14	BENIHANA	1890 POWELL STREET
15	EMILIA'S PIZZERIA	2995 SHATTUCK AVE
16	SHANGRI-LA VEGAN	4001 LINDEN STREET
17	ROTTEN CITY PIZZA	6613 HOLLIS STREET
18	NINA'S CAFÉ	2703 7TH STREET
19	PARADISE PARK CAFÉ	6334 SAN PABLO AVE
20	LOS CANTAROS TAQUERIA	4115 SAN PABLO AVE
21	CASSAVE RESTAURANT	5412 SAN PABLO AVE
22	DONUT FARM	6037 SAN PABLO AVE
23	RIVA CUCINA	800 HEINZ AVE
24	SIDESHOW KITCHEN	942 STANFORD AVE
25	LOS MOLES	1320 65TH ST
26	BRANCH LINE BAR	5885 HOLLIS ST
27	PARADITA EATERY	5959 SHELLMOUND ST
28	BEST COAST BURRITOS	1400 POWELL ST

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POWELL ST

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**AMENITIES MAP**

BANK		ADDRESS
1	SUMMIT BANK	2000 POWELL ST
2	WELLS FARGO BANK	5801 CHRISTIE AVE
3	CHASE	5747 CHRISTIE AVE
4	BANK OF AMERICA	5632 BAY ST
HOTEL		ADDRESS
5	HILTON GARDEN INN	1800 POWELL ST
6	FOUR POINTS	1603 POWELL ST
7	COURTYARD	5555 SHELLMOUND ST
8	HYATT HOUSE	5800 SHELLMOUND ST
GYM		ADDRESS
9	TOWERS FITNESS	2000 POWELL ST
10	IN SHAPE	6005 SHELLMOUND ST
11	CITY SPORTS	3100 SAN PABLO AVE
RETAIL		ADDRESS
12	UPS STORE	2340 POWELL ST
13	FEDEX	5895 CHRISTIE AVE
14	APPLE STORE	5656 BAY ST
15	BARNES & NOBLE	5604 BAY ST
16	J. CREW	5667 BAY ST
17	WEST ELM	5602 BAY ST
18	BEST BUY	3700 MANDELA PKWY
19	TARGET	1555 40TH ST
20	HOME DEPOT	3838 HOLLIS ST
21	OFFICE DEPOT	3535 HOLLIS ST
22	MICHAELS	3991 HOLLIS ST
23	IKEA	4400 SHELLMOUND ST
24	PUBLIC MARKET	5959 SHELLMOUND ST
25	NORDSTROM RACK	3839 EMERY ST

580

80

80

880

880

580

# TRANSPORTATION MAP

## THE TOWERS EMERYVILLE

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### EMERY GO ROUND

Free Emery Go Round, provides a dedicated shuttle service for The Towers to the MacArthur BART station. The shuttle takes approximately 10 minutes and runs from 7am to 7pm on weekdays. On weekends a modified route operates from 9am to 7:30pm. More information can be found at [www.emerygoround.com](http://www.emerygoround.com)



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### MACARTHUR BART STATION

The MacArthur BART can be accessed by Emery Go Round (10 minute commute) providing easy access to San Francisco and Oakland International Airports, Downtown San Francisco, Livermore, Pittsburg, Richmond and Fremont. More information can be found at [www.bart.gov](http://www.bart.gov)



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### AC TRANSIT BUS STOP

AC Transit, Route 26 stops just a few blocks from The Towers and offers bus services throughout Emeryville and Oakland, including stops at the West Oakland and 12th Street BART. More information can be found at [www.actransit.org](http://www.actransit.org)



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### EMERYVILLE AMTRAK

Amtrak, the Emeryville station is conveniently located less than 1 mile from The Towers and connects you easily to Oakland, San Jose, or Sacramento. More information can be found at [www.amtrak.com](http://www.amtrak.com)



### OAKLAND INTERNATIONAL AIRPORT

Oakland International Airport, is located 14 miles south and accessible by Emery Go Round, BART and car in under 30 minutes. Oakland airport is a hub for Southwest Airlines and provides service to cities across the US, Mexico and Europe. [www.oaklandcitycenter.com/parking](http://www.oaklandcitycenter.com/parking)



### PARKING

Parking, is available onsite at the Towers Garage at a 3:1000 ratio with rates of \$125 (unreserved) per month. More information can be obtained from The Towers on-site Management Office.



# 2000 & 2200 POWELL ST THE TOWERS EMERYVILLE

FOR LEASING INFORMATION, PLEASE CONTACT:

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