

**HISTORICAL  
RENOVATION****SEISMIC  
RETROFIT**

## Dufwin Theater

OAKLAND, CA

**OWNER**

Embarcadero Capital Partners, LLC

**ARCHITECT**

Brereton Architects

**COST**

\$6,000,000

**MARKET SECTOR**

Office

The Dufwin Theater was built in 1923, and this 50,000 SF core & shell remodel included the seismic retrofit of an existing historic office building. Work to this downtown Oakland jewel included an exterior facade remodel on its' historic 17th Street Facade – ten new window openings, structural glass entrance canopy with Starphire glass and new signage, and new ground level storefront glazing system. Additional scope included city sidewalk repair, theater basement remodel, new restrooms, and a new 7th floor roof terrace.

