

FOR LEASE

3008
LAKESHORE
AVE

Oakland, CA 94610

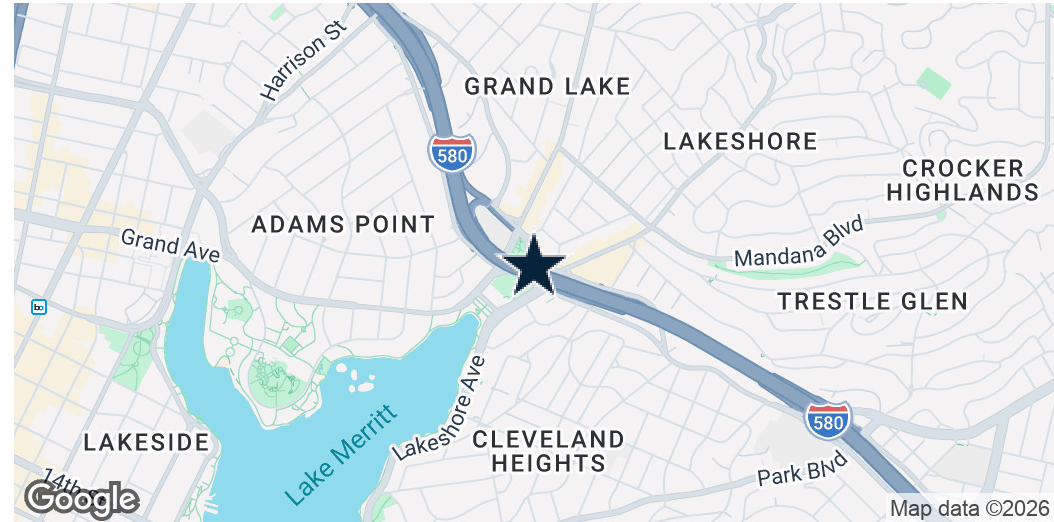
Exclusively Listed by

Brad Banker

510.763.7090 x215

bbanker@lcbassociates.com

3008 Lakeshore Ave Oakland, CA 94610



OFFERING SUMMARY

Lease Rate:	\$2.66 SF/month (Modified Gross)
Available SF:	900 SF

PROPERTY OVERVIEW

Small Office/retail space available on Lakeshore Avenue. Space features high ceilings, restroom, private office area, kitchenette, and one parking space on-site during business hours. Sorry no gift shop, smoke shop, convenience store, grocery or cannabis uses.

PROPERTY HIGHLIGHTS

- High Ceilings
- Great Street Frontage
- In-Suite restroom, kitchenette

LCB
ASSOCIATES

LCB Associates • 388 Seventeenth St., Suite 200, Oakland, CA 94612 • 510.763.7016

Brad Banker
510.763.7090 x215
bbanker@lcbassociates.com

lcbassociates.com

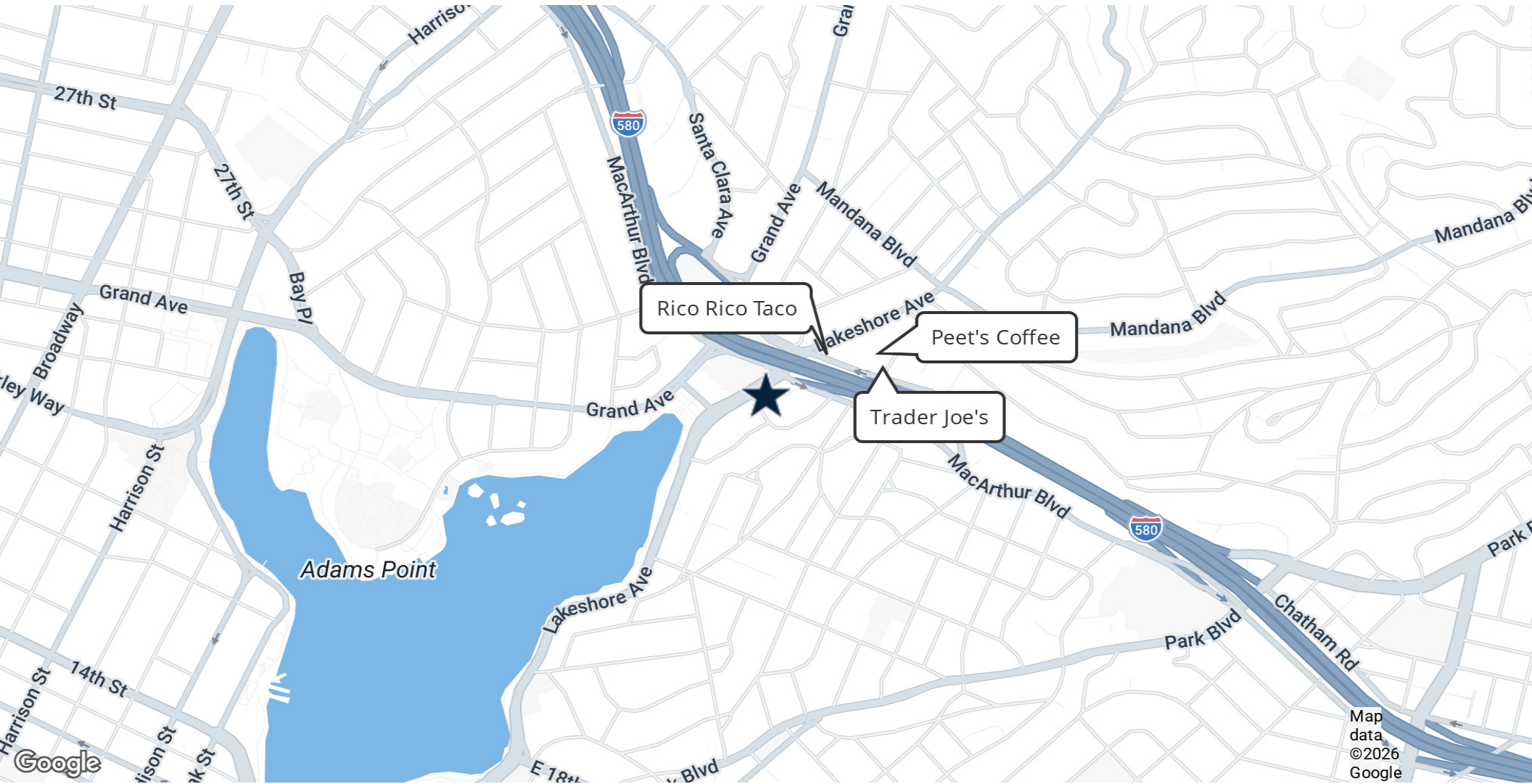
The above information has been obtained from sources believed to be reliable, but LCB Associates has not verified, nor has any knowledge regarding the accuracy or completeness of the information, and makes no representation or warranty concerning same. Therefore, LCB Associates disclaims all liabilities in conjunction with any inaccuracies or incompleteness.

3008 Lakeshore Ave Oakland, CA 94610



LCB
ASSOCIATES

3008 Lakeshore Ave Oakland, CA 94610



Brad Banker
510.763.7090 x215
bbanker@lcbassociates.com

3008 Lakeshore Ave Oakland, CA 94610

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	3,075	13,871	55,370
Average Age	37.0	39.4	40.6
Average Age (Male)	37.4	40.7	40.5
Average Age (Female)	36.6	38.7	41.3

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	1,706	7,454	28,641
# of Persons per HH	1.8	1.9	1.9
Average HH Income	\$139,504	\$151,792	\$146,069
Average House Value	\$862,146	\$1,021,658	\$1,166,391

2023 American Community Survey (ACS)

