

FOR SALE

**92 7TH  
ST**

Oakland, CA 94607



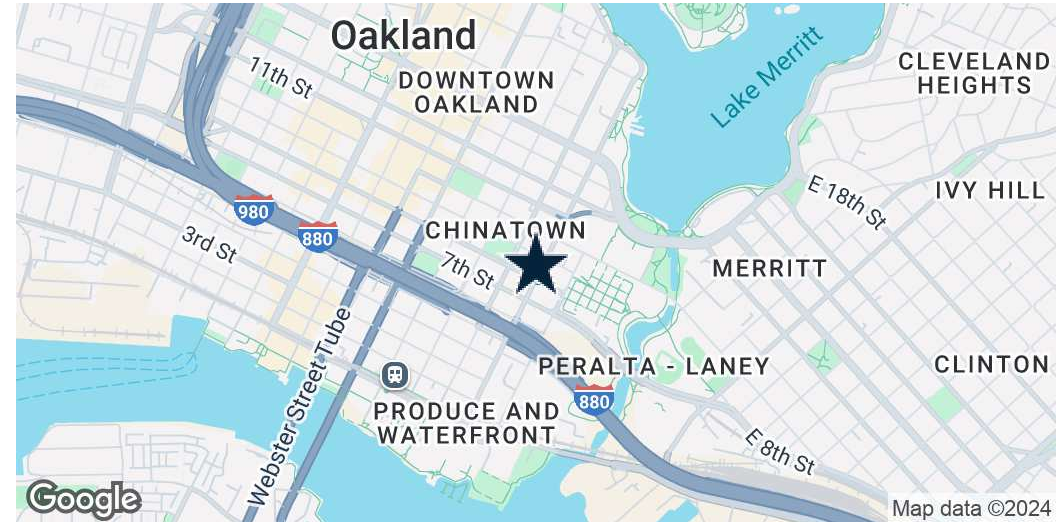
*Exclusively Listed by*

**Brad Banker**

510.763.7090 x215

[bbanker@lcbassociates.com](mailto:bbanker@lcbassociates.com)

92 7th St Oakland, CA 94607



#### OFFERING SUMMARY

Sale Price:	\$1,000,000
Building Size:	6,483 SF
Lot Size:	2,500 SF
Price / SF:	\$154.25

#### PROPERTY OVERVIEW

Historic flex building for sale in close proximity to Lake Merritt BART. Zoned D-LM4, S-13. Historically used as a church/non-profit center but check with the City of Oakland for allowed uses. 3 story building with a freight elevator.

#### PROPERTY HIGHLIGHTS

- Close Proximity to Lake Merritt BART
- Flex commercial Building
- Freight Elevator
- Prominent Corner Visibility



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**LCB**  
ASSOCIATES

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## 92 7th St Oakland, CA 94607

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	32,474	498,609	1,345,347
Average Age	40.8	37.7	38.8
Average Age (Male)	40.8	37.3	38.5
Average Age (Female)	41.4	38.8	39.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	18,428	209,450	596,531
# of Persons per HH	1.8	2.4	2.3
Average HH Income	\$89,295	\$117,830	\$135,530
Average House Value	\$423,666	\$755,878	\$853,307

2020 American Community Survey (ACS)

