



FOR LEASE

LOCATED IN DOWNTOWN LIVERMORE
±2,892 SF RETAIL/OFFICE SPACE

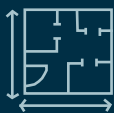
1911 SECOND STREET, LIVERMORE, CA 94550

LOCAL EXPERTISE. INTERNATIONAL REACH. WORLD CLASS.

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PROPERTY HIGHLIGHTS



±2,892 SF Retail or Office space available

- One (1) private, ADA-compliant restroom
- Two (2) private offices/rooms
- Ground-level loading access via rear roll-up door
- Corner unit



Excellent storefront visibility with large display windows



Prime downtown Livermore location, offering high visibility and accessibility



Neighboring Tenants include a diverse mix: fitness, dance, and professional offices



Strong exposure to both vehicle and pedestrian traffic



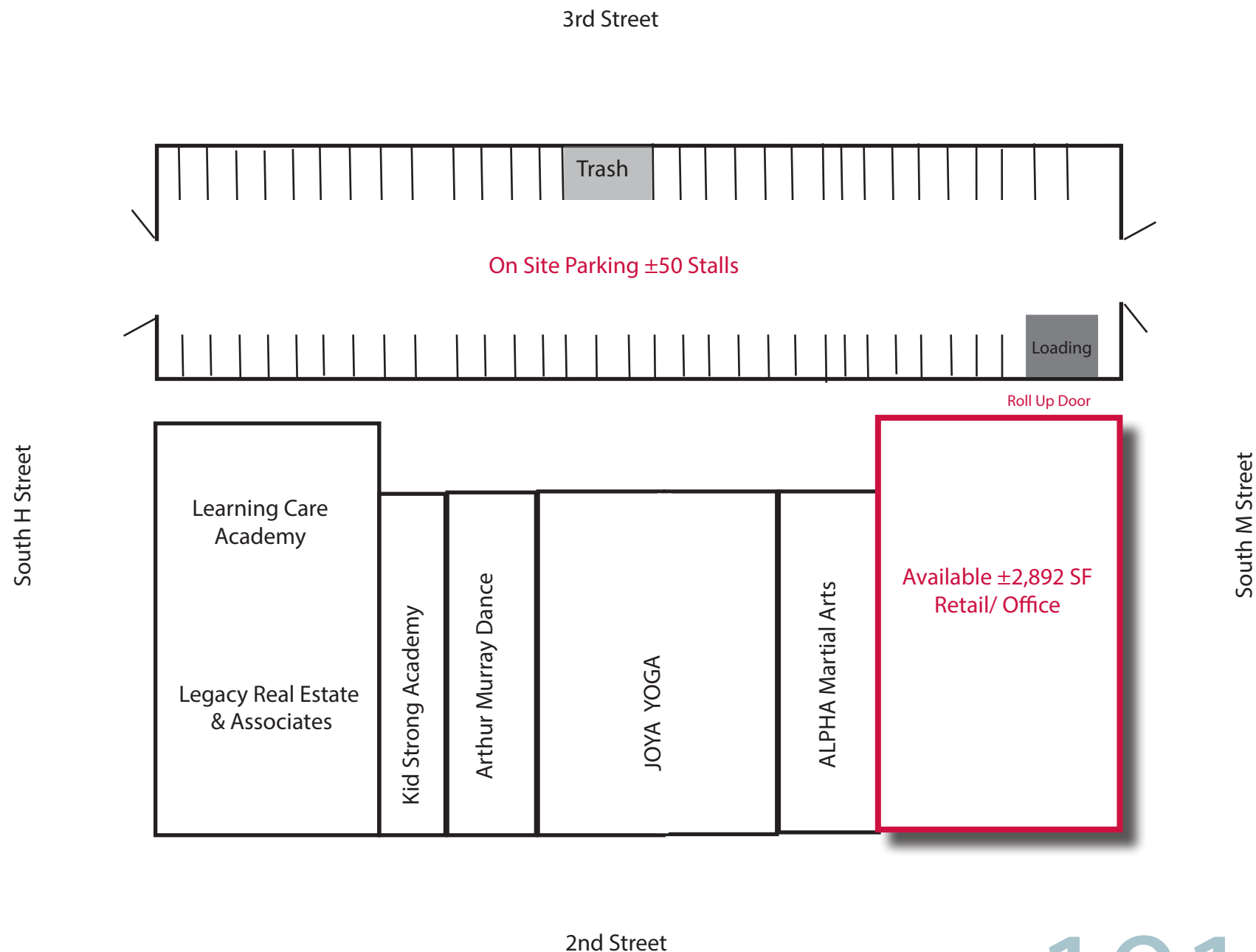
Ample shared parking lot behind the building and street parking



Contact Brokers for Pricing

1911 SECOND STREET

SITE PLAN



1911
SECOND STREET

DEMOGRAPHICS



LIVERMORE BY THE NUMBERS.

Livermore is the easternmost city in the San Francisco Bay Area, serving as both a welcoming gateway to the Central Valley and a thriving community in its own right. Known for its strong foundation in research, technology, and innovation, Livermore has established itself as a dynamic hub where progress and opportunity meet. The city is home to a highly educated and skilled workforce, drawn by world-renowned institutions such as Lawrence Livermore National Laboratory and Sandia National Laboratories, as well as leading corporate headquarters and a flourishing base of entrepreneurial ventures.

Complementing this innovation-driven economy is Livermore's vibrant downtown, which offers a charming blend of shopping, dining, and entertainment. From casual eateries to fine dining, residents and visitors can enjoy a wide variety of food and beverage options, with a boutique hotel soon joining the mix to enhance the city's hospitality offerings. The downtown is also home to three theaters—two state-of-the-art cinemas and a live performance venue—making it a cultural centerpiece for the community. With three conveniently located parking garages, downtown Livermore is designed for accessibility, walkability, and an inviting small-town atmosphere with big-city amenities.



ROBUST POPULATION

87,820



NUMBER OF HOUSEHOLDS

31,700



APPROX. AVERAGE HH INCOME

\$160,000



MEDIAN AGE

41.2



4 YEAR DEGREE OR HIGHER

52.7%



RETAIL SALES VOLUME

\$1.2 billion

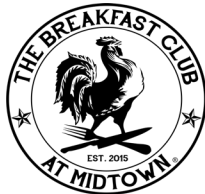
1911
SECOND STREET



1911
SECOND STREET



BANKHEAD
THEATER



SLICE HOUSE
BY TONY GEMIGNANI

PURPOSEBUILT
HOME OF THE *Trades*

Good Morning
Maxwell
CREATIVE & EVENT SPACE



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1911 SECOND STREET