



Oakley Rd

Subject Property

Live Oak Ave

For Sale

# All or Part | 8.89 Acres of Land

5181 Live Oak Ave., Oakley, CA | APN: 370-080-011-2

## Highlights



1.25 miles to freeway on/off-ramp access



\$10 PSF



Zoning:  
Light Industrial



Utilities are in the street



Contact Brokers

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Subject Property

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[Light Industrial Uses](#)

[City of Oakley Development Fees](#)

[Virtual Tour Here](#)

5181 Live Oak Ave. | Oakley, CA

# Aerial Overview



5181 Live Oak Ave. | Oakley, CA

# Aerial Overview

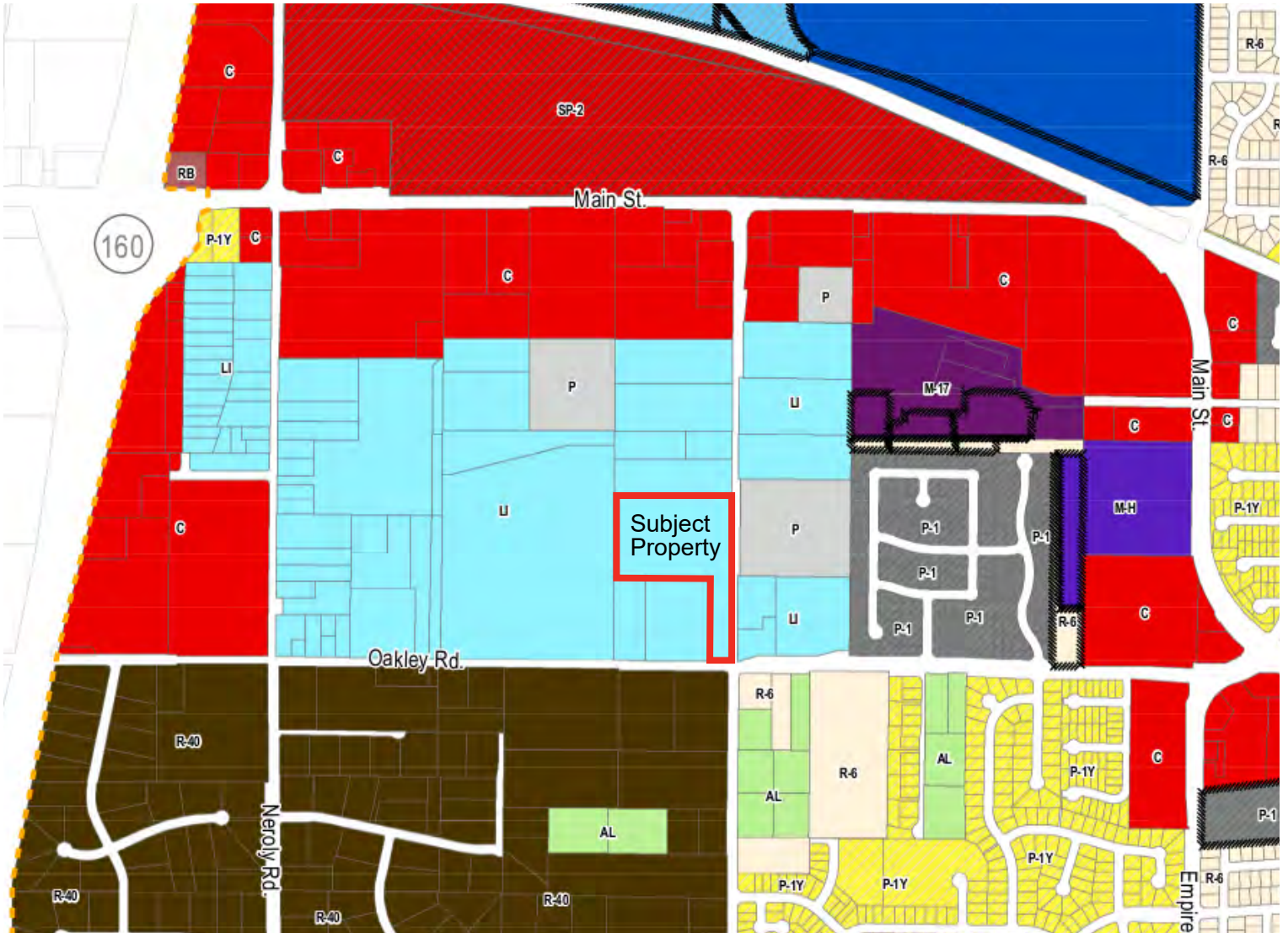


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# Aerial Map



# Zoning Map



**Residential**

- AL Limited Agriculture
- R-6 6,000 SF Min. Lot Area
- R-7 7,000 SF Min. Lot Area
- R-10 10,000 SF Min. Lot Area
- R-12 12,000 SF Min. Lot Area
- R-15 15,000 SF Min. Lot Area
- R-20 20,000 SF Min. Lot Area
- R-40 40,000 SF Min. Lot Area
- M-9 9 Unit per Acre Multi-family
- M-12 12 Unit per Acre Multi-family
- M-17 17 Unit per Acre Multi-family
- M-H Mobile Home

**Commercial**

- CD Commercial Downtown
- RB Retail Business
- C General Commercial
- BPH Business Park High
- BPL Business Park Low
- CR-A Commercial Recreation - Aquatic
- CR-NA Commercial Recreation - Non-Aquatic

**Industrial**

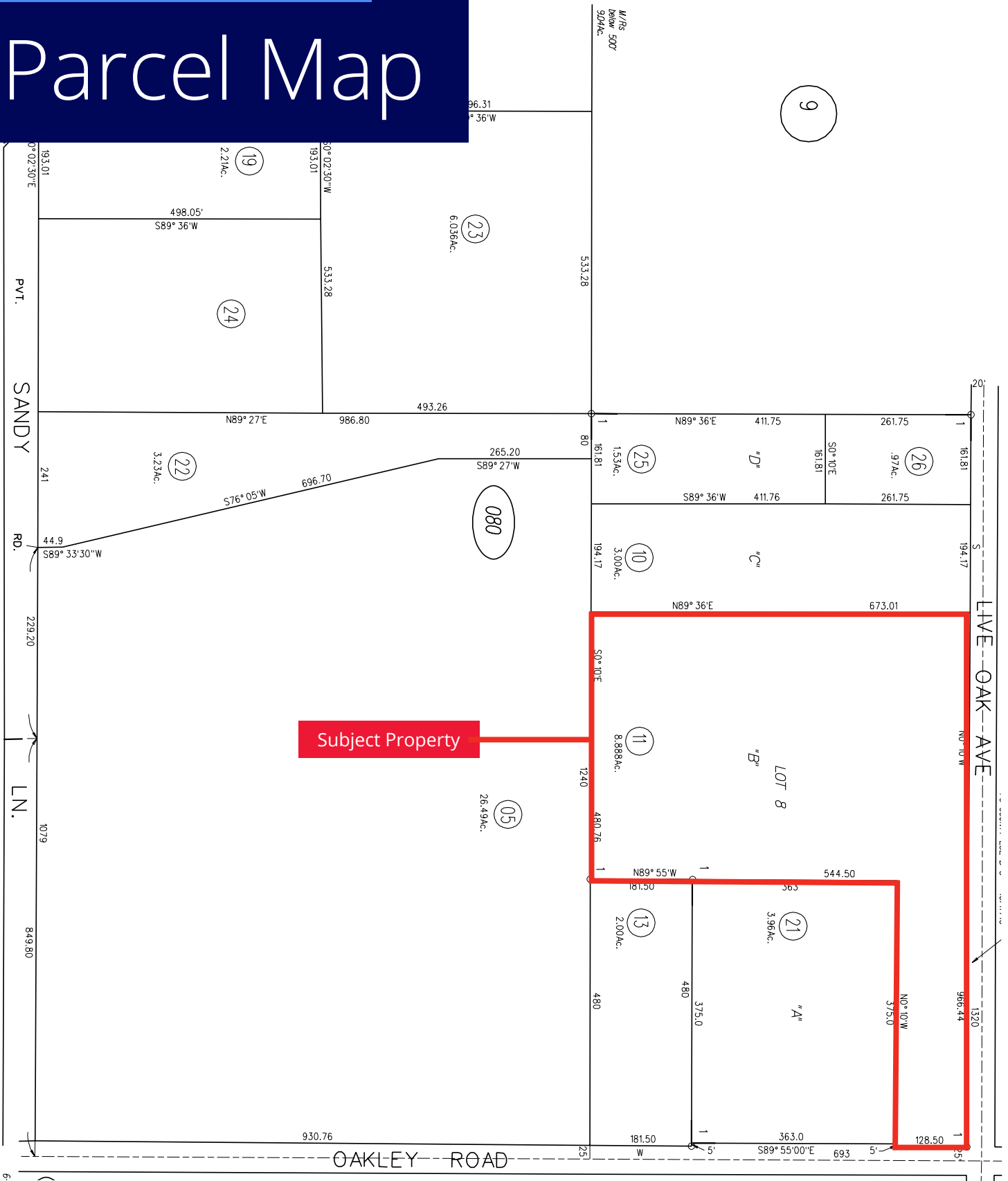
- LI Light Industrial
- UE Utility Energy
- Public and Semi-Public**
- P Public and Semi-Public
- Open Space / Recreation**
- A-4 Agricultural Preserve
- DR Delta Recreation
- PR Parks and Recreation

**Master Planned Districts**

- P-1 Planned Development
- P-1 Planned Development with Development Plan (See separate P-1 map)
- SP-4 Downtown Specific Plan
- SP-3 Pending
- SP-2 River Oaks Crossing S.P. (See separate specific plan map)
- SP-1 East Cypress Corridor S.P. (See separate specific plan map)
- Oakley City Limit (per Contra Costa Co. Data)
- Parcels that were split to match zoning map
- Areas where City Zoning shows parcels that don't yet exist



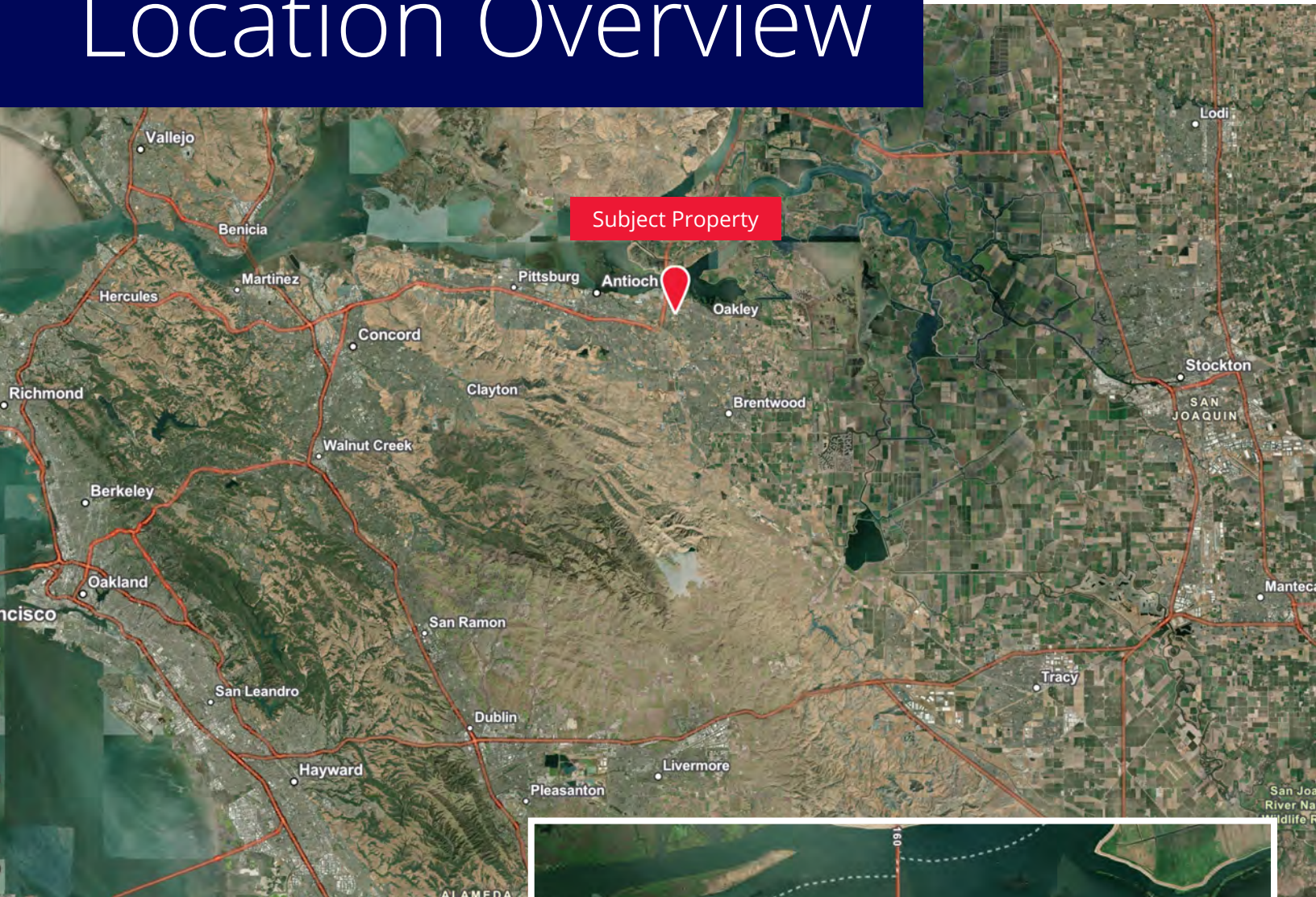
# Parcel Map



Subject Property

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# Location Overview



## Location Highlights

- ±3,197 ADT Oakley Road & Live Oak Ave.
- ±31,982 ADT Main Street & Live Oak Ave.

## Distance

- 19 miles to Concord
- 36 miles to Stockton
- 41 miles to Port of Oakland

