



VIDEO

Property Description

5263 Claremont Avenue is the perfect location for your business. It is situated in the vibrant area between the Temescal and Rockridge neighborhoods of Oakland. This 988 square foot retail/office space (Suite 4) is suitable for various business ventures, from creative spaces to professional offices. Don't miss out on the opportunity to establish your business in one of Oakland's most sought-after neighborhoods. Contact us today to schedule a tour and see how this space can be the perfect fit for your business. Make your mark at 5263 Claremont Avenue and become part of this thriving business community in Oakland!

Property Highlights

- Experience the expansive community/conference room

Monique Mitchell

Advisor
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Offering Summary

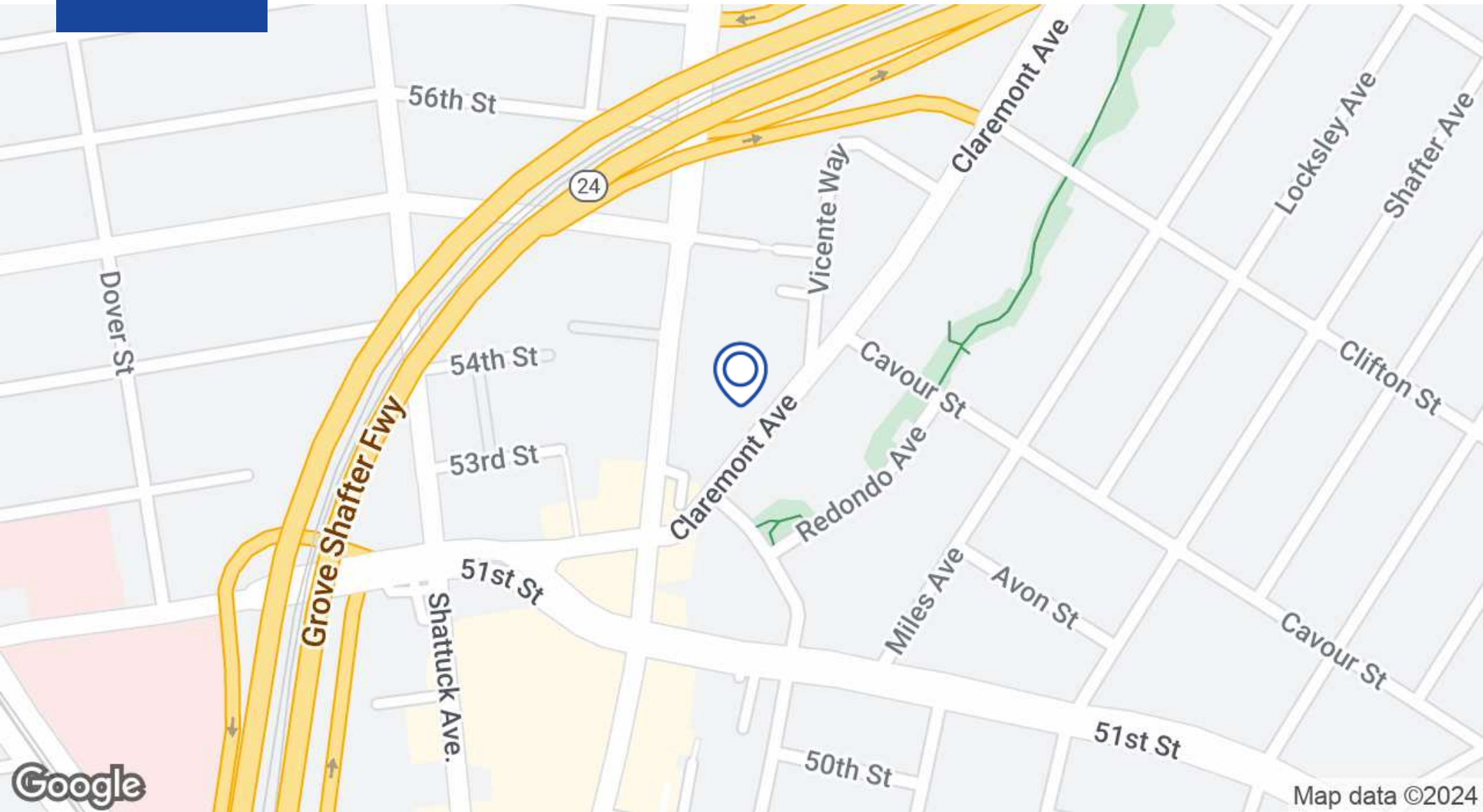
Lease Rate:	\$2.50 SF/month (NNN)
Number of Units:	1
Available SF:	988 SF
Lot Size:	5,458 SF
Building Size:	8,865 SF

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	1,565	3,975	19,235
Total Population	3,530	8,968	42,557



For Lease

5263 Claremont Ave
Oakland, CA 94618



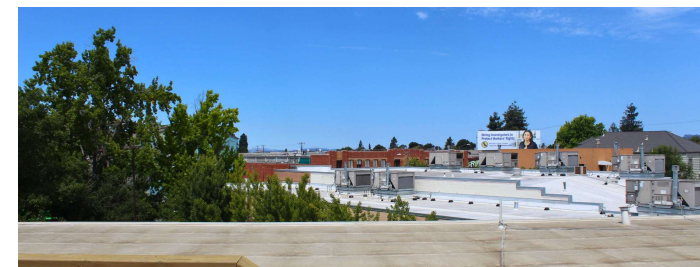
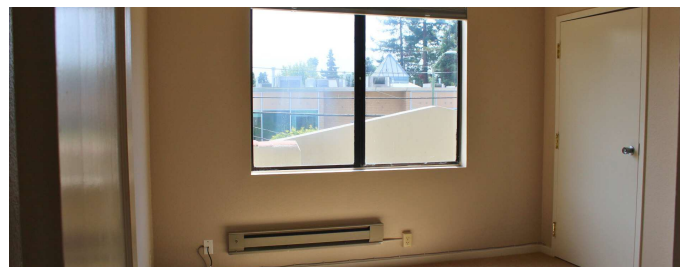
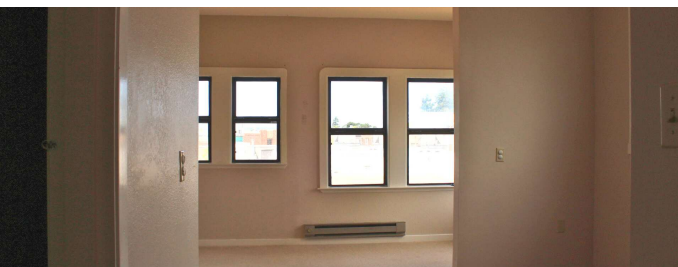
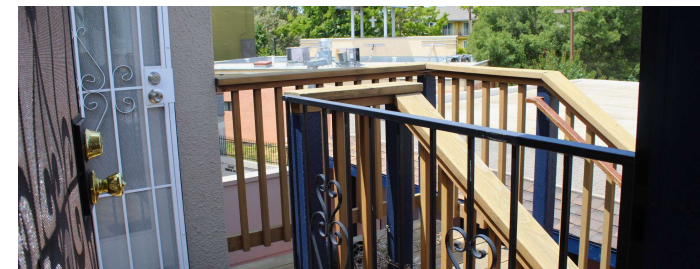
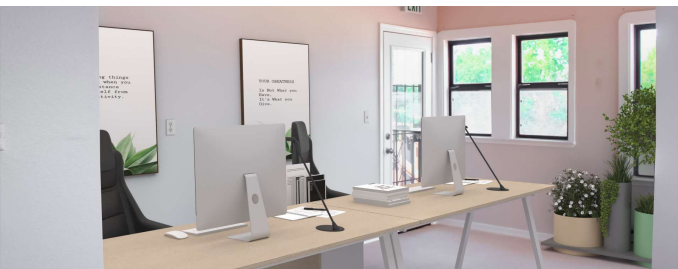
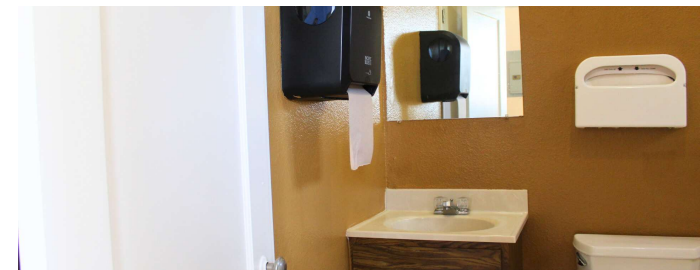
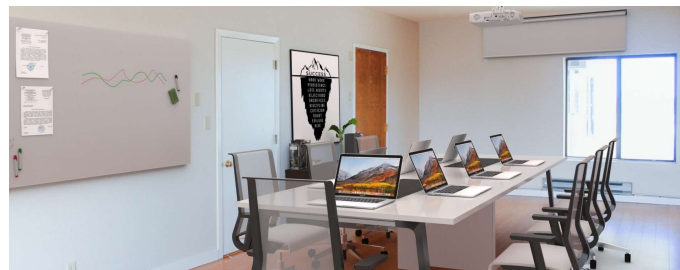
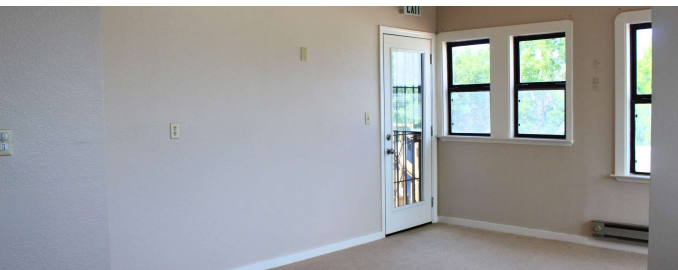
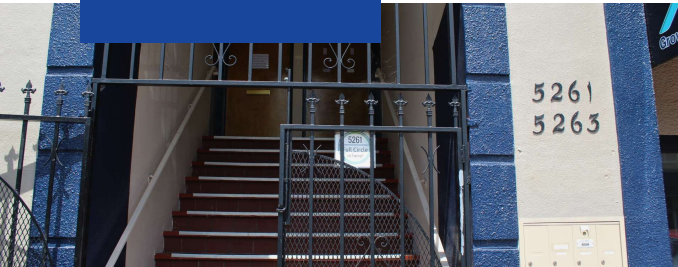
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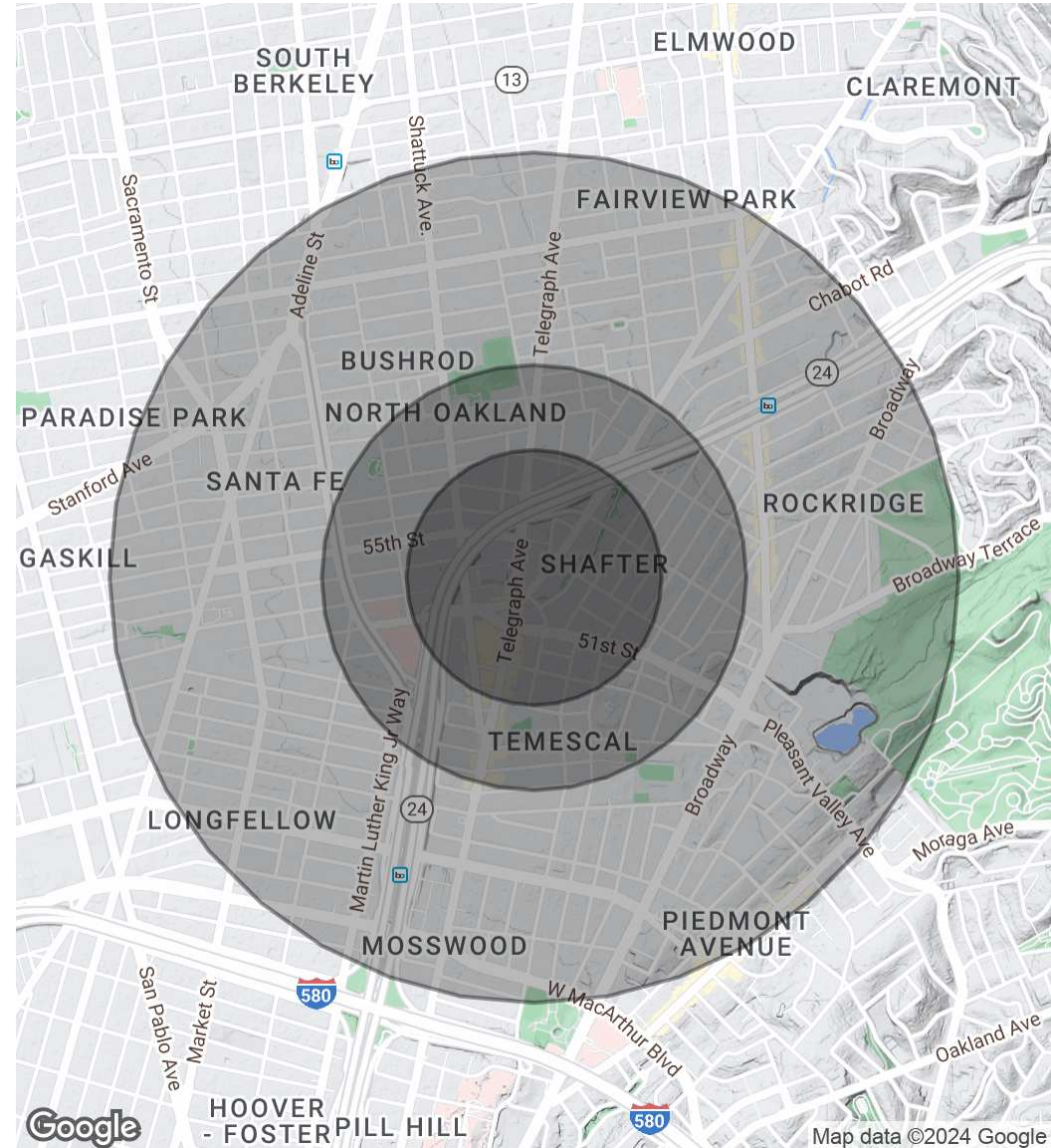
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	0.3 Miles	0.5 Miles	1 Mile
Total Population	3,530	8,968	42,557
Average Age	40	40	40
Average Age (Male)	39	39	40
Average Age (Female)	41	41	41

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	1,565	3,975	19,235
# of Persons per HH	2.3	2.3	2.2
Average HH Income	\$184,994	\$192,354	\$180,247
Average House Value	\$1,559,036	\$1,554,099	\$1,394,419

Demographics data derived from AlphaMap



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