

FOR SALE

High Identity Parcel

7576 Southfront Road, Parcel 1, Livermore, CA



FEATURES

±1.28 acre parcel for commercial use with high identity

APN 99B-8110-46

Easy freeway access from Greenville Road exit

Livermore planning reference PUD 34-92

The PUD references Scenic Corridor policies that can be accessed online at <http://www.cityoflivermore.net/civicax/filebank/documents/6094>.

*Information provided by Livermore Planning and referenced in PUD 34-92. It is the Buyer's responsibility to verify permitted uses and City of Livermore requirements.

PERMITTED USES*

Auto dealership, gas station with car wash

Restaurants, fast food with drive-thru

Hotel/Motel

Misc. repair and business services

Limited retail commercial and personal services

Bank/financial institution

CONTACT

Janice Hennessey
Vice President
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janiceh@kiddermathews.com
Lic #01464169



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NEARBY AMENITIES



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PLOT MAP



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DEMOGRAPHICS

2017 DEMOGRAPHICS			
	1 Mile Radius	3 Mile Radius	5 Mile Radius
Population			
Est. Population	4,029	27,557	60,715
Est. Median Age	35.1	38.2	38.6
Households			
Est. Households	1,066	9,530	21,905
Est. Average HH Size	3.05	2.89	2.76
Income			
Est. Median HH Income	\$149,336	\$110,225	\$100,964
Est. Average HH Income	\$166,485	\$140,726	\$131,365

