

FOR LEASE | 488 7TH STREET, OAKLAND, CA 94607

±600 SF GROUND FLOOR RETAIL OFFICE SPACE NEAR OLD OAKLAND



Celine Mui Simon

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488 7TH STREET, OAKLAND



Versatile Ground-Floor Retail or Office Space Near Old Oakland

Located at **488 7th Street**, this **±600 SF** ground-floor space offers an affordable and practical opportunity for a small business or startup seeking a manageable footprint. Recently renovated, the unit features attractive vinyl flooring, a private back area with a room divider, and a dedicated restroom—making it ideal for retail, office, or service-oriented uses.

Situated on the southern edge of Old Oakland, the space benefits from close proximity to the **12th Street/City Center BART station, Highway 880**, and several key civic institutions—including the **courthouse and police station**, just across the street. While the surrounding area is still evolving, it holds long-term promise with ongoing city investment and redevelopment nearby.

For small business owners looking for a flexible, cost-conscious location with solid infrastructure and future potential, **488 7th Street** is worth a closer look. **Functional, convenient, and ready for your vision.**



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TAPESTRY SEGMENTATION

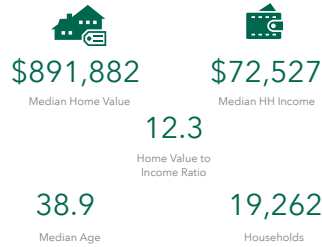
The Fabric of America's Neighborhoods

Tapestry LifeMode

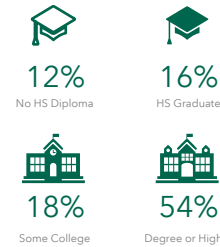
[learn more...](#)

	Households	HHs %	% US HHs	Index
Affluent Estates (L1)	0	0.00%	10.00%	0
Upscale Avenues (L2)	259	1.34%	5.55%	24
Uptown Individuals (L3)	7,174	37.24%	3.58%	967
Family Landscapes (L4)	0	0.00%	7.63%	0
GenXurban (L5)	0	0.00%	11.26%	0
Cozy Country Living (L6)	0	0.00%	12.06%	0
Sprouting Explorers (L7)	0	0.00%	7.20%	0
Middle Ground (L8)	756	3.92%	10.79%	36
Senior Styles (L9)	7,837	40.69%	5.80%	701
Rustic Outposts (L10)	0	0.00%	8.30%	0
Midtown Singles (L11)	2,899	15.05%	6.16%	244
Hometown (L12)	0	0.00%	6.01%	0
Next Wave (L13)	303	1.57%	3.78%	42
Scholars and Patriots (L14)	0	0.00%	1.61%	0

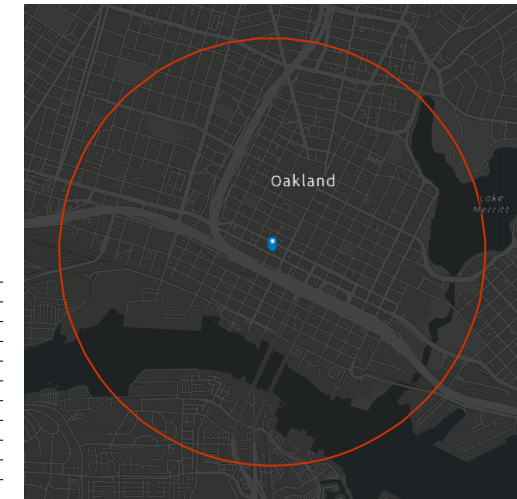
Key Facts



Education



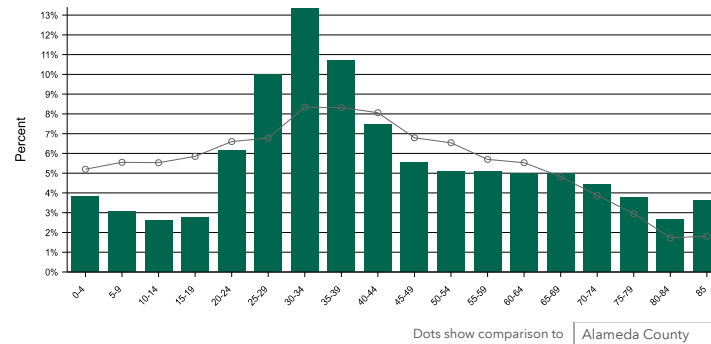
488 7th St, Oakland, California, 94607



Tapestry segments

9F	Social Security Set 7,131 households	37.0% of Households
3B	Metro Renters 4,101 households	21.3% of Households
3C	Trendsetters 3,073 households	16.0% of Households

Age Profile



2024 Households by income (Esri)

The largest group: \$200,000+ (20.9%)

The smallest group: \$25,000 - \$34,999 (5.4%)

Indicator ▲	Value	Diff
<\$15,000	19.4%	+12.5%
\$15,000 - \$24,999	10.0%	+5.9%
\$25,000 - \$34,999	5.4%	+1.7%
\$35,000 - \$49,999	5.9%	+0.6%
\$50,000 - \$74,999	9.9%	-0.7%
\$75,000 - \$99,999	7.4%	-2.6%
\$100,000 - \$149,999	11.5%	-3.5%
\$150,000 - \$199,999	9.5%	-2.4%
\$200,000+	20.9%	-11.6%

Bars show deviation from **Alameda County**

This infographic contains data provided by Esri. The vintage of the data is 2022.

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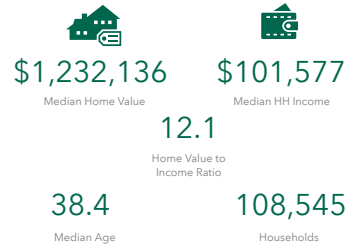
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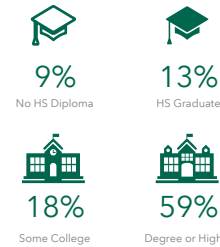
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	Households	HHs %	% US HHs	Index
Affluent Estates (L1)	3,403	3.14%	10.00%	31
Upscale Avenues (L2)	5,865	5.40%	5.55%	97
Uptown Individuals (L3)	53,882	49.64%	3.58%	1,289
Family Landscapes (L4)	0	0.00%	7.63%	0
GenXurban (L5)	537	0.49%	11.26%	4
Cozy Country Living (L6)	0	0.00%	12.06%	0
Sprouting Explorers (L7)	330	0.30%	7.20%	4
Middle Ground (L8)	10,772	9.92%	10.79%	92
Senior Styles (L9)	10,713	9.87%	5.80%	170
Rustic Outposts (L10)	0	0.00%	8.30%	0
Midtown Singles (L11)	12,737	11.73%	6.16%	190
Hometown (L12)	437	0.40%	6.01%	7
Next Wave (L13)	9,834	9.06%	3.78%	240
Scholars and Patriots (L14)	0	0.00%	1.61%	0

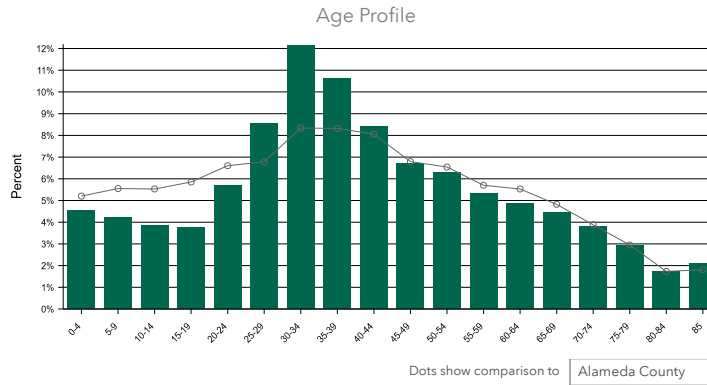
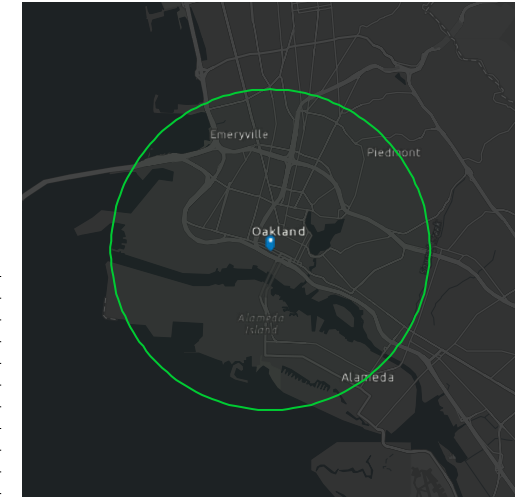
Key Facts



Education



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2024 Households by income (Esri)

The largest group: \$200,000+ (25.7%)

The smallest group: \$25,000 - \$34,999 (4.7%)

Indicator ▲	Value	Diff
<\$15,000	10.7%	+3.8%
\$15,000 - \$24,999	5.9%	+1.8%
\$25,000 - \$34,999	4.7%	+1.0%
\$35,000 - \$49,999	5.9%	+0.6%
\$50,000 - \$74,999	11.7%	+1.1%
\$75,000 - \$99,999	10.5%	+0.5%
\$100,000 - \$149,999	14.3%	-0.7%
\$150,000 - \$199,999	10.6%	-1.3%
\$200,000+	25.7%	-6.8%

Bars show deviation from **Alameda County**

Tapestry segments

3C	Trendsetters 40,736 households	37.5% of Households
3B	Metro Renters 10,748 households	9.9% of Households
9F	Social Security Set 7,642 households	7.0% of Households

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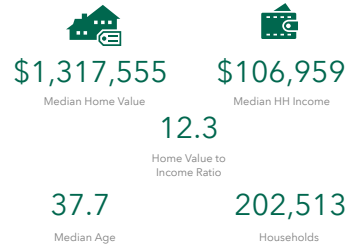
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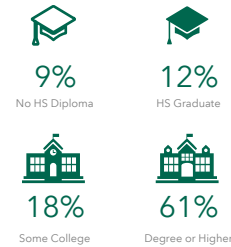
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	Households	HHs %	% US HHs	Index
Affluent Estates (L1)	12,826	6.33%	10.00%	63
Upscale Avenues (L2)	24,478	12.09%	5.55%	218
Uptown Individuals (L3)	77,739	38.39%	3.58%	997
Family Landscapes (L4)	0	0.00%	7.63%	0
GenXurban (L5)	537	0.27%	11.26%	2
Cozy Country Living (L6)	0	0.00%	12.06%	0
Sprouting Explorers (L7)	1,105	0.55%	7.20%	8
Middle Ground (L8)	25,097	12.39%	10.79%	115
Senior Styles (L9)	11,929	5.89%	5.80%	102
Rustic Outposts (L10)	0	0.00%	8.30%	0
Midtown Singles (L11)	15,416	7.61%	6.16%	124
Hometown (L12)	831	0.41%	6.01%	7
Next Wave (L13)	23,960	11.83%	3.78%	313
Scholars and Patriots (L14)	8,560	4.23%	1.61%	263

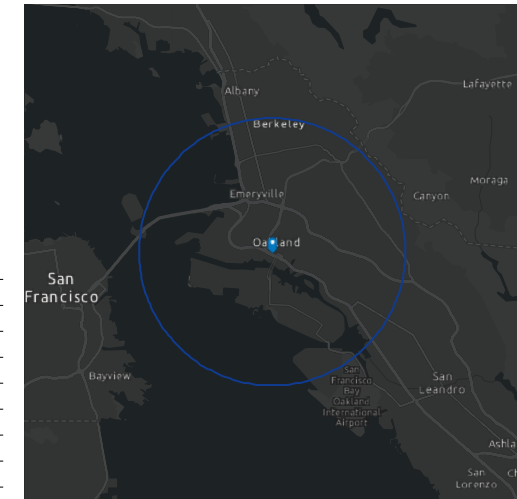
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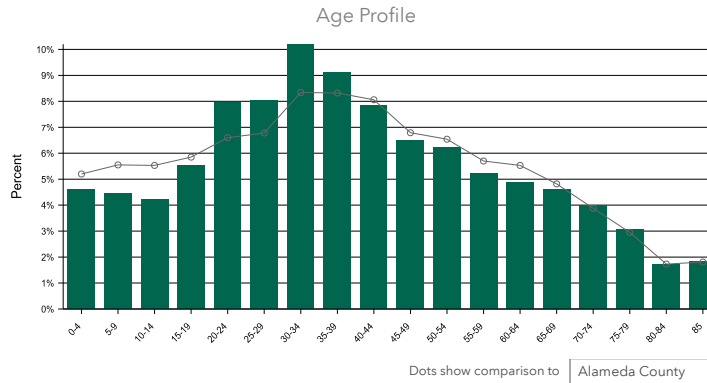


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Tapestry segments

3C	Trendsetters 58,145 households	28.7% of Households
2A	Urban Chic 19,978 households	9.9% of Households
8A	City Lights 19,921 households	9.8% of Households



2024 Households by income (Esri)
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<\$15,000	10.0%	+3.1%
\$15,000 - \$24,999	5.4%	+1.3%
\$25,000 - \$34,999	4.5%	+0.8%
\$35,000 - \$49,999	6.1%	+0.8%
\$50,000 - \$74,999	11.5%	+0.9%
\$75,000 - \$99,999	9.9%	-0.1%
\$100,000 - \$149,999	14.0%	-1.0%
\$150,000 - \$199,999	10.5%	-1.4%
\$200,000+	28.1%	-4.4%

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