

LAND FOR SALE

5945 Southfront Road Livermore, CA



Highway Visibility/I-580 @ Vasco Road Off-Ramp



±2.63 ACRES COMMERCIAL LAND FOR SALE

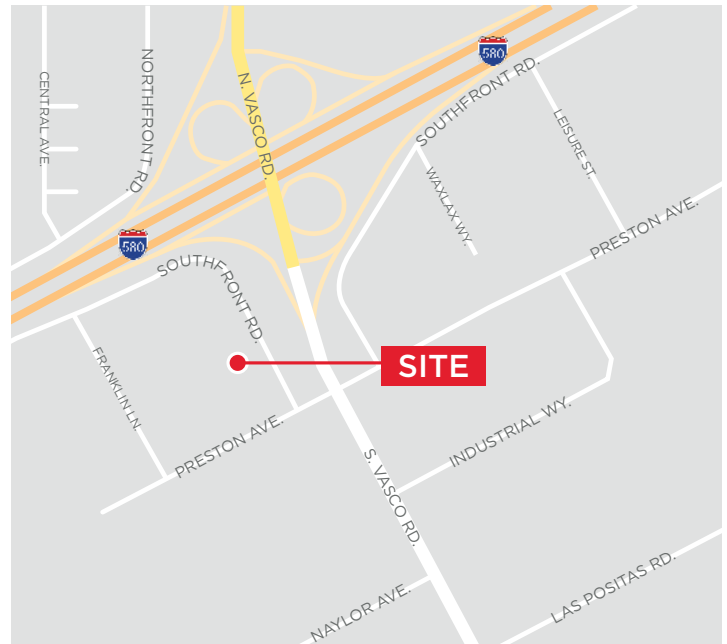
PROPERTY HIGHLIGHTS

- ±2.63 Acres
- High Traffic Count
- Great Demographics
- Interstate 580 Visibility
- I-580 @ Vasco Road Off-Ramp
- Zoned Commercial Services (CS)
- \$5,700,000.00
- APN: 099B-5900-002-09

TRAFFIC COUNTS

Highway 580 at Vasco Road: 162,100 ADT

Vasco Road: 33,918 ADT



For more information, please contact:

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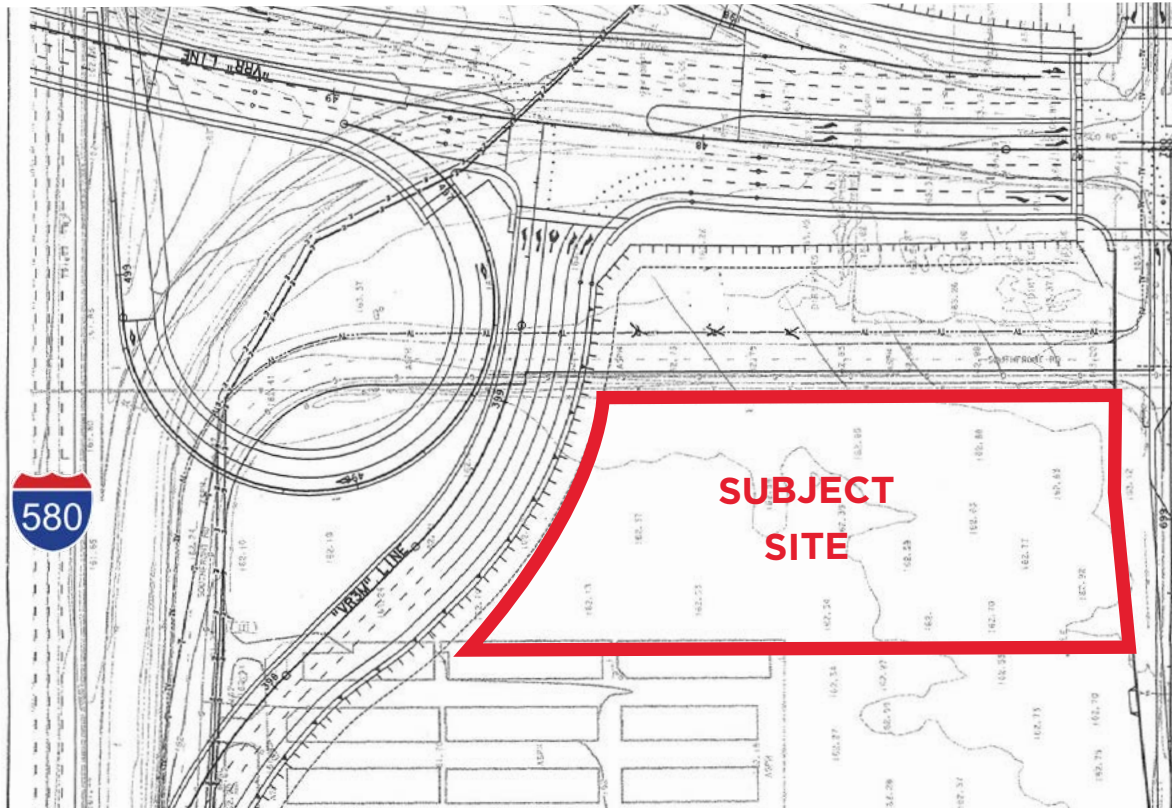
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PROPOSED I-580 EXIT RAMP



DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population			
2025 Total	9,841	44,003	84,455
2025 Daytime	12,339	58,199	98,190
2025 Household Income			
Median	\$144,431	\$154,889	\$157,859
Average	\$187,552	\$199,437	\$203,728
2025 Median Home Value			
	\$1,034,862	\$1,095,975	\$1,087,719

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