

**DYNAMIC CORNER RETAIL AVAILABLE WITH ON-SITE PARKING!
1760 OCEAN AVENUE, SAN FRANCISCO, CA 94112 | INGLESIDE**

AVAILABLE FOR LEASE!



**BLATTEIS
REALTY CO**
INCORPORATED | EST. 1922

®

GARY WARD
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DAVID BLATTEIS
415.321.7488
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DRE #00418305

1760 OCEAN AVE/DORADO TERRACE
PREMISES SIZE: ±15,150 SQUARE FEET
PARKING GARAGE: 52 INDOOR SPACES
(25 EXCLUSIVE SPACES)

Available For Lease.

An ideal location for grocery, pharmacy, hardware, general merchandise, specialty, clothing, discount, personal health and other commercial uses.

- Open Floor Plan
- MUNI K-Line Lightrail Stop in Front
- WALK SCORE® 92 (Walker's Paradise)
- TRANSIT SCORE® 72 (Excellent Transit)
- Nearby attractions include Whole Foods, Walgreens, City College, 24 Hour Fitness, Philz Coffee, Ocean Cyclery, Sherwin Williams, That's Amore, and Benjamin Moore in this Vibrant Neighborhood.

PLEASE CALL FOR PRICE



CELEBRATING
100 Years

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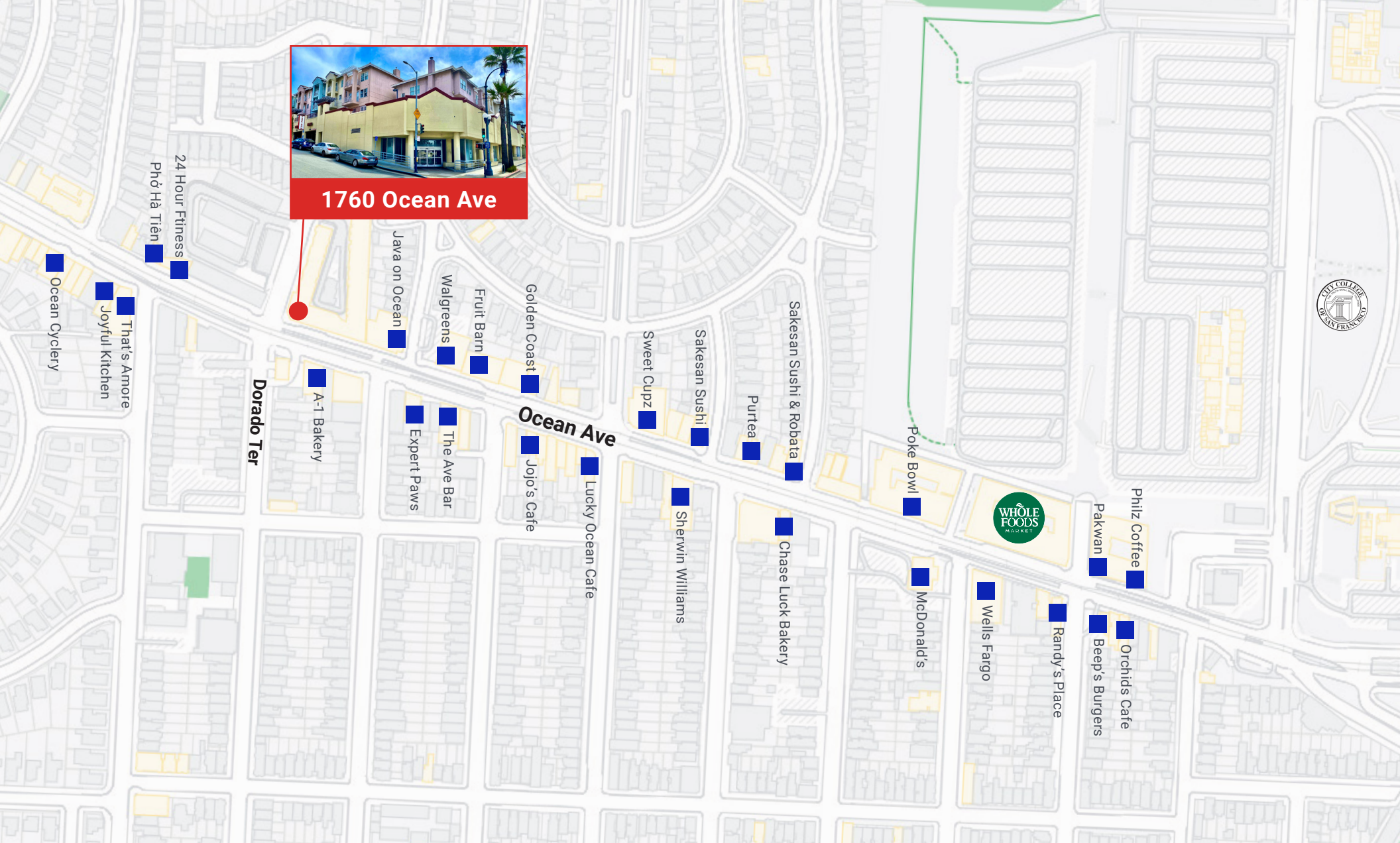
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NEARBY ATTRACTIONS



WHOLE FOODS



24 HOUR FITNESS



CITY COLLEGE



WALGREENS



THAT'S AMORE



PHILZ COFFEE



SHERWIN WILLIAMS



OCEAN CYCLERY



BENJAMIN MOORE



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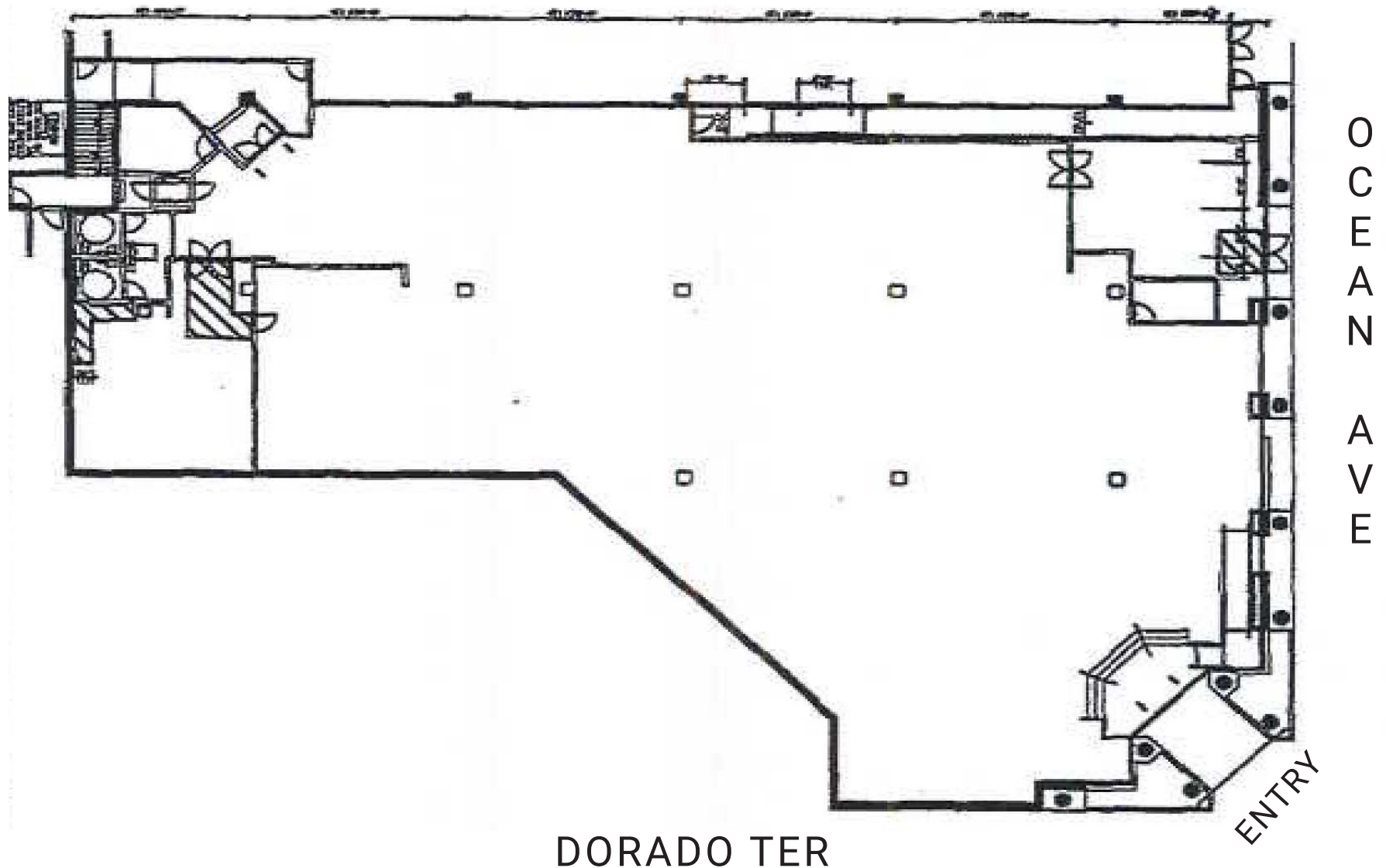
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FLOORPLAN



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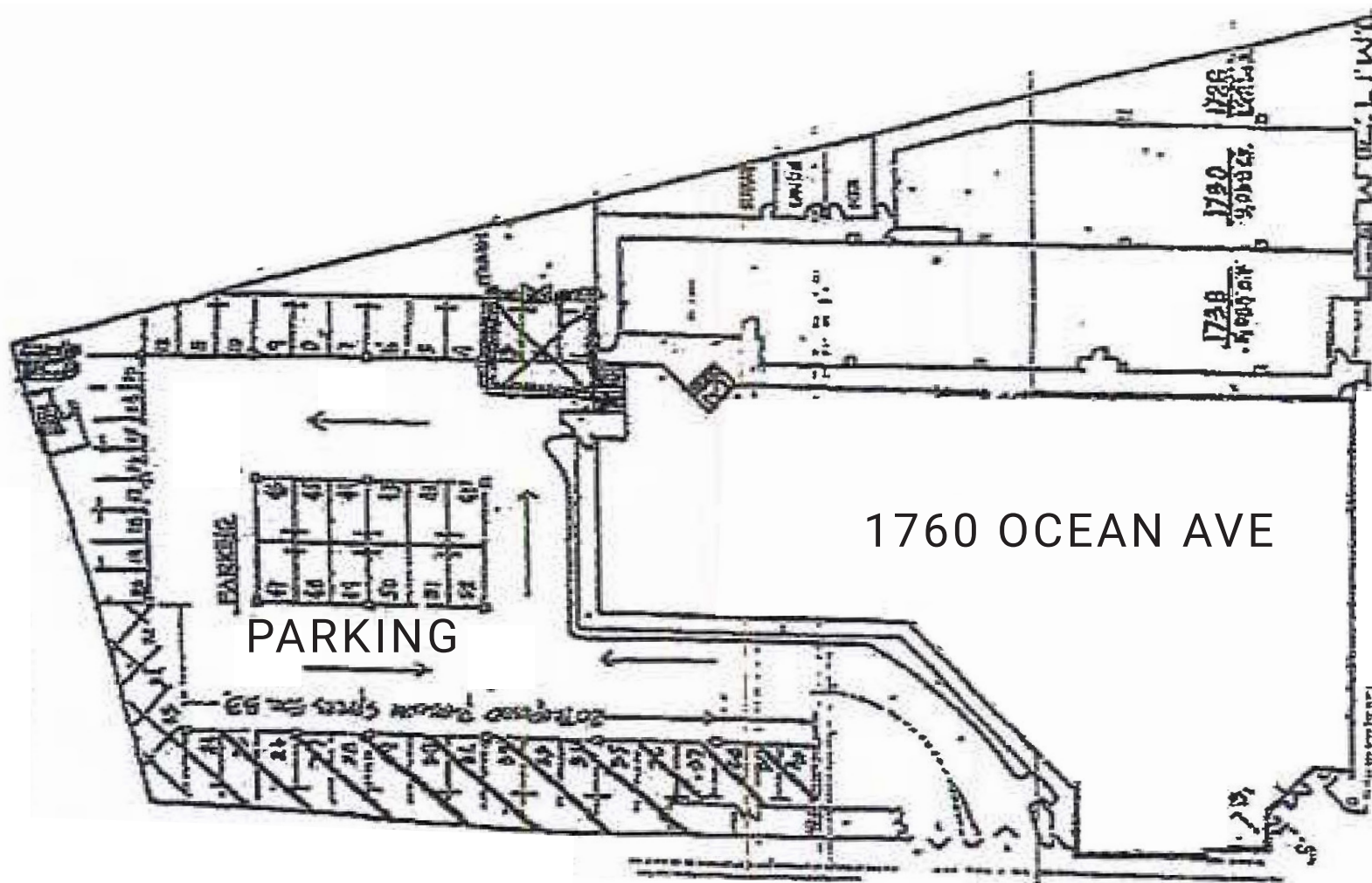
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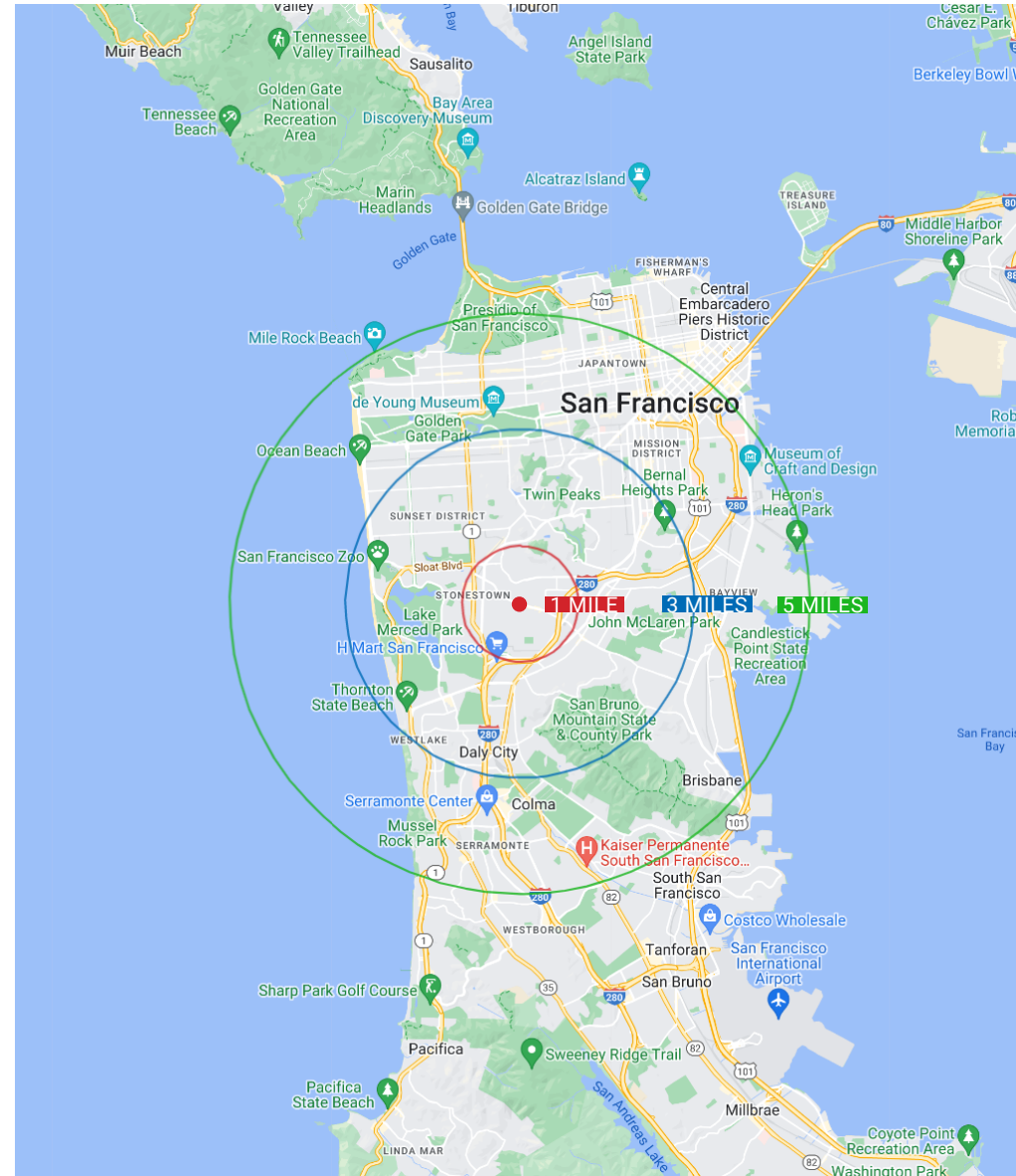
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DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2024 Total Population	46,760	361,878	808,144
2029 Population	42,067	333,138	748,771
Pop Growth 2024-2029	-10.04%	-7.94%	-7.35%
Average Age	44	43	42
2024 Total Households	14,590	127,840	314,365
HH Growth 2022-2027	10.50%	8.28%	7.76%
Median Household Inc	\$124,460	\$127,478	\$120,476
Avg Household Size	3.00	2.70	2.40
2022 Avg HH Vehicles	2.00	2.00	1.00
Median Home Value	\$1,088,280	\$1,092,436	\$1,085,902
Median Year Built	1948	1949	1951

Source: Loopnet



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