



255 North Market Street
San Jose, CA

OFFICE AVAILABLE FOR LEASE: 784 – 6,570 SF



RALPH LONGO
408-529-1362
DRE #01202211
RLONGO@GLOBALCOMMERCIALPROP.COM

BEN SMITH
650-521-3474
DRE #02029926
BSMITH@GLOBALCOMMERCIALPROP.COM

WILL LONGO
408-529-8110
DRE #02126991
WLONGO@GLOBALCOMMERCIALPROP.COM



Property Highlights:

- Beautiful Brick & Timber
- Quiet Atrium Building
- Multiple Suites Available
- 2 Blocks to San Pedro Square
- Exterior Signage Potential
- Excellent Freeway Access
- As low as \$1.75 PSF

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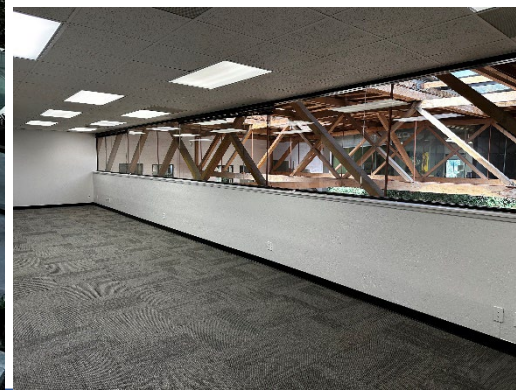
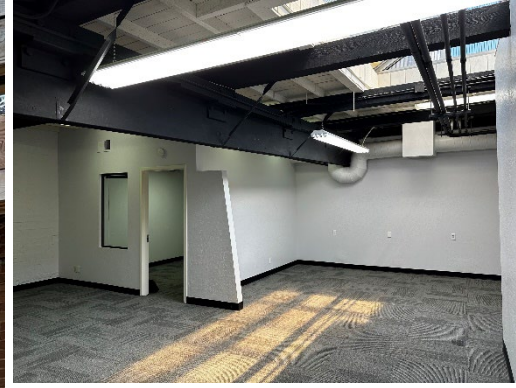
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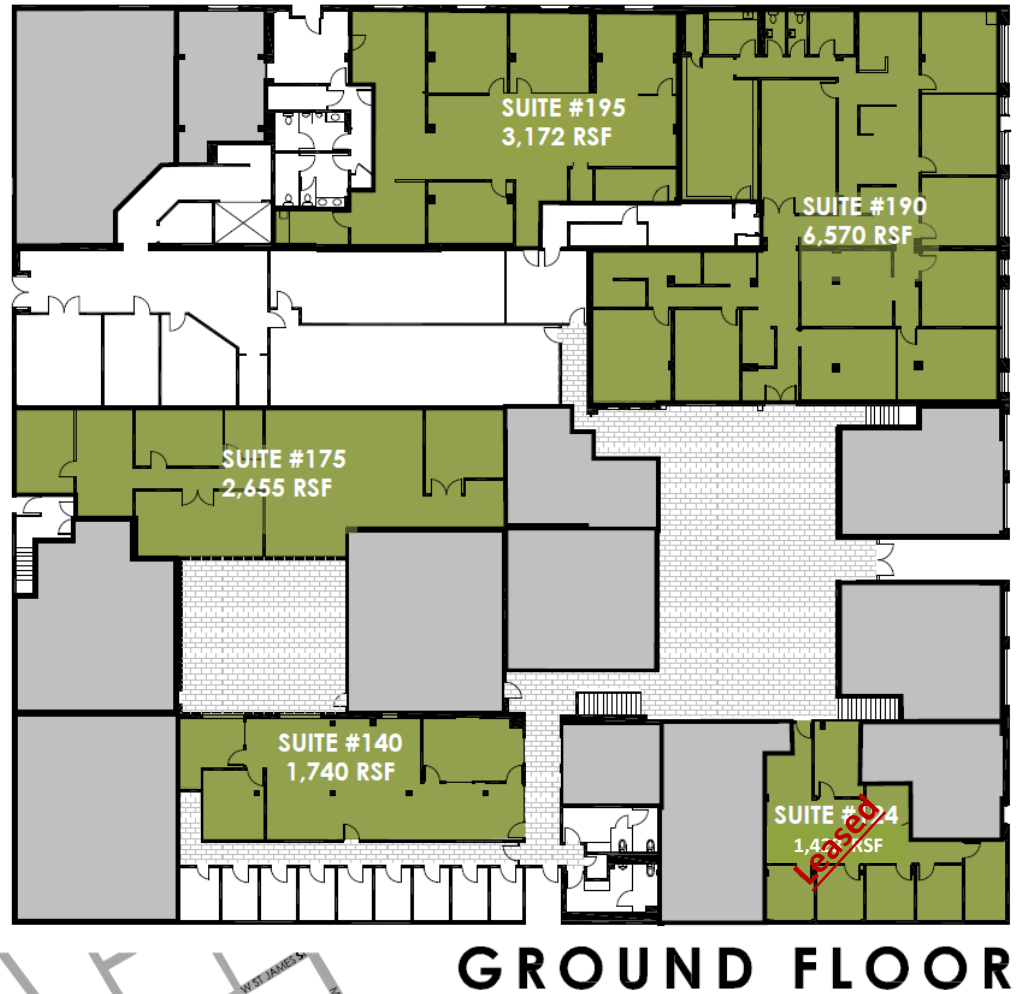
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Suite 140: 1,740 SF
Suite 175: 2,655 SF
Suite 190: 6,570 SF
Suite 195: 3,172 SF

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Suite 200: 3,401 SF
Suite 250: 784 SF
Suite 220: 5,136 SF
Suite 290: 2,798 SF

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SF	Suite #	Description
784	250	Large Open Office
1,740	140	2 privates, 1 conference, open office, rear atrium view.
2,655	175	Exterior entrance, 4 privates, 1 conference, 1 board room, open office.
2,798	290	8 privates, additional upstairs mezzanine.
3,172	195	Exterior entrance, 4 privates, open office, break room.
3,401	200	9 offices, kitchenette.
6,570	190	7 private offices, 4 partition open ceiling work areas, open office.
5,136	220	7 offices, 2 conference rooms.

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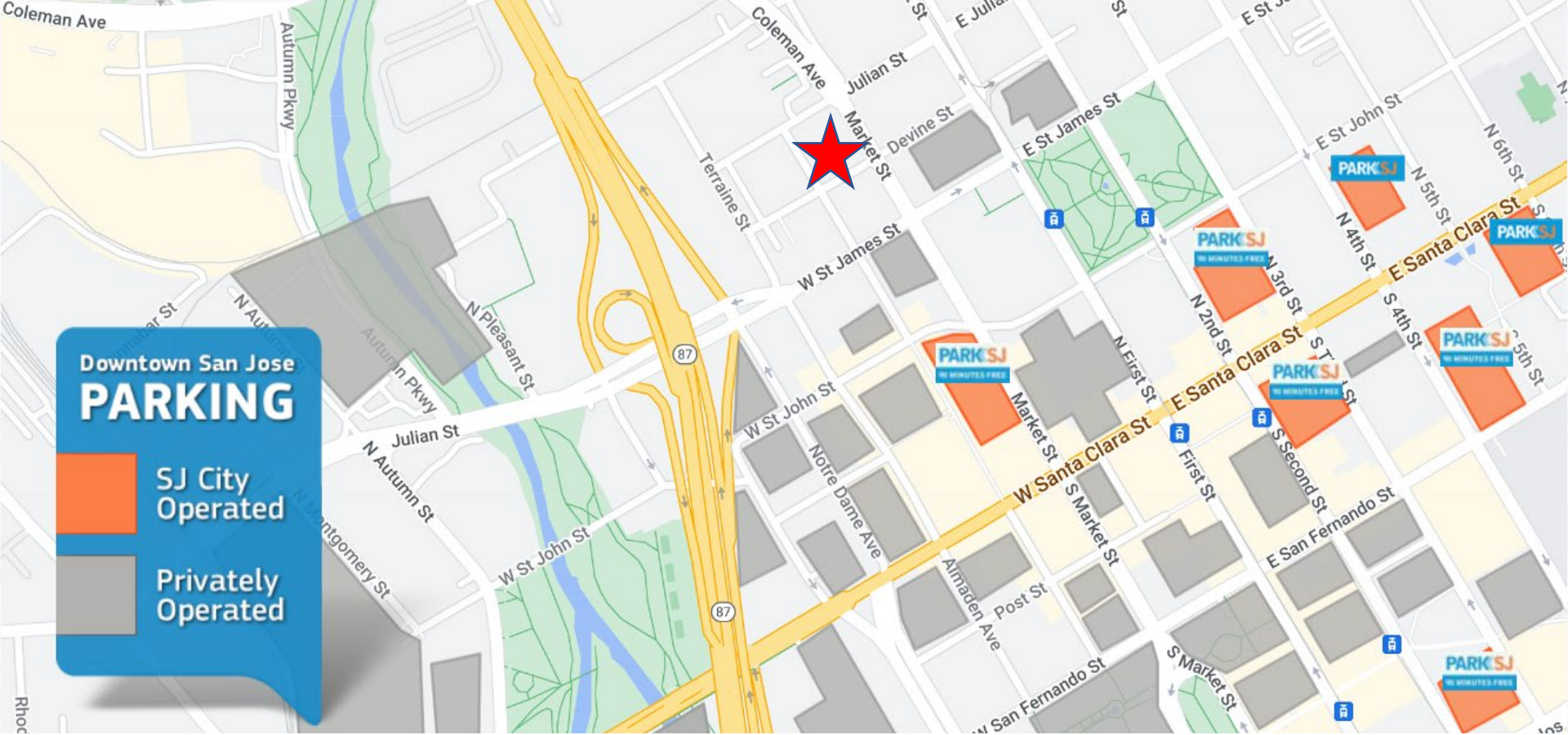
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Monthly Rate

\$100 at Third Street, Fourth Street and Second & San Carlos garages.

\$125 at Market & San Pedro Square Garage.

For details on rates, availability, call the City's parking operator at (408) 794-1090, or email sanjose@spplus.com. A Discounted Downtown Employee Parking Permit is available to employees working downtown earning less than 30 percent over the current minimum wage.

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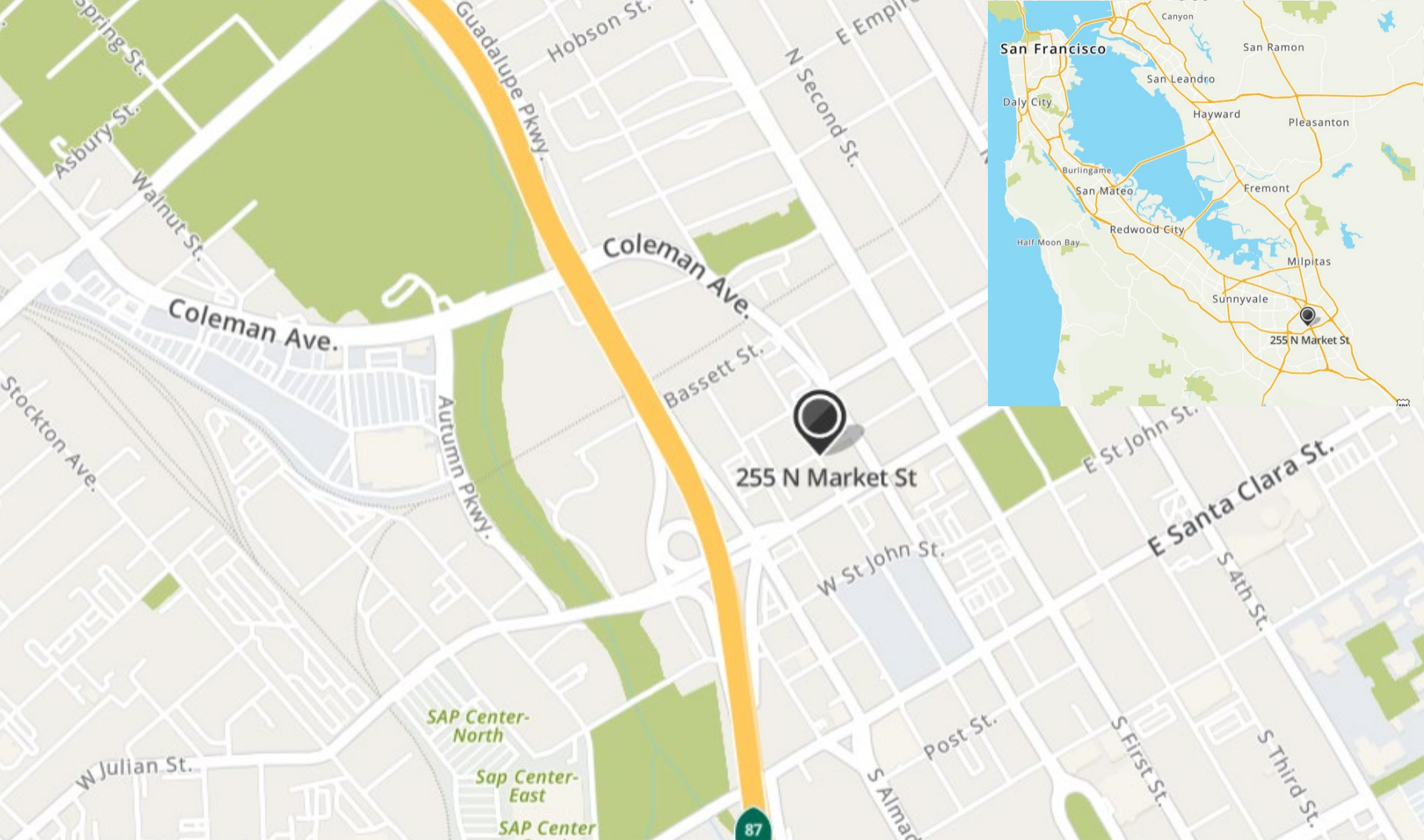
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Property will be shown by appointment only.



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