

# FOR LEASE: THREE RETAIL STOREFRONTS

## 1,300± SF TO 3,200± SF

423, 425, & 447 S Bascom Ave, San Jose, CA



**UNIT 447**  
**1,700± SF**



**UNIT 425**  
**1,900± SF**

**END-CAP**  
**UNIT 423**  
**1,300± SF**

**COMBINED**  
**3,200± SF**

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# PROPERTY OVERVIEW

- Three Available Storefront Units for Lease
  - End-Cap Unit 423: 1,300± SF - Combined with Unit 425: 3,200± SF
  - Unit 425: 1,900± SF - Combined with Unit 423: 3,200± SF
  - Unit 447: 1,700± SF
- Asking Rent \$2.50 PSF, Plus NNN Charges
- Store Front Located in the Burbank Area
- Prominent Storefront Signage
- Parking Available at the Rear, Middle, and Side of Building
- Highly Visible Location with Heavy Vehicle Travel
- Easy Access to W San Carlos Street/Stevens Creek, I-880, and I-280

## UNIT 447: 1,700± SF



## UNIT 425: 1,900± SF



## UNIT 423: 1,300± SF





## END-CAP UNIT 423: 1,300± SF





# UNIT 425: 1,900± SF





# COMBINED UNIT 423 and 425: 3,200± SF





# UNIT 447: 1,700± SF



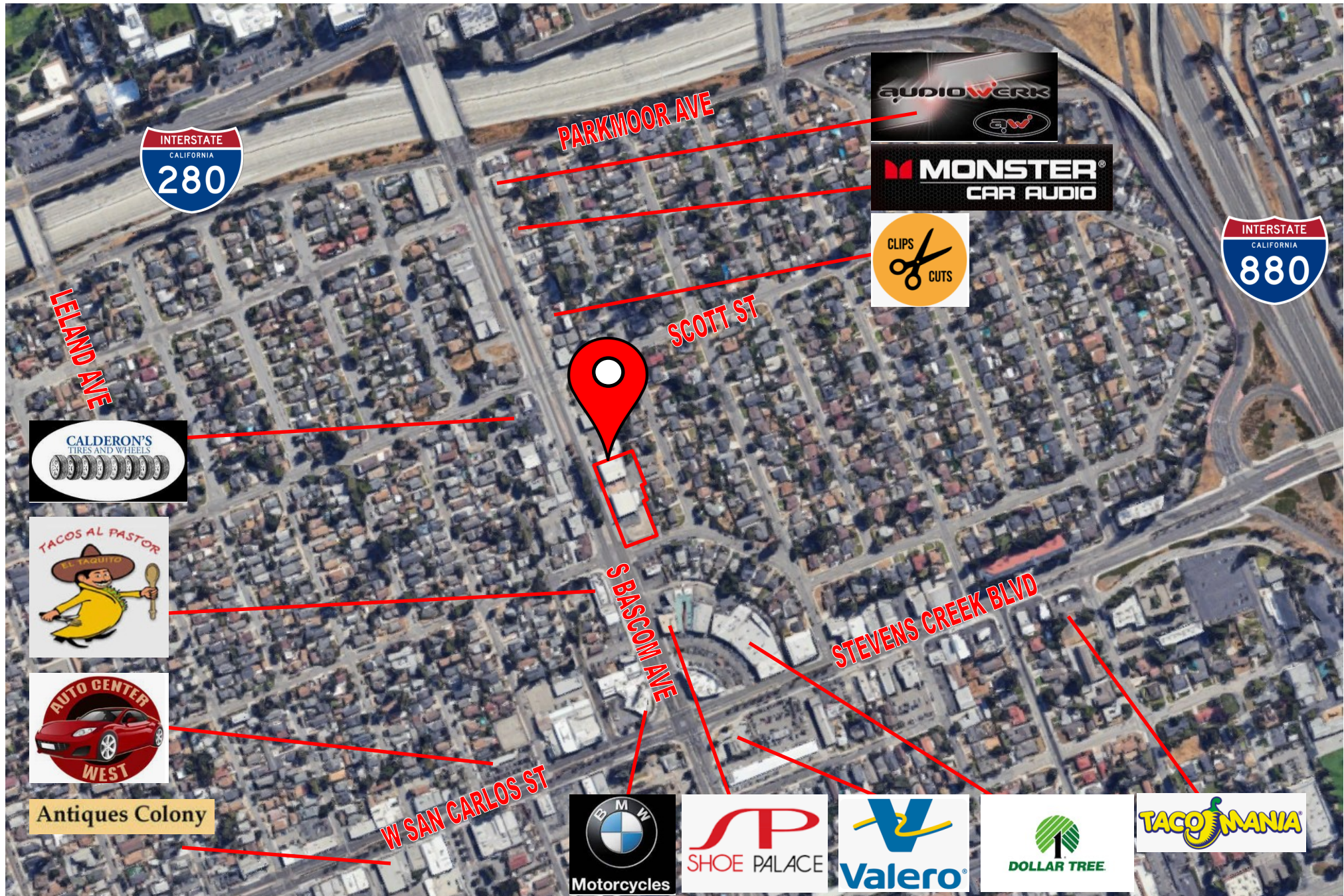


# PROPERTY AERIAL





# LOCATION MAP





2024 SUMMARY	1-MILE	3-MILE	5-MILE
Population	26,935	256,441	617,295
Households	10,393	100,981	225,386
Average Household Income	\$179,830	\$183,704	\$196,888
Owner Occupied Housing Units	3,829	37,678	100,342
Renter Occupied Housing Units	6,564	63,303	125,044
Median Age	38.1	37	37.6
Median Household Income	\$128,435	\$132,010	\$144,154



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