

Multi-Tenant Industrial/Flex/R&D/Office | For Lease

CBRE

Charter Business Park

San Jose, CA 95136
www.cbre.com/siliconvalley

±1,296 SF - ±3,895 SF





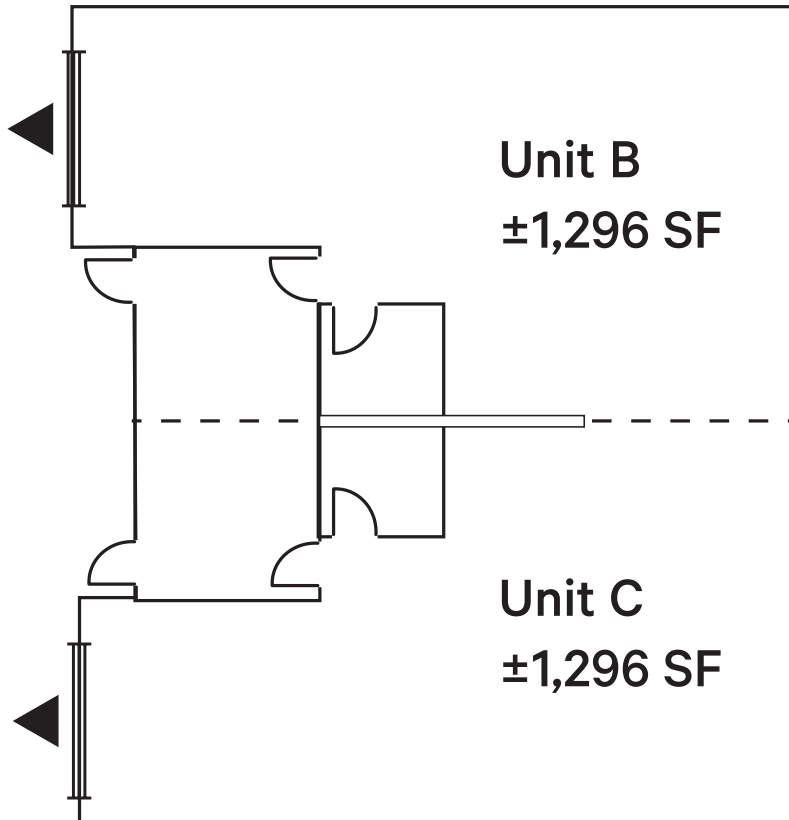
Property Features

- + Mixed-use development: R&D, Industrial, Office and some Retail
- + Strategic location with proximity to Highways 87, 101 and 85
- + 0.5 Miles to Caltrain Capitol Station, 1 mile from Capitol Expressway Light Rail Station
- + Located in the highly desirable Charter Business Park across the street from Communication Hill

Current Availability

3710 Charter Park Dr, Units B & C	2 Roll Up Doors, 2 Offices, 2 Restrooms	±2,592 SF
3680 Charter park Dr, Unit D	1 Office, 1 Bathroom, Balance Warehouse	±1,296 SF
252 Hillsdale Ave	10% Office, 90% Warehouse, 1 Roll Up Door	±1,440 SF
3641 Charter Park Dr, Unit C	15% Office, 85% Warehouse	±3,751 SF
3641 Charter Park Dr, Unit D	2 Offices, Breakroom, Balance Warehouse	±3,895 SF
3830 Charter Park Dr, Unit F	35% Office, 65% Warehouse	±1,668 SF
3750 Charter Park Dr, Unit F	Office Buildout with Shower	±1,668 SF
3851 Charter Park Dr, Unit L	1 Roll Up Door, 1 Bathroom, 1 Office	±1,397 SF
3850 Charter PArk Dr, Unit D	85% Office & Showroom, 15% Warehouse	±2,768 SF

3710 Charter Park Dr
UNITS B & C
±2,592 SF

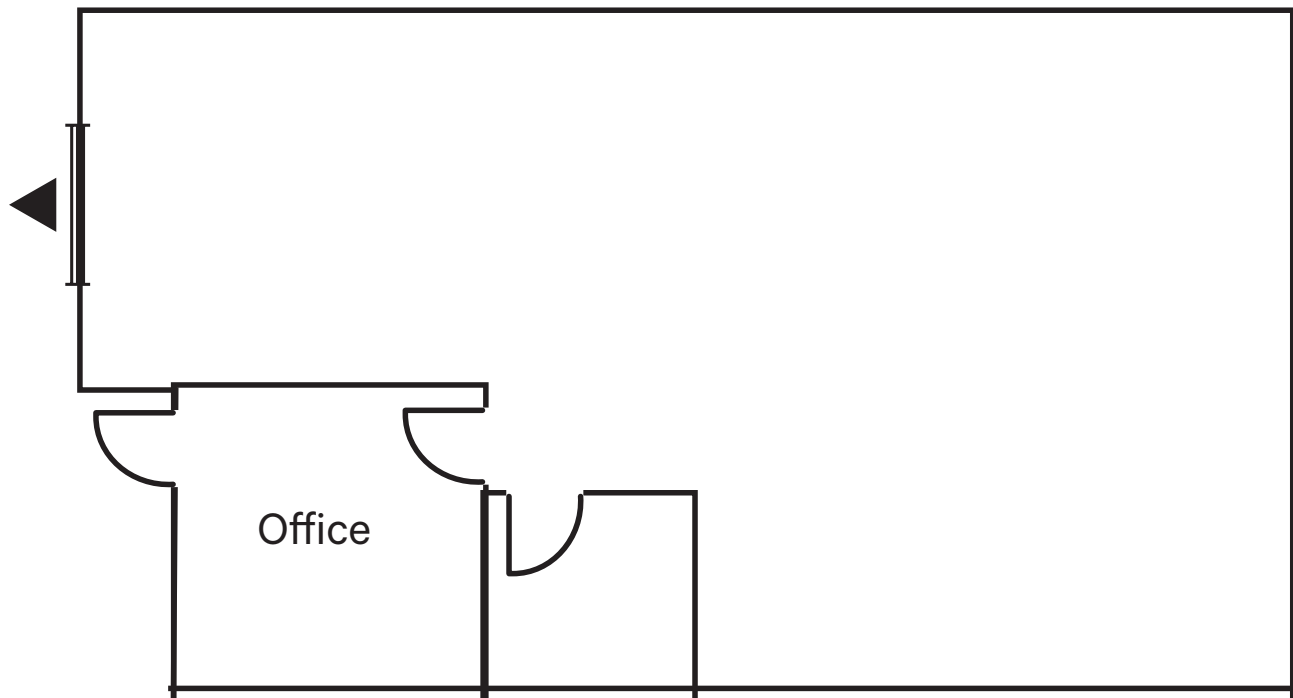


- + Sprinklered
- + 85% Warehouse
- + 15% Office
- + 2 Roll Up Doors
- + 2 Offices
- + 2 Restrooms
- + Market Ready
- + Available February 1, 2026

3680 Charter Park Dr

UNITS D

±1,296 SF

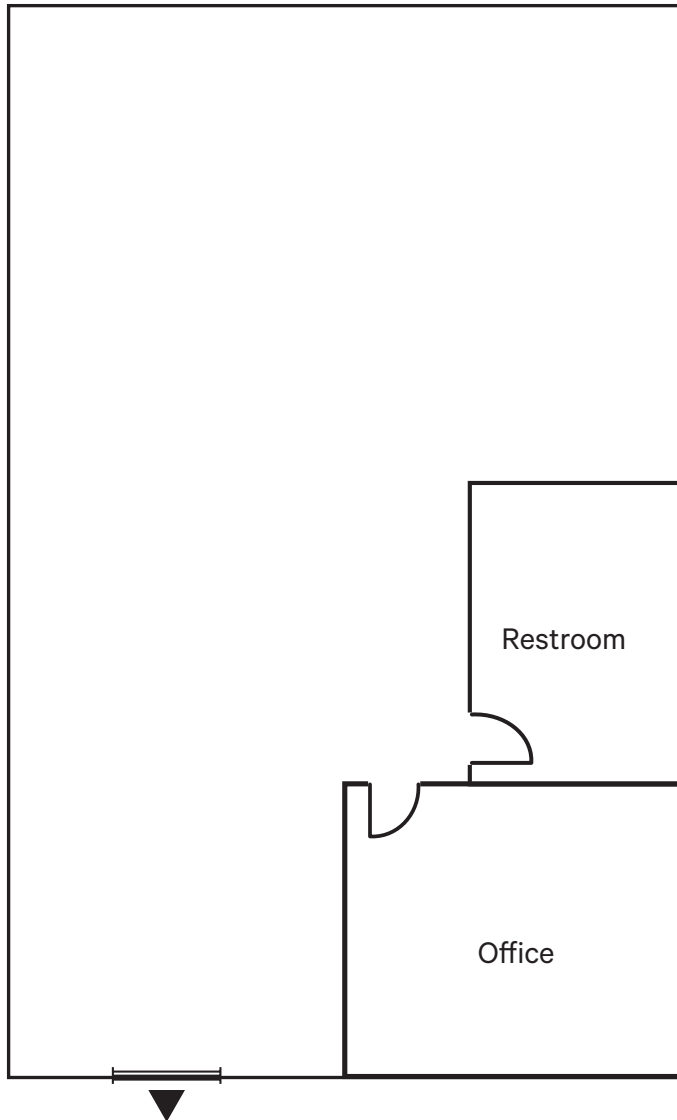


- + 1 10'X10' Roll Up Door
- + 1 Office
- + 1 Bathroom
- + Balance Warehouse
- + Sprinklered
- + Insulated Warehouse
- + Market Ready Improvements completed

252 Hillsdale Ave.

UNIT C

±1,440 SF



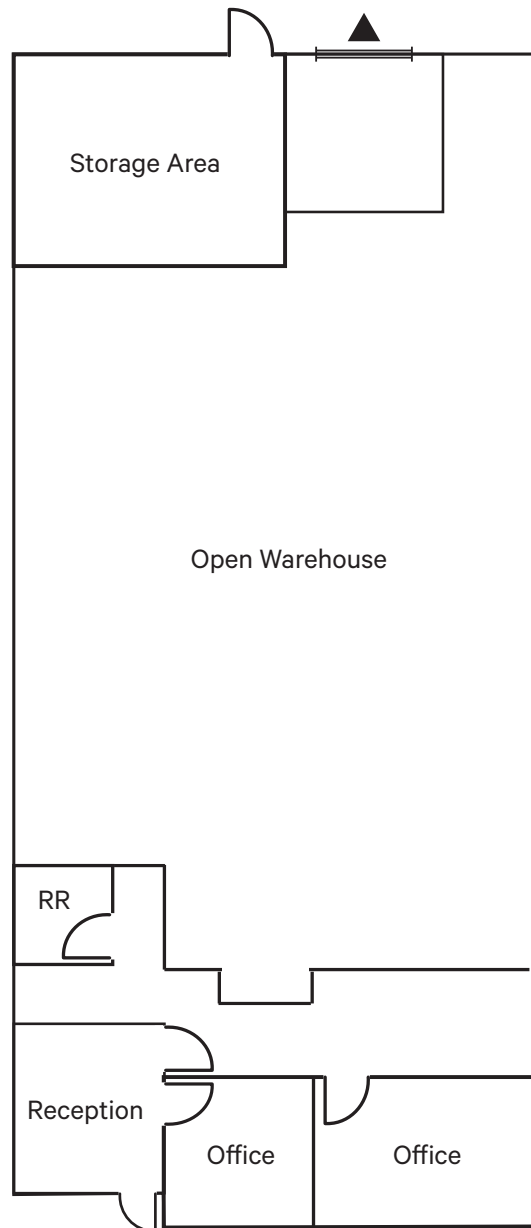
- + 10'X10' Roll Up Door
- + 1 Office
- + Bathroom
- + Warehouse
- + Insulated Warehouse
- + Automatic Roll Up Door
- + Fenced Parking

3641 Charter Park Dr.

UNIT C

±3,751 SF

Can be Combined with Unit D (±3,895 SF) for a total of ±7,646 SF

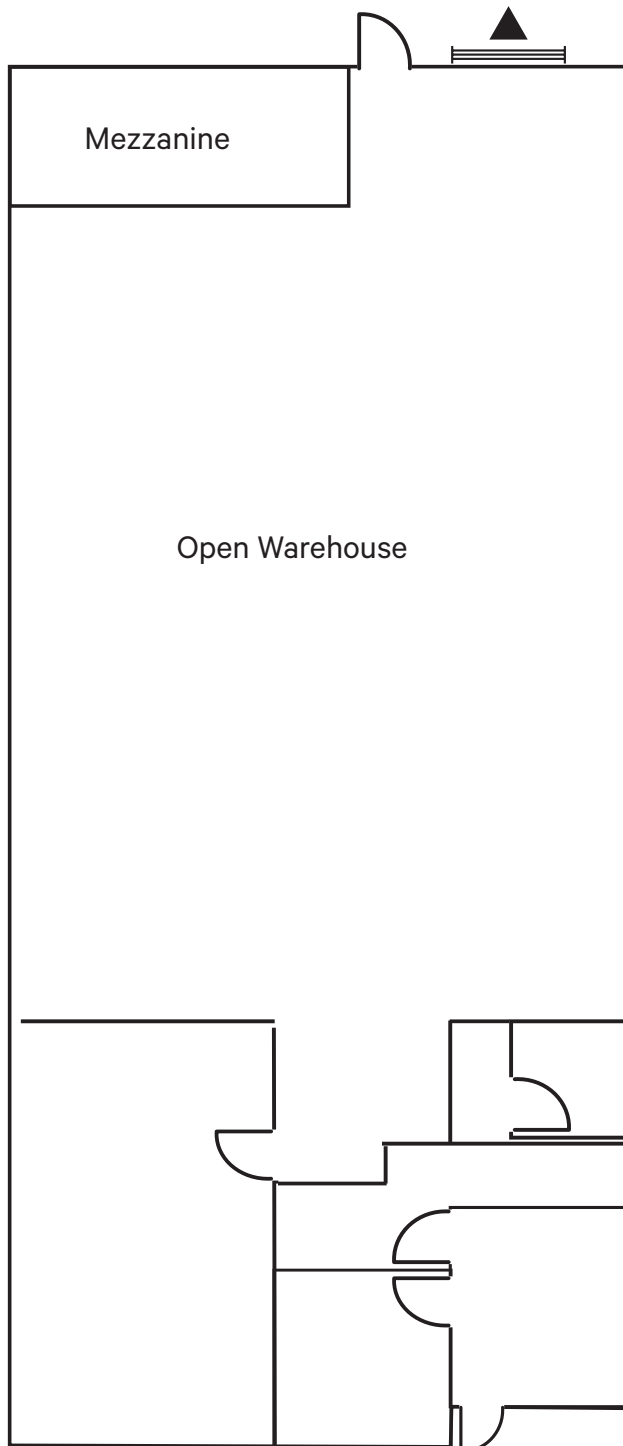


- + 3 Private Offices
- + 1 Reception Area
- + 1 Restroom
- + Sprinklered
- + Insulated Warehouse
- + Market Ready Improvements Underway

3641 Charter Park Dr.

UNIT D

±3,895 SF



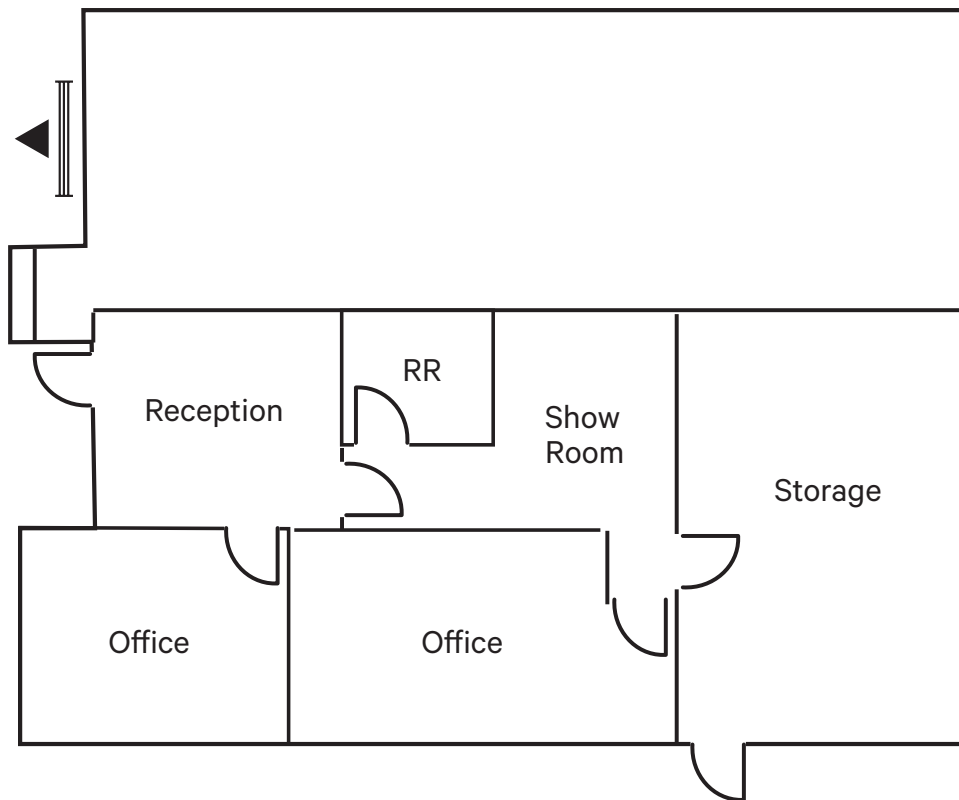
- + 2 Private Offices
- + 1 Breakroom
- + 1 Reception Area
- + 1 Restroom
- + Sprinklered
- + Temperature Controlled Warehouse

NOT TO SCALE

3830 Charter Park Dr.

UNIT F

±1,668 SF

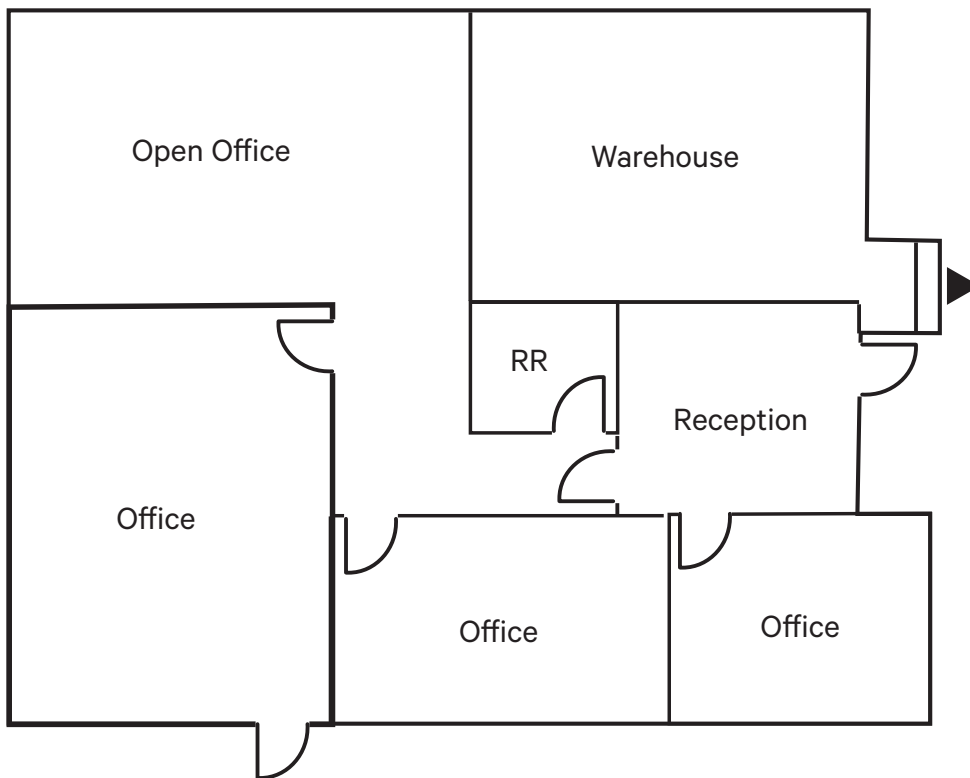


- + 35% Office
- + 65% Warehouse
- + Bonus Mezzanine

3750 Charter Park Dr.

UNIT F

±1,668 SF



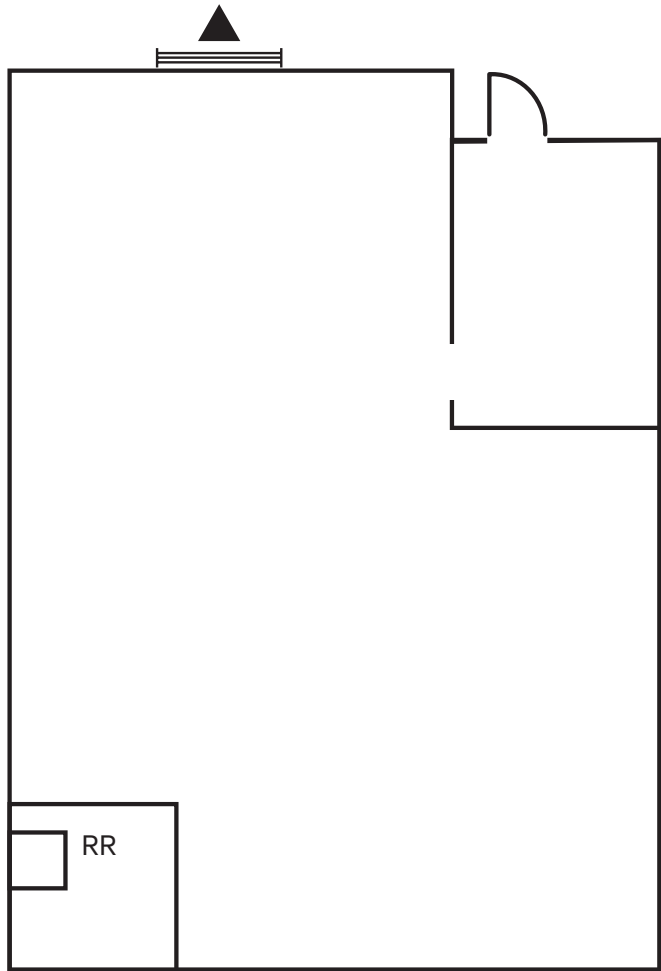
- + 85% Office
- + 15% Warehouse
- + Office Buildout with Shower
- + Available August 1, 2025
- + Automated Roll Up Door

NOT TO SCALE

3851 Charter Park Dr.

UNIT L

±1,397 SF



- + 1 Office
- + 1 Bathroom
- + Fire Sprinklers
- + Roll Up Door (10' x 10')
- + Sublease (L.E.D. March 31, 2028)

NOT TO SCALE

3850 Charter Park Dr.

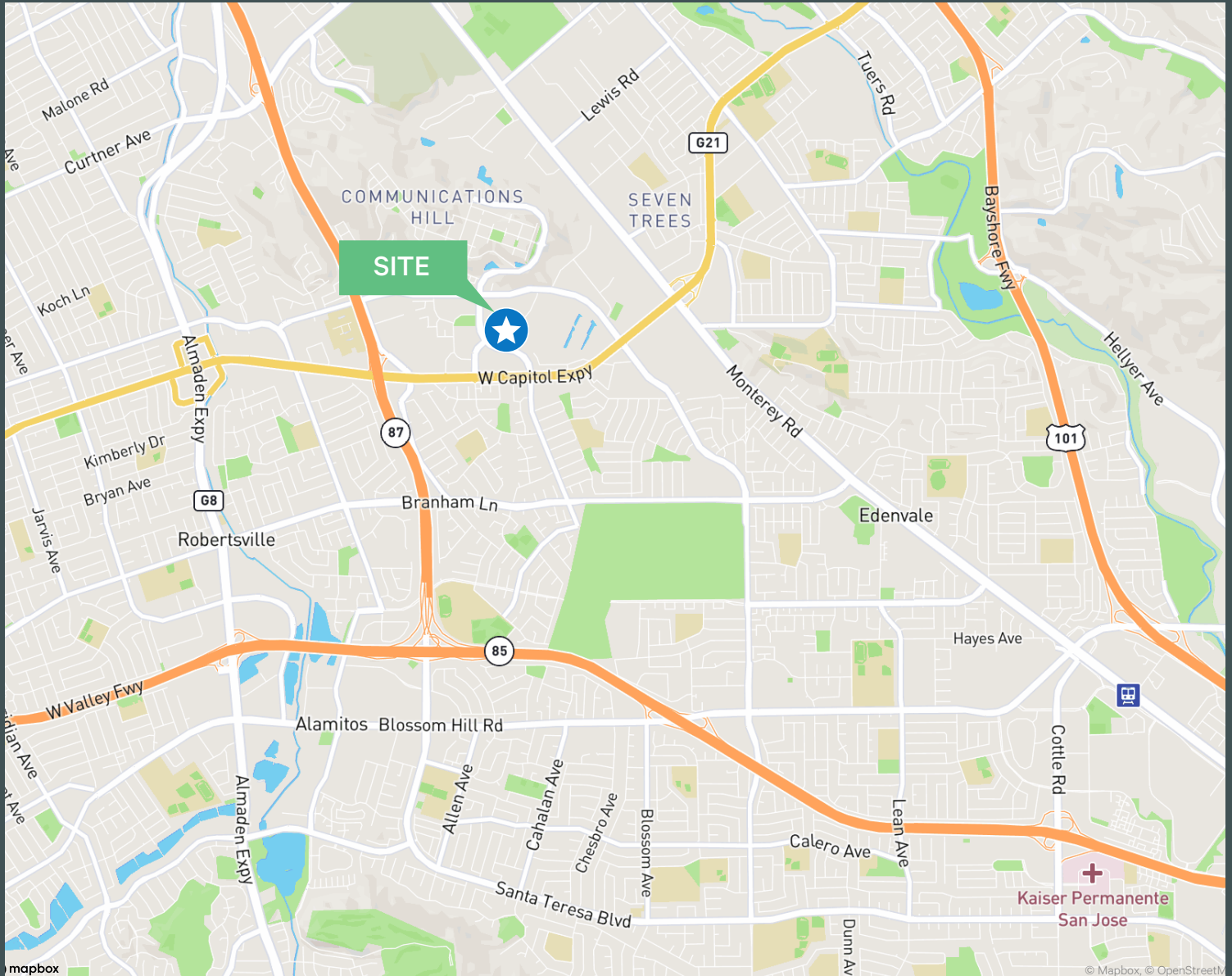
UNIT D

±2,768 SF



- + 85% Office and Showroom
- + 15% Warehouse
- + Fire Sprinklers
- + HVAC
- + High End Finishes Throughout





Contact Us

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