



CANYON CREEK PLAZA
Silver Creek Valley Rd.
at Beaumont Canyon Rd.
SAN JOSE, CALIFORNIA 95138

Prime Retail and Executive Suites For Lease



PROPERTY INFORMATION:

- 1,138± SF (Dry Cleaners -Available 7-1-2020)
- Executive Suites: 325± SF to 395± SF
- Close Proximity to Edenvale Technology Park (Over 15,000 Employees)
- Ideally Positioned in the Silver Creek Neighborhood
- Much of the Surrounding Residential Traffic Flows on-to Silver Creek Valley Road
- Stretchlab Coming Soon
- \$3.50—\$4.00 PSF, plus NNN

ESTIMATE DEMOGRAPHICS:

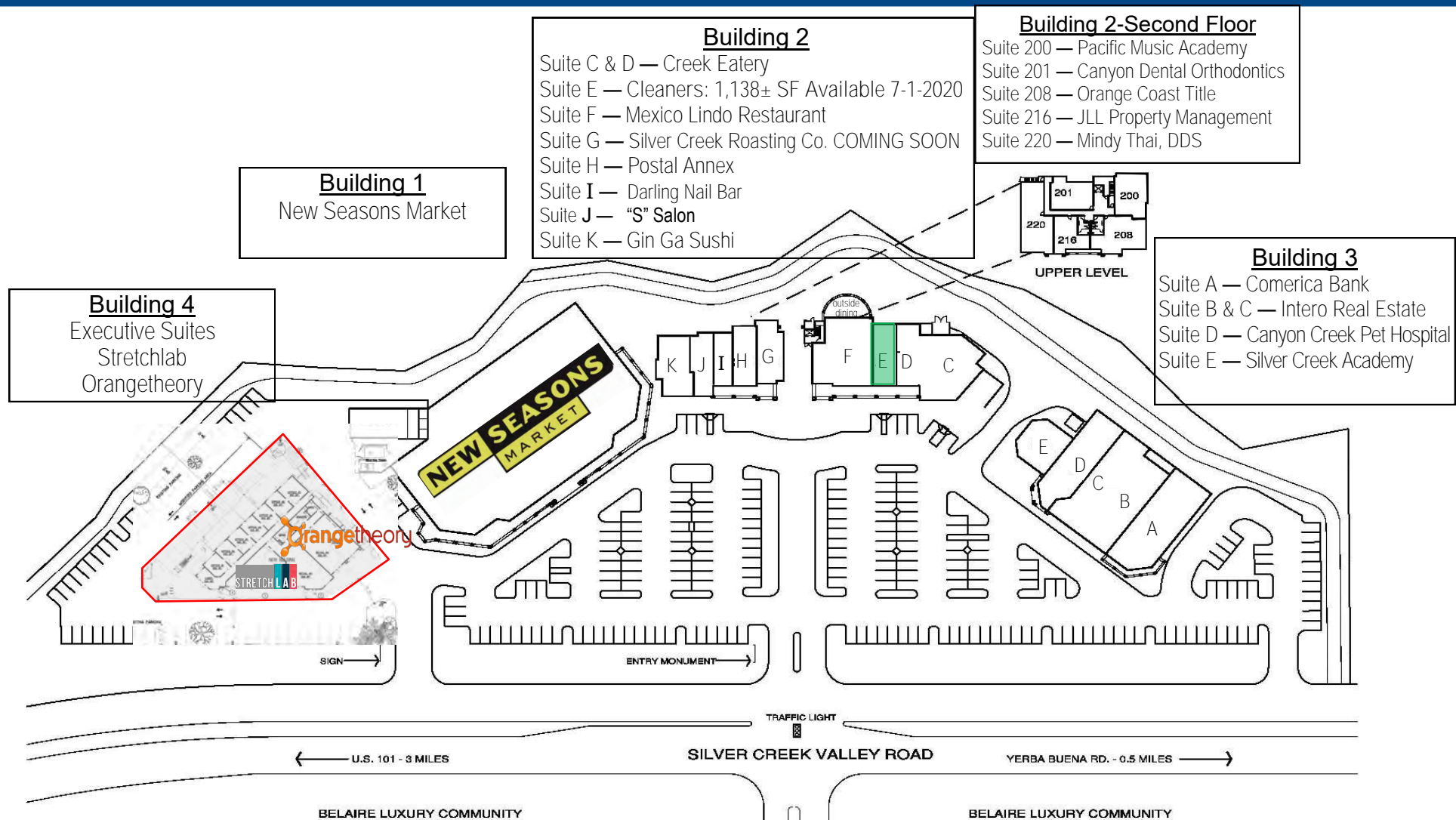
	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
POPULATION:	9,072	141,677	372,831
AVG. HH INCOME:	\$221,437	\$139,341	\$120,734

FOR MORE INFORMATION CONTACT:

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The information contained herein has been obtained from sources we deem reliable. We cannot, however, assume responsibility for its accuracy.

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NEW BUILDING

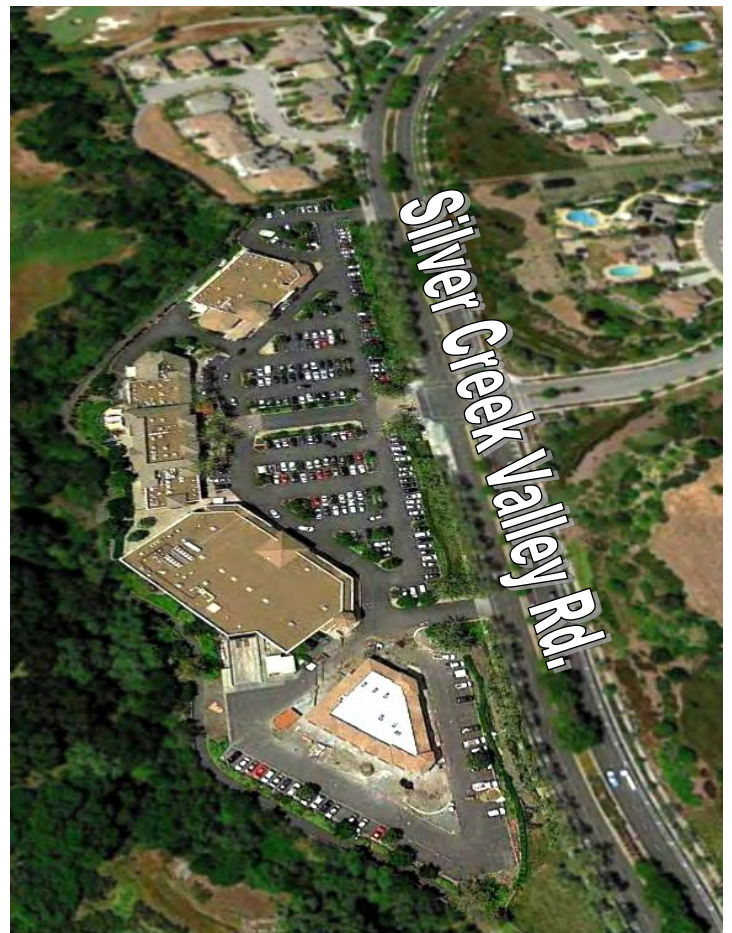


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