

195

S MILPITAS BLVD

MILPITAS, CALIFORNIA

HEAVY POWER - 13,600 AMPS!

**±82,540 SF R&D/MANUFACTURING
BUILDING FOR LEASE**



CBRE



NEW MARKET READY
IMPROVEMENTS

BUILDING HIGHLIGHTS



Heavy Power - 13,600 Amps @ 277/480V*

- Three (3) 4,000A Main Services
- One (1) 1,600A Main Service



±82,540 SF R&D/Manufacturing Building



±22,000 SF Office



±17' - ±18' Clear Height



New Market Ready Improvements



Mechanical Yard with Chiller, Compressor, and Boiler



Ample Parking with 50 EV Charging Stations



Grade-Level Loading (with Dock Potential)

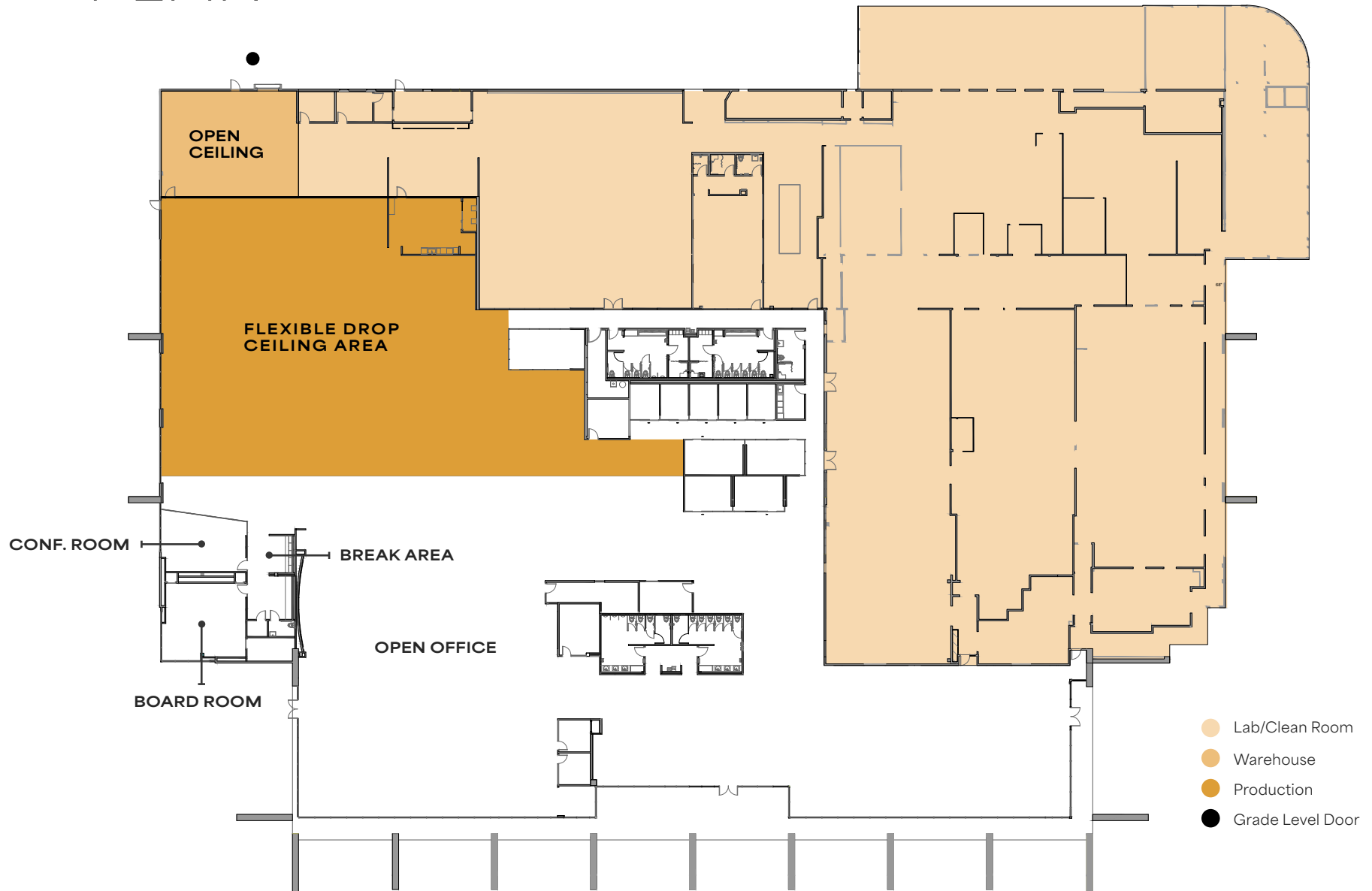


Great Access to I-680 and I-880

*Tenant to verify



FLOOR PLAN



NEARBY AMENITIES

BERESFORD SQUARE SHOPPING CENTER

CHASE

CVS

citi



HANSANG

MG



MILPITAS TOWN CENTER

EL FITNESS

Chick-fil-A

crumbl COOKIES

SAFEWAY

GIORGIO'S

EL TORITO

ERIK'S
DELICATE

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E CALAVERAS BLVD

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CLOUD CEILING



50 EV CHARGERS



OPEN CEILING OFFICE



LAB/CLEAN ROOM



WAREHOUSE

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