

# 2082

S WINCHESTER BLVD

CAMPBELL, CALIFORNIA

**±2,250 SF**

**FREESTANDING BUILDING  
AVAILABLE FOR SALE**

 the econic company®



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# PROJECT HIGHLIGHTS



High Identity Location



Fronting Winchester Blvd (30,856 ADT)



Adjacent to Campbell Ave

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	28,253	224,850	548,129
Avg. HH Income	\$166,118	\$204,015	\$213,447
Daytime Population	32,145	227,794	553,555

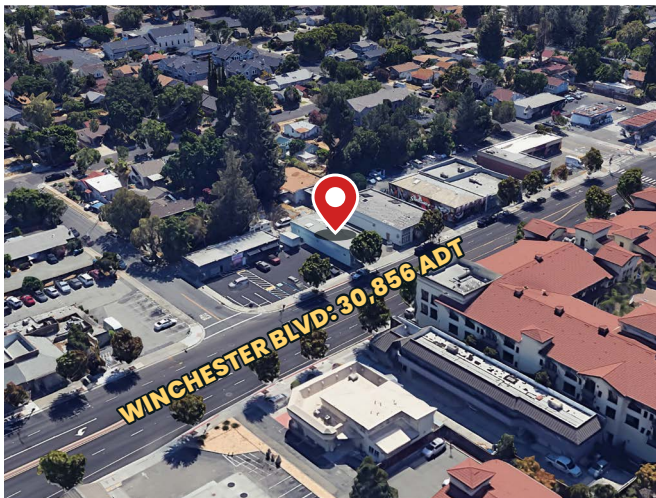
TRAFFIC COUNTS	
Winchester Blvd	30,856 ADT
W Campbell Ave	19,743 ADT
Civic Center Dr	10,561 ADT
Orchard City Dr	8,934 ADT

Source: 2025 Esri.





PROPERTY  
GALLERY





# MARKET AERIAL





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