



Office Building For Lease

6060 Hellyer Avenue

6060 HELLYER AVENUE, SAN JOSE, CA 95138

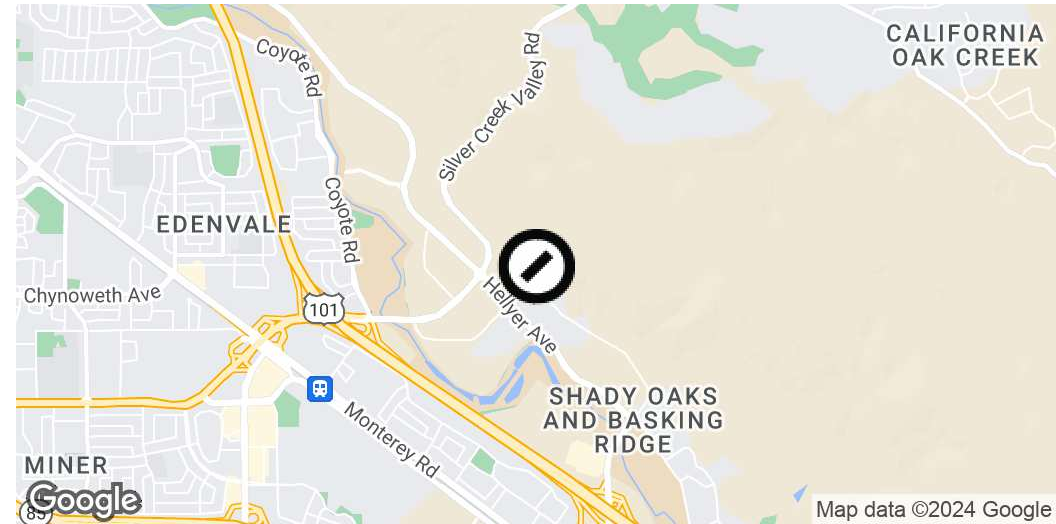
Discover a prime leasing opportunity at 6060 Hellyer Avenue, a modern commercial property designed for optimal functionality and style. Boasting a sleek and contemporary design, the property offers 1,300 available square feet. With state-of-the-art amenities, including customizable office spaces, high-speed internet, and dedicated parking, tenants can elevate their business operations in a professional setting. The property's strategic location provides easy access to major

Get in touch

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COMPASS
COMMERCIAL

Executive Summary



Offering Summary

| | |
|------------------|----------------------|
| Lease Rate: | \$2.50 SF/month (MG) |
| Building Size: | 6,093 SF |
| Available SF: | 1,300 SF |
| Lot Size: | 0.17 Acres |
| Number of Units: | 2 |
| Year Built: | 2006 |
| Zoning: | Industrial Park - IP |
| Market: | South Bay/San Jose |
| Submarket: | South San Jose |

Property Overview

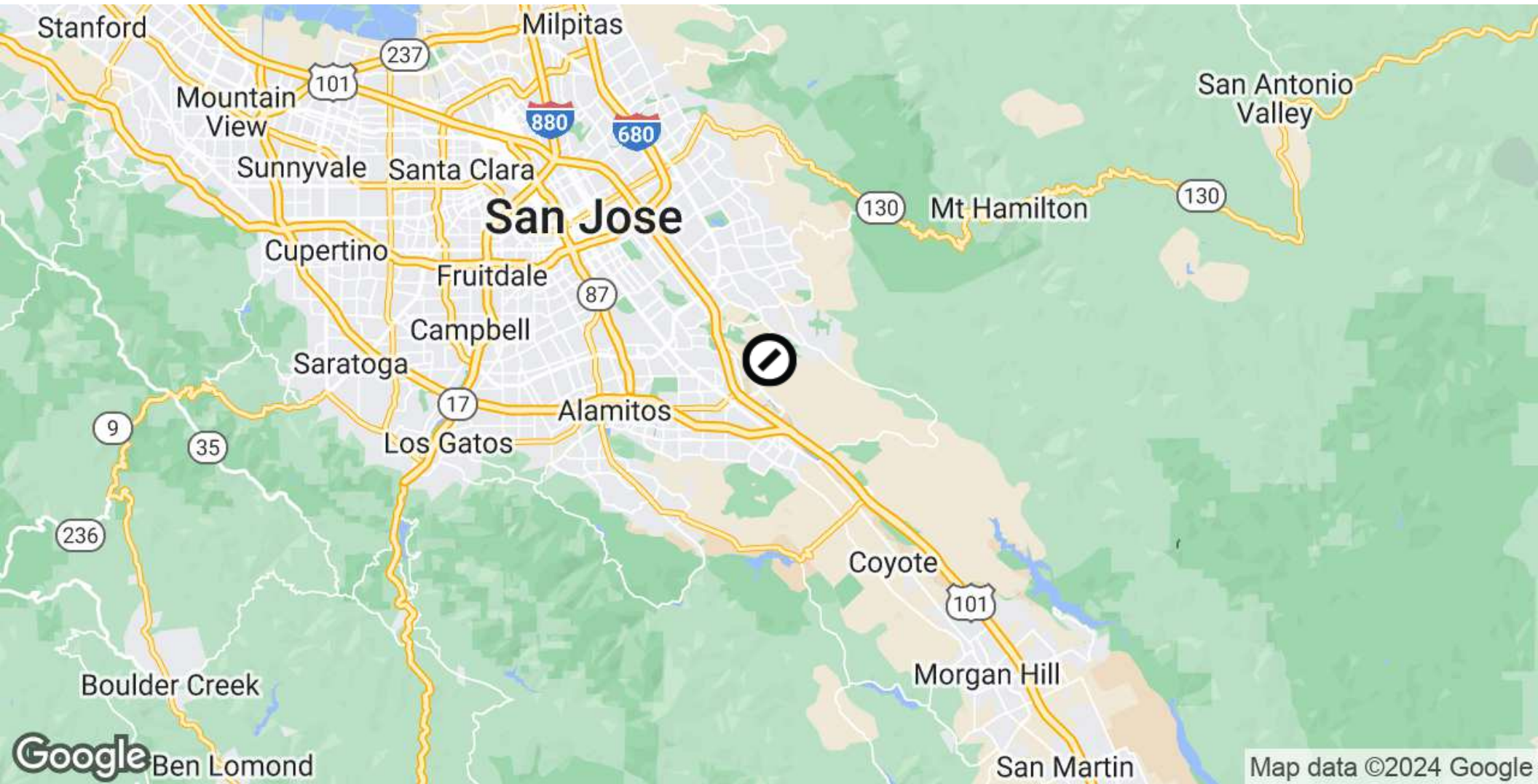
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Property Highlights

- 1,300 Square Feet
- Ample Parking
- Large Offices
- Private Restroom

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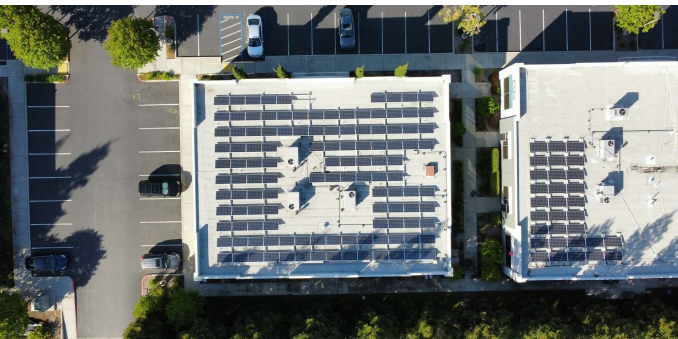
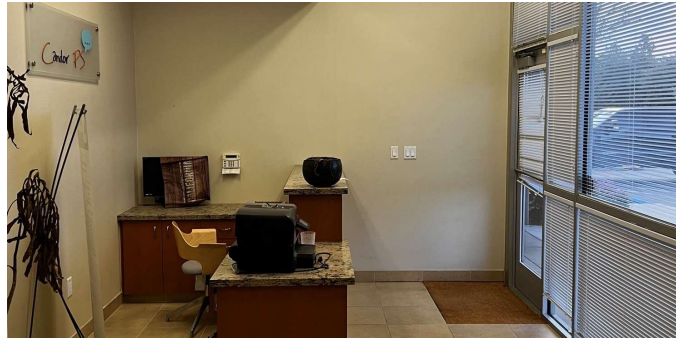
Location Map



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Additional Photos



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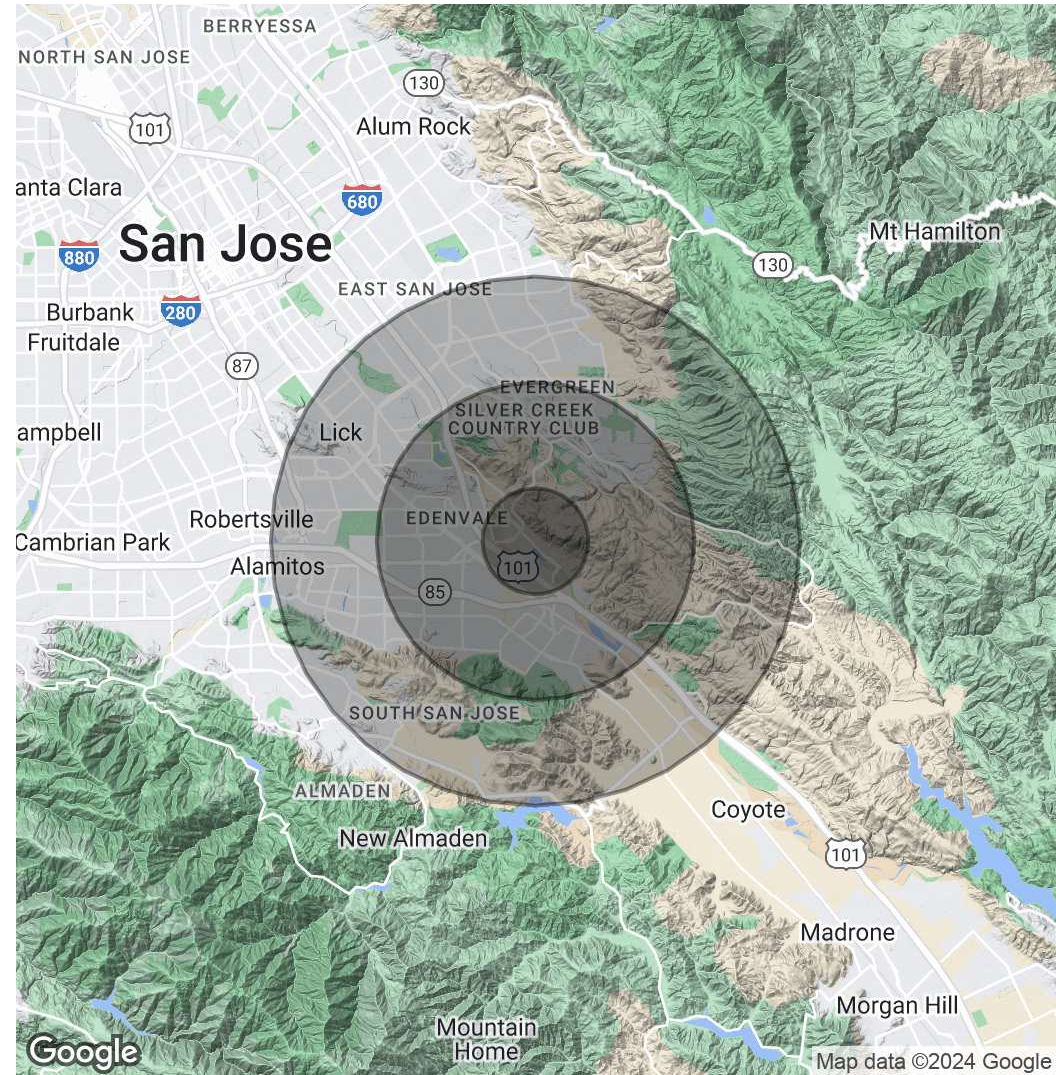
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Demographics Map & Report

| Population | 1 Mile | 3 Miles | 5 Miles |
|----------------------|--------|---------|---------|
| Total Population | 6,553 | 119,888 | 302,817 |
| Average Age | 36.8 | 39.1 | 39.3 |
| Average Age (Male) | 32.3 | 37.3 | 38.1 |
| Average Age (Female) | 39.1 | 40.4 | 40.4 |

| Households & Income | 1 Mile | 3 Miles | 5 Miles |
|---------------------|-----------|-----------|-----------|
| Total Households | 1,649 | 37,640 | 91,619 |
| # of Persons per HH | 4.0 | 3.2 | 3.3 |
| Average HH Income | \$174,605 | \$151,377 | \$147,335 |
| Average House Value | \$784,747 | \$832,971 | \$809,257 |

* Demographic data derived from 2020 ACS - US Census



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