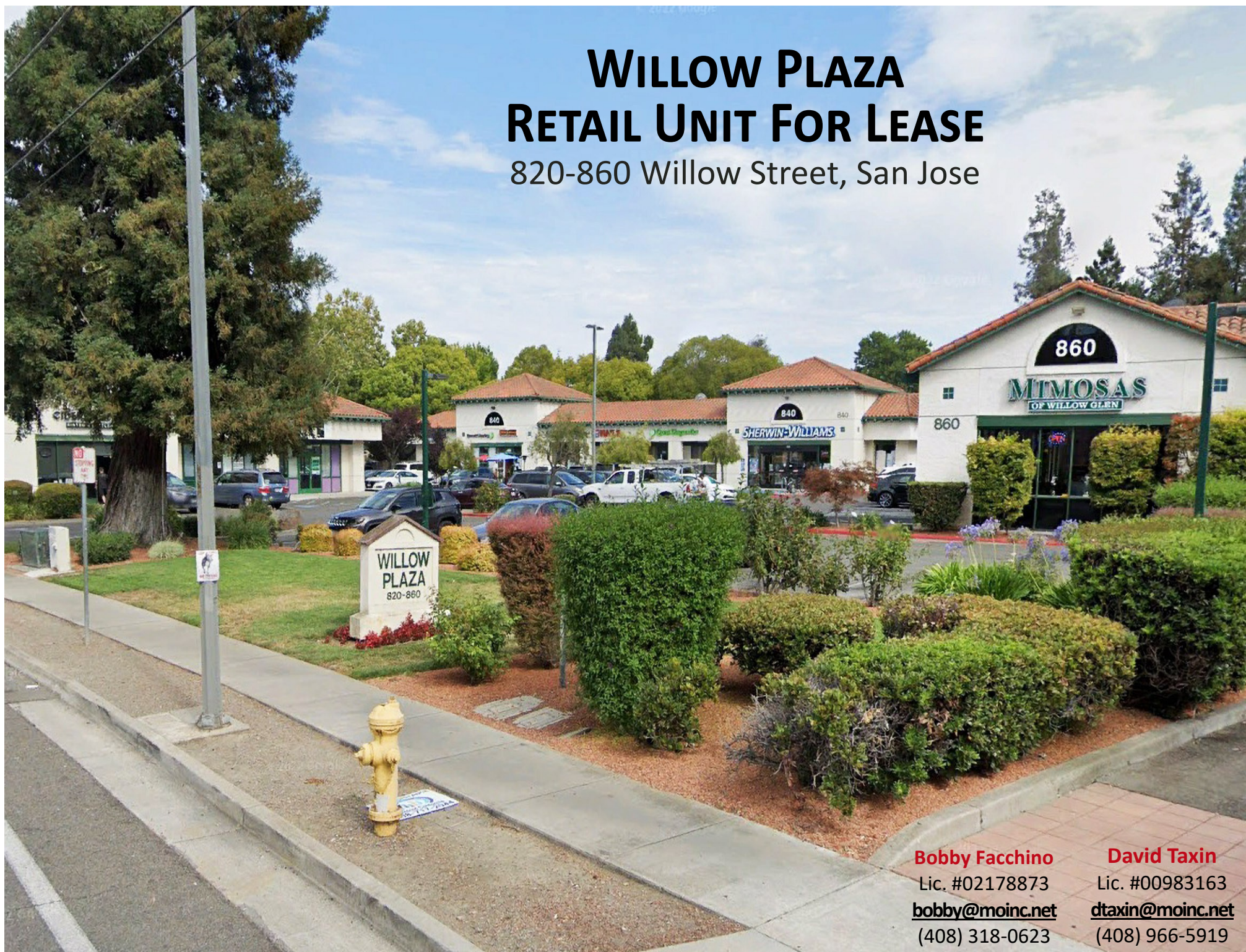


WILLOW PLAZA RETAIL UNIT FOR LEASE

820-860 Willow Street, San Jose



Bobby Facchino

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Highlights



- Prime Retail End Cap and Storefront Space located near the heart of Downtown Willow Glen.
- At the corner of Willow Street and Bird Avenue.
- Rent: \$3.25 PSF plus NNN charges (\$0.80).
- Incredible Visibility.
- Ample Parking Provided in Center.
- Existing Neighboring Tenants: Sherwin-Williams, Mimosas of Willow Glen, and more!
- Dense Residential and Daytime Population to Support the Center.
- Easy Access to Highways 280 & 87



Overview: Space Available

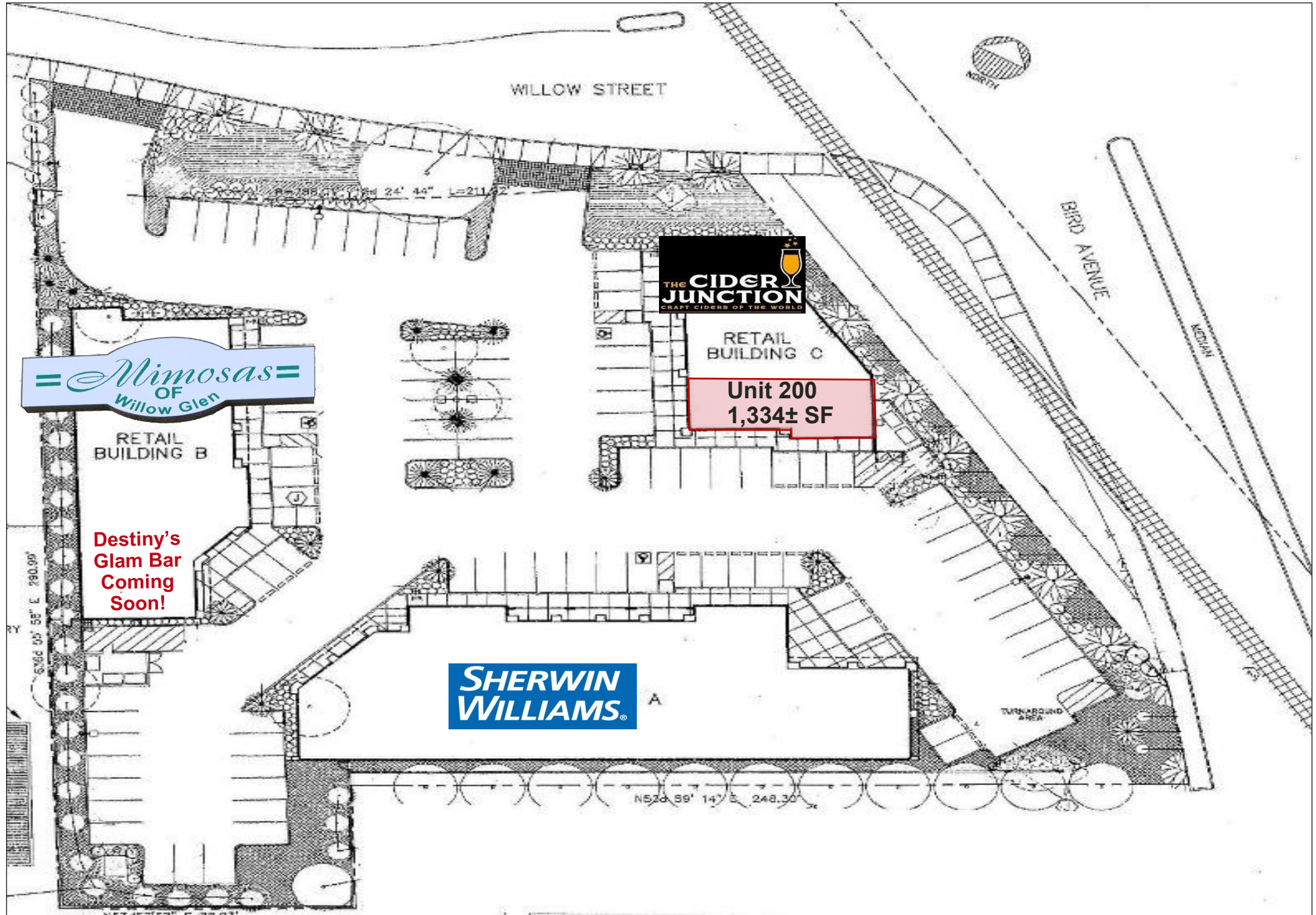


- 820 Willow Street Unit 200: 1,334± SF
- End Cap Space
- Open floor plan
- Multiple private rooms in rear
- Numerous windows which allow for natural light to shine in!
- Front and side door entrance into the unit

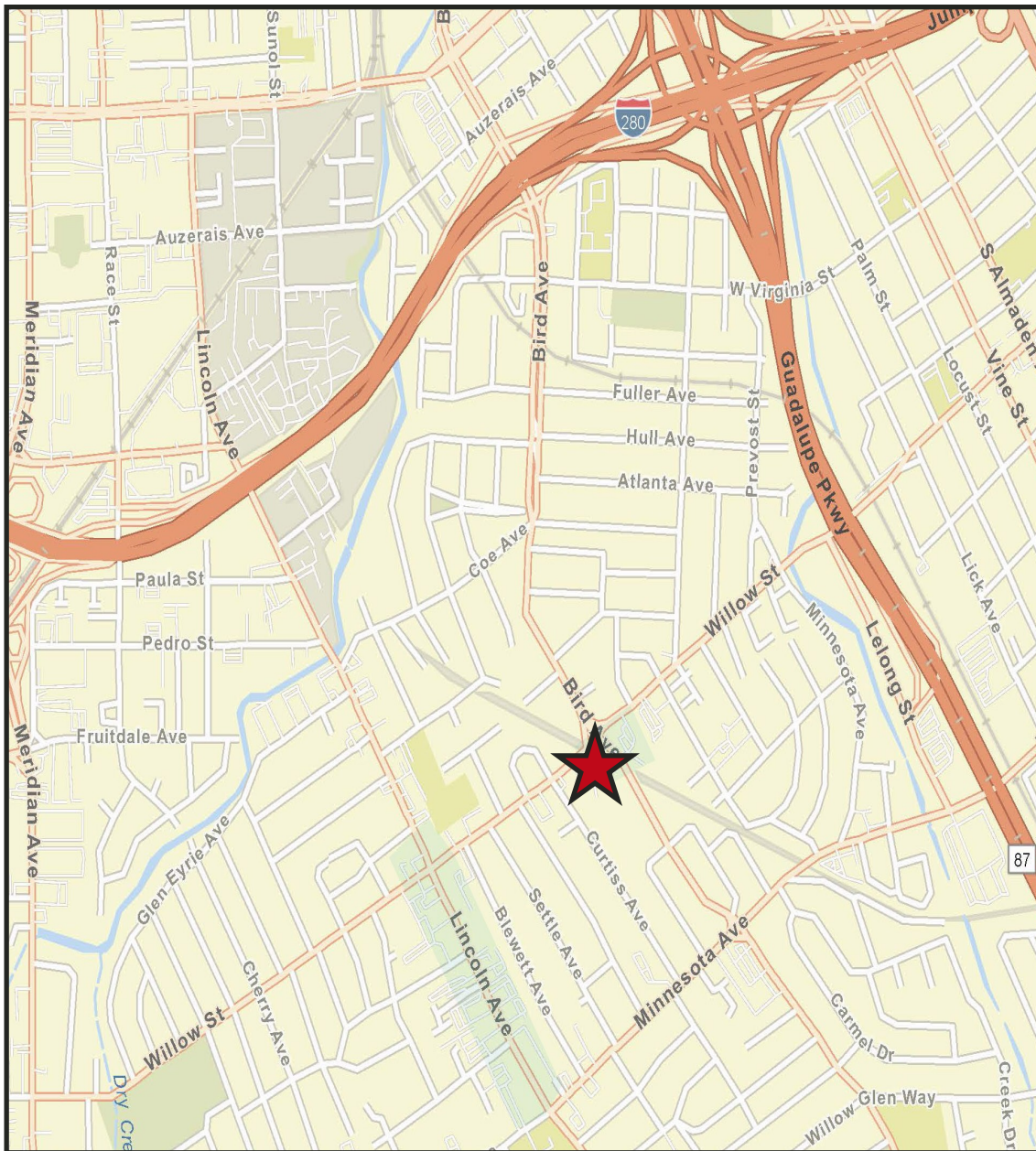
Photos: 820 Willow Street #Unit 200 – 1,334± SF “End Cap” Unit



Site Plan







AREA DEMOGRAPHICS

| 2024 | 1 MI. | 3MI. | 5 MI. |
|------------------------|-----------|-----------|-----------|
| <u>Population:</u> | 28,276 | 246,698 | 686,645 |
| <u>Avg. HH Income:</u> | \$201,459 | \$177,605 | \$174,170 |

CONTACT INFORMATION

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