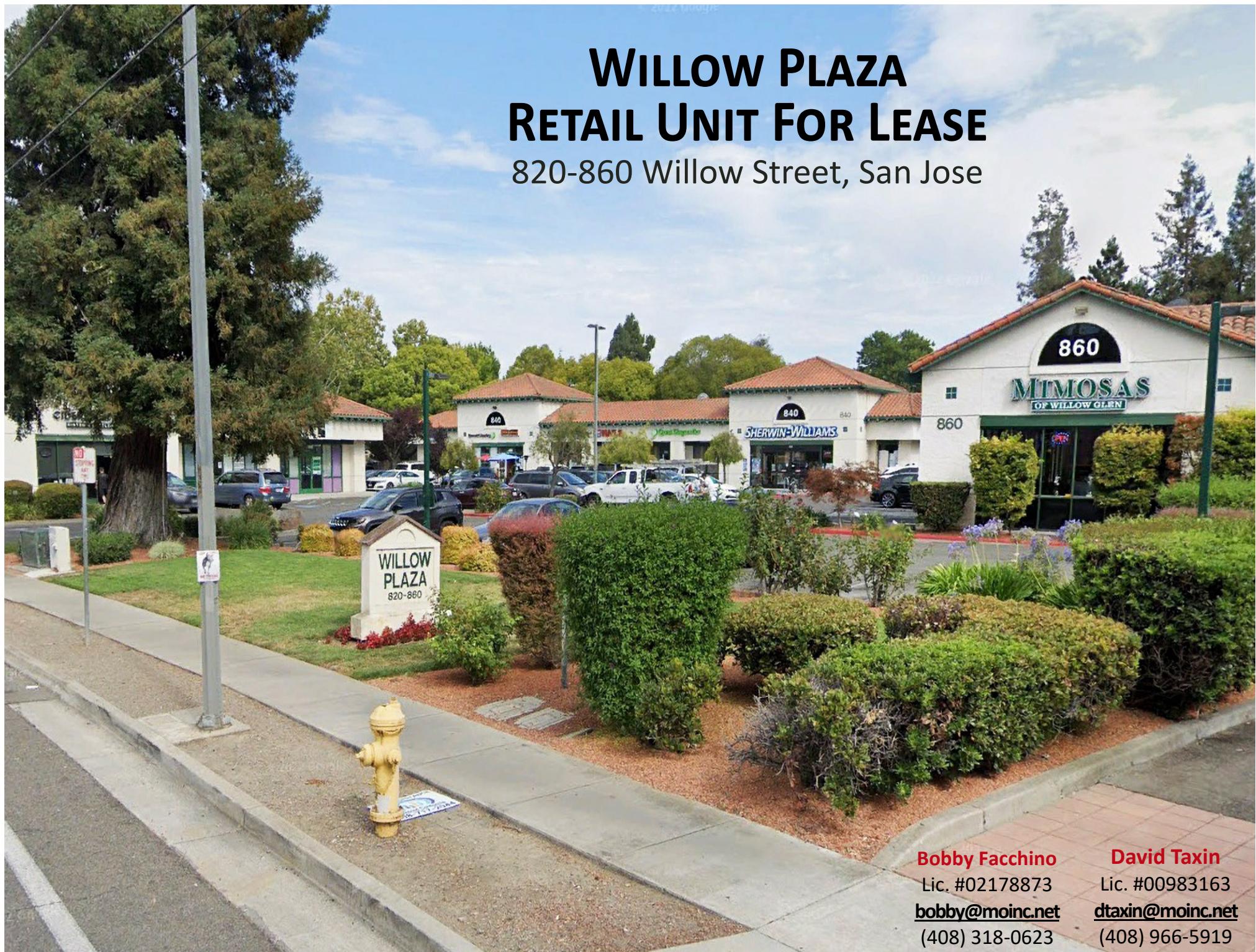


# WILLOW PLAZA RETAIL UNIT FOR LEASE

820-860 Willow Street, San Jose



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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

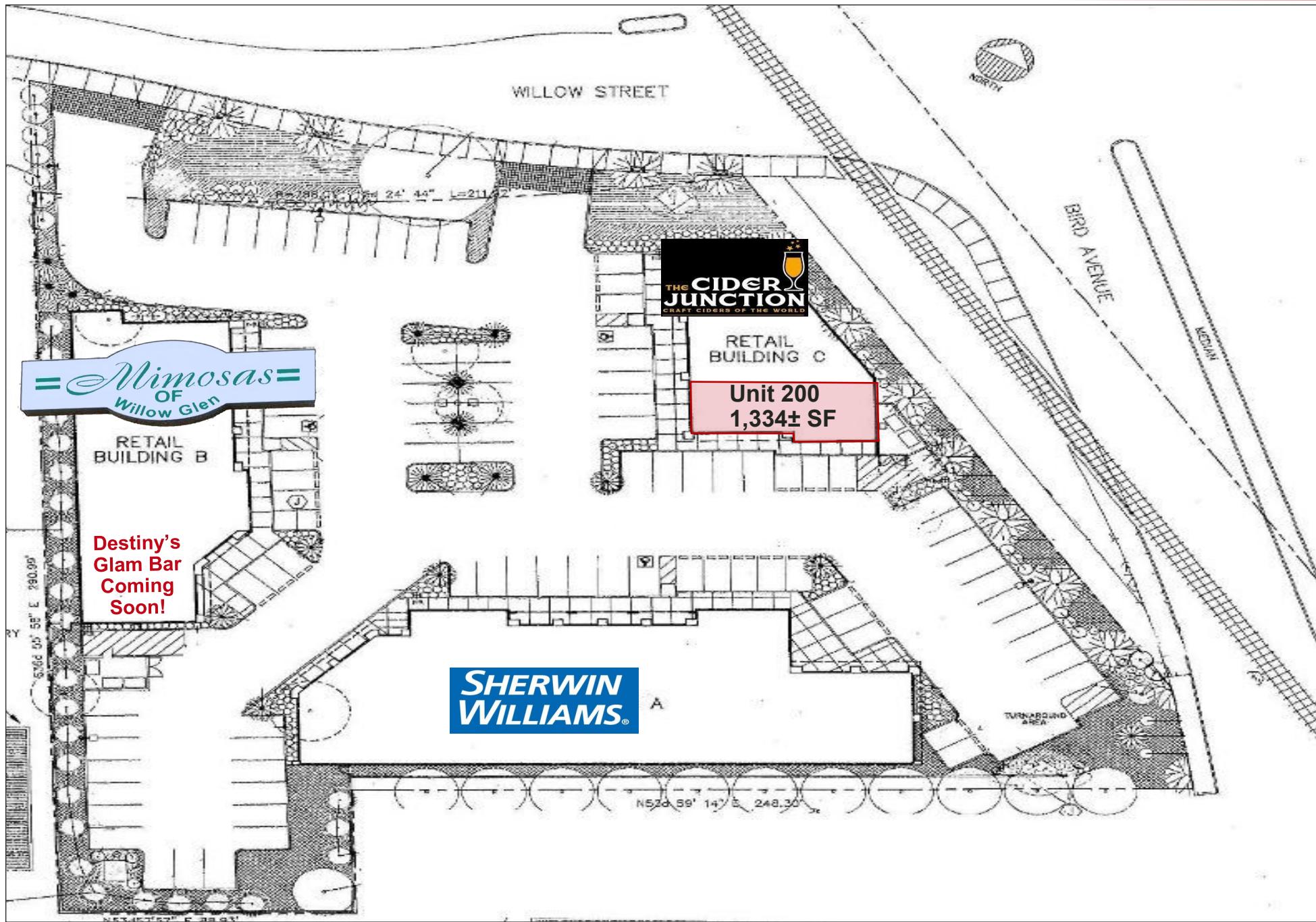


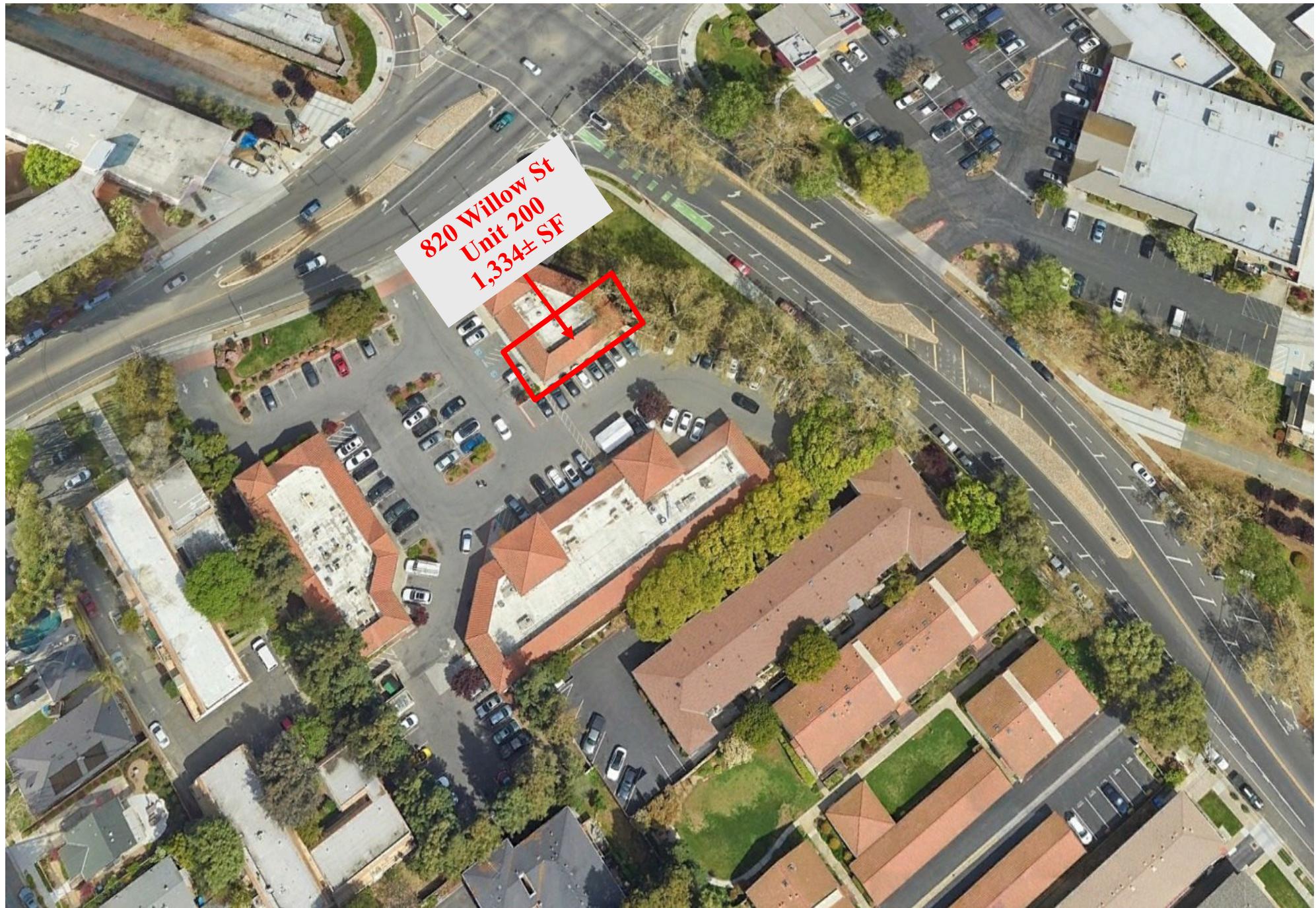
- 820 Willow Street Unit 200: 1,334± SF
- End Cap Space
- Open floor plan
- Multiple private rooms in rear
- Numerous windows which allow for natural light to shine in!
- Front and side door entrance into the unit

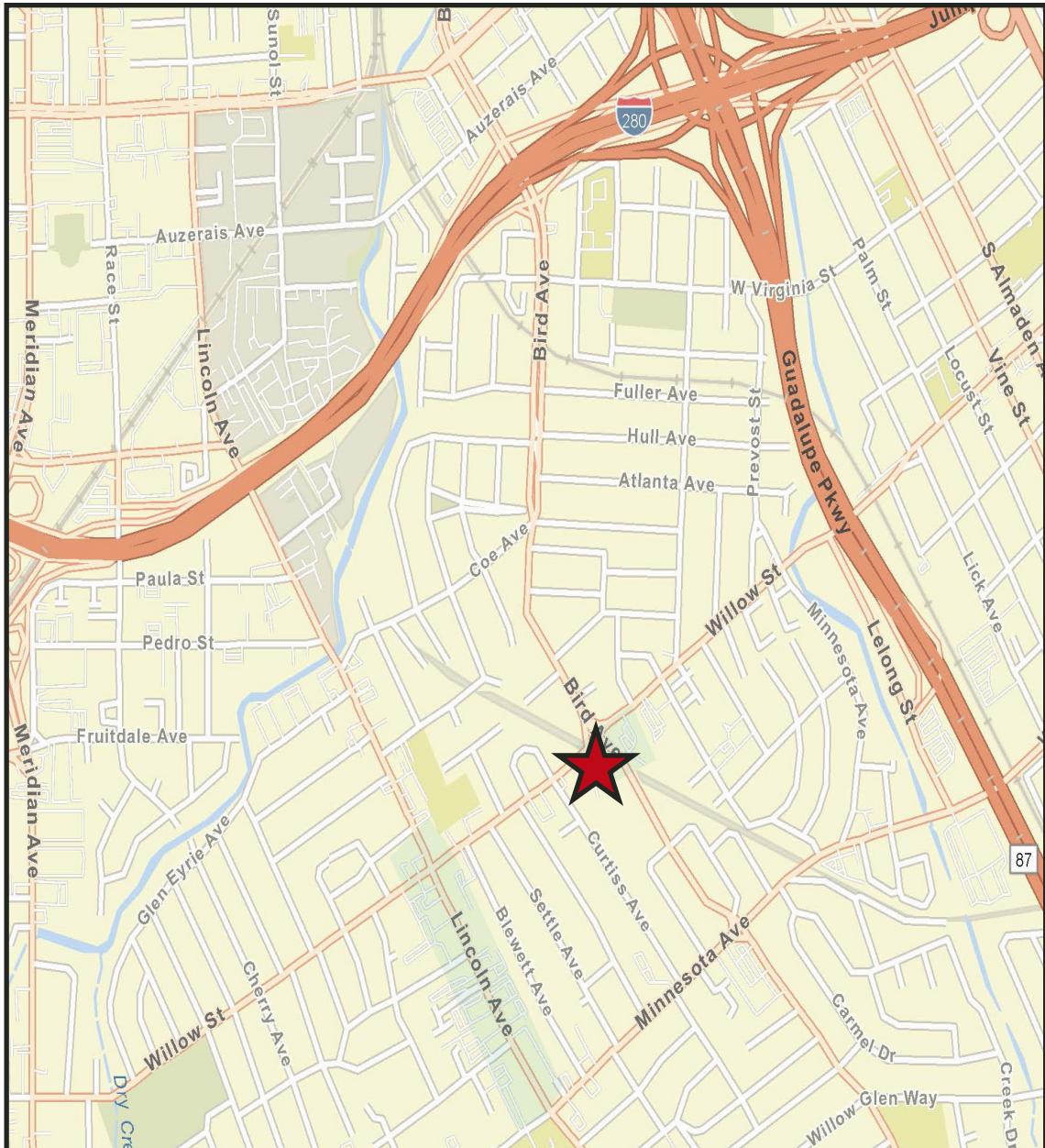
# Photos: 820 Willow Street #Unit 200 – 1,334± SF “End Cap” Unit



# Site Plan







## AREA DEMOGRAPHICS

2024	1 MI.	3 MI.	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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