



Office Space For Lease // Previous Law Firm Buildout

Steps To Willow Glen

1033 WILLOW STREET // SAN JOSE, CALIFORNIA 95125

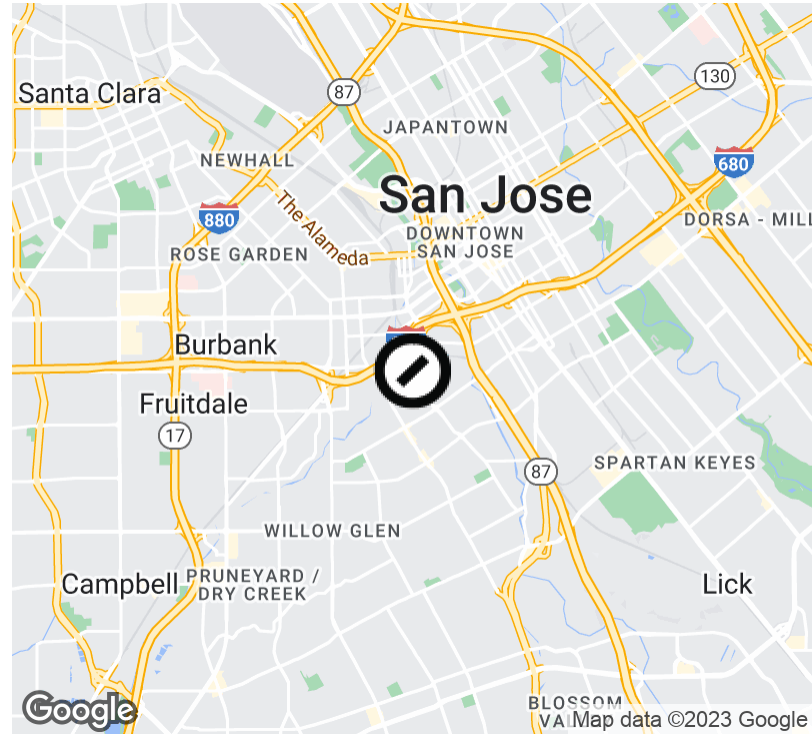
COMPASS
COMMERCIAL

Get in touch

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Executive Summary



Lease Rate	\$2.25 SF/Month
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Offering Summary

Building Size:	1,983 SF
Lot Size:	0.31 Acres
Year Built:	1981
Renovated:	2023
Zoning:	Commercial Neighborhood
Market:	San Jose
Submarket:	Downtown Willow Glen
Traffic Count:	11,052

Property Highlights

- Located in the Illustrious and Highly Desirable Downtown Willow Glen
- Within Walking Distance of Nearby Amenities Including Restaurants, Shops, and All Banks
- Four Private Offices, Two Conference Rooms, Plus a Reception/Waiting area
- Abundant Natural Light Throughout the Offices
- Steps From Free EV Parking by Volta
- Walkers Paradise Score of 94
- 24-hour secure access
- Two Private En Suite Restroom Cores
- Designed with Modern Finishes and a Clean, Professional Aesthetic

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Retailer Map



Map data ©2023 Google

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Property Details

Lease Rate	\$2.25 SF/Month
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Property Information

Property Type	Office
Property Subtype	Office Building
Zoning	Commercial Neighborhood
Lot Size	0.31 Acres
APN #	264-56-078
Traffic Count	11052
Traffic Count Street	Willow & Lincoln
Waterfront	No
Power	Yes

Parking & Transportation

Parking Type	Structure
Parking Ratio	0.0
Number of Parking Spaces	0

Utilities & Amenities

Central HVAC	Yes
Broadband	Cable
Gas / Propane	Yes

Location Information

Building Name	1033 Willow St Lease
Street Address	1033 Willow St
City, State, Zip	San Jose, CA 95125
County	Santa Clara
Market	San Jose
Sub-market	Downtown Willow Glen
Cross-Streets	Lincoln Ave

Building Information

Building Size	1,983 SF
Building Class	B
Occupancy %	100.0%
Tenancy	Multiple
Number of Floors	2
Year Built	1981
Year Last Renovated	2023
Gross Leasable Area	1,983 SF
Condition	Good
Free Standing	Yes

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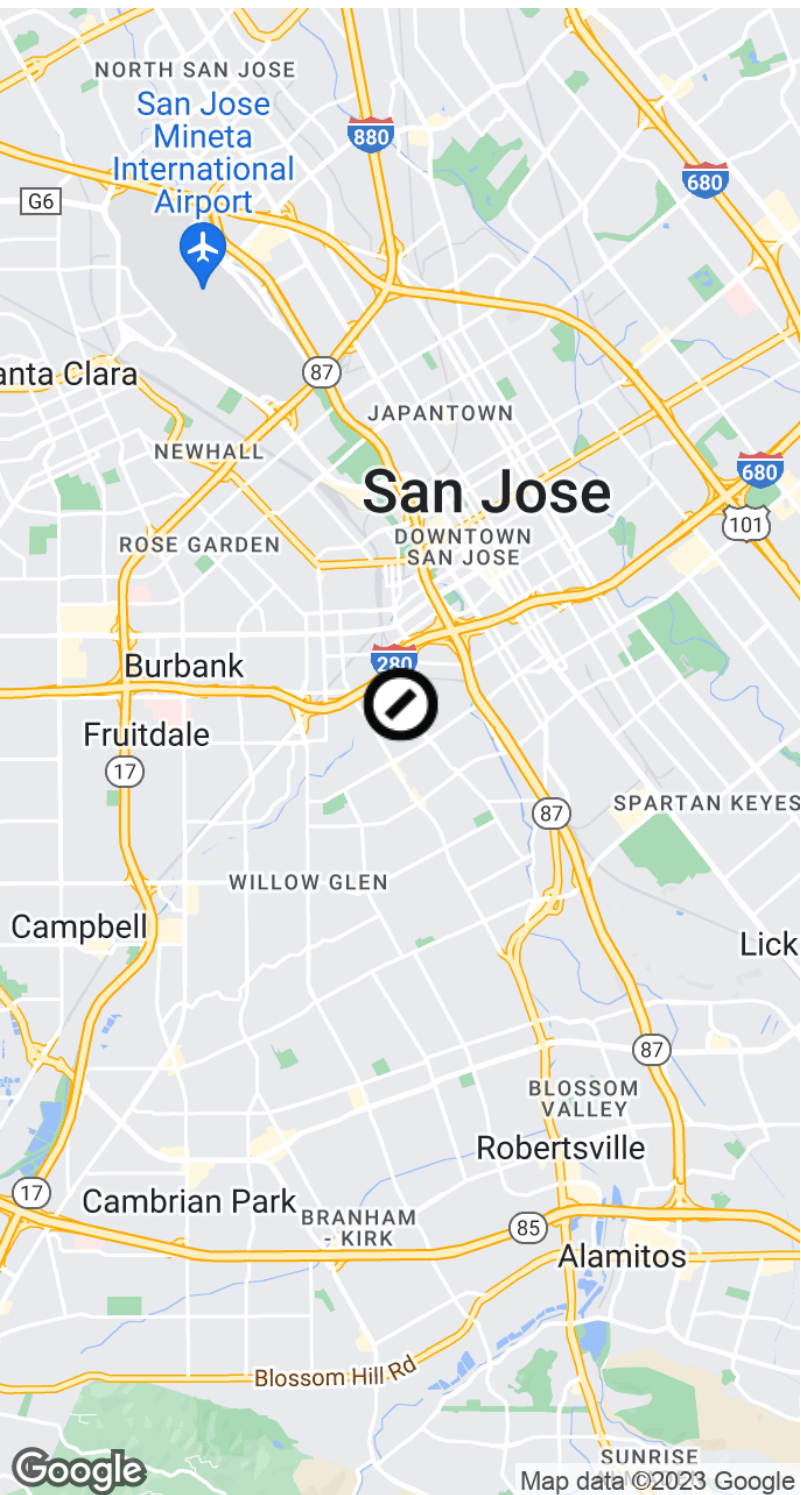
Interior Photos



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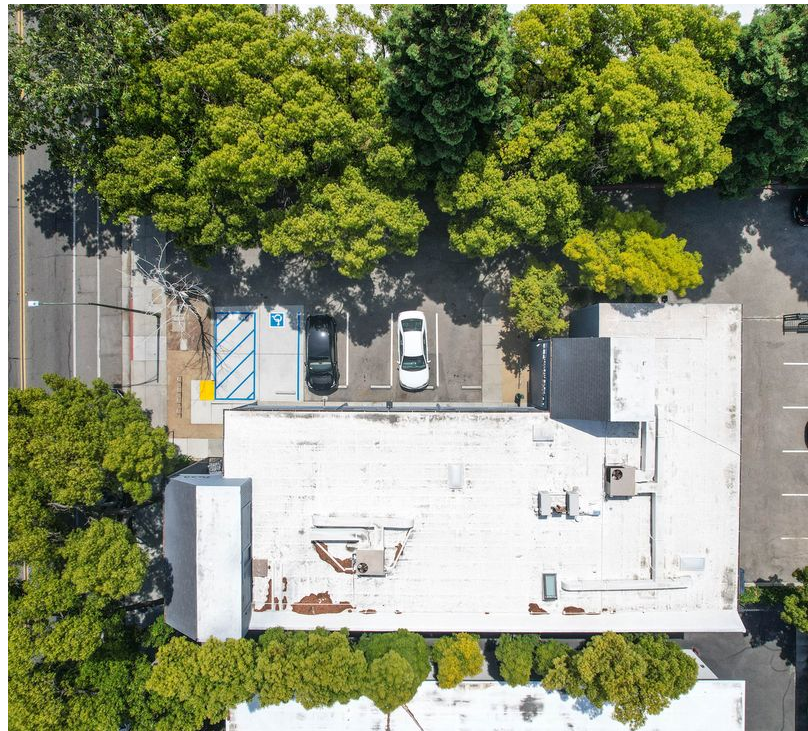
Location Map



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Exterior Photos



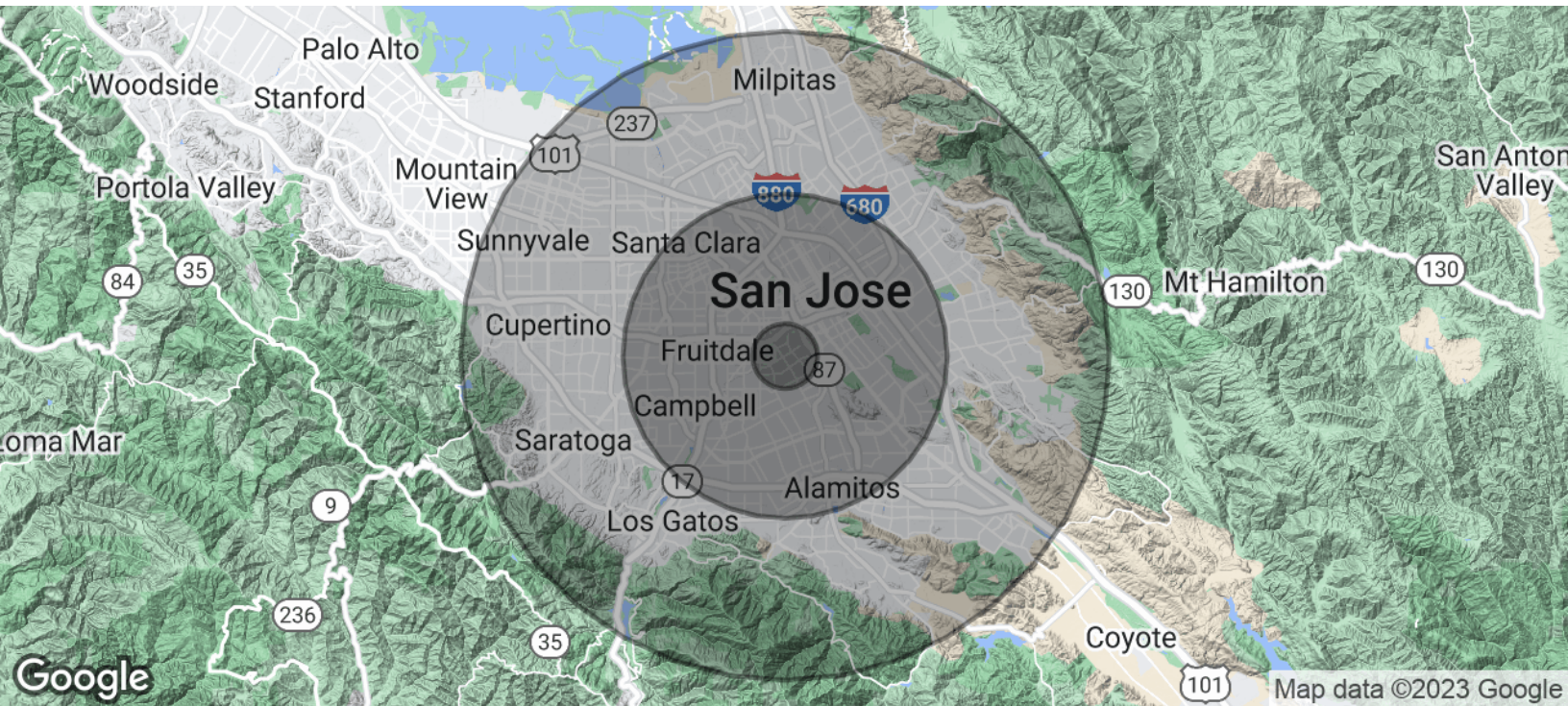
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Demographics Map & Report



Population	1 Mile	5 Miles	10 Miles
Total Population	27,311	692,288	1,583,085
Average Age	40.2	37.1	38.6
Average Age (Male)	38.8	36.2	37.8
Average Age (Female)	41.3	38.2	39.4
Households & Income	1 Mile	5 Miles	10 Miles
Total Households	11,245	239,066	542,876
# of Persons per HH	2.4	2.9	2.9
Average HH Income	\$161,287	\$133,384	\$159,011
Average House Value	\$1,149,108	\$862,754	\$1,025,639

* Demographic data derived from 2020 ACS - US Census

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