

LAND FOR SALE OR GROUND LEASE

2455 MASONIC DR, SAN JOSE, CA



±4 Acres of PQP Land in the Heart of Silicon Valley

Potential redevelopment to Residential, call brokers for more details on this process

General planned public quasi public and adjacent to Transit Residential

Quick and easy access to Highway 87

Located in the heart of Silicon Valley near Downtown San Jose

Light rail is approximately 0.3 miles from VTA Light Rail Station

Uses allowed and conditional uses include: schools, churches, residential care facilities, and daycare centers

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DEMOGRAPHICS



Population

	1 Mile	3 Miles	5 Miles
2024 TOTAL	23,678	232,572	635,837
2029 PROJECTED	22,925	223,823	611,393
MEDIAN AGE	39	38.8	38.8
HOUSEHOLDS	8,658	79,491	209,783



Income

	1 Mile	3 Miles	5 Miles
AVERAGE HOUSEHOLD INCOME	\$150,145	\$146,019	\$149,171
MEDIAN HOUSEHOLD INCOME	\$120,099	\$112,245	\$117,464



Education

	1 Mile	3 Miles	5 Miles
SOME HIGH SCHOOL	11%	15%	14%
HIGH SCHOOL DIPLOMA	15%	17%	16%
SOME COLLEGE	25%	23%	23%
ASSOCIATE	5%	6%	7%
BACHELOR'S	24%	23%	24%
GRADUATE	20%	16%	16%

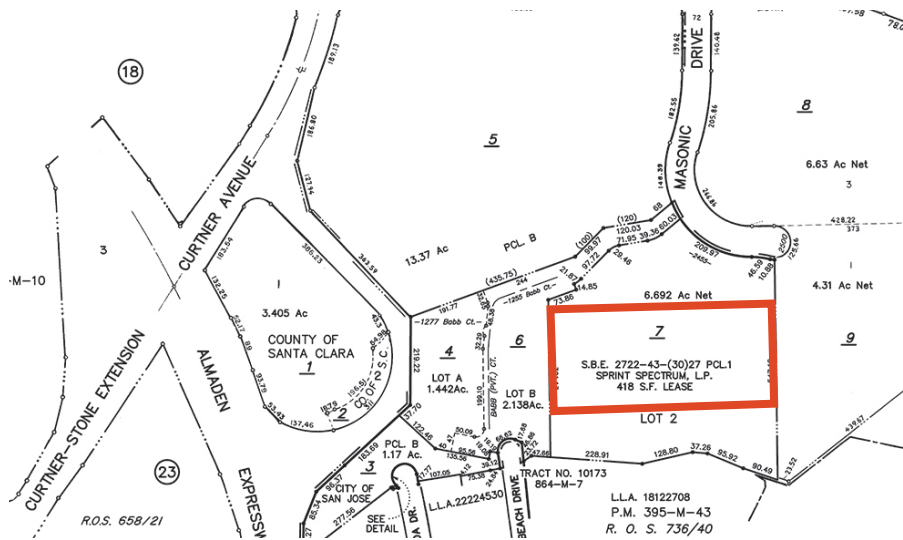


Employment

	1 Mile	3 Miles	5 Miles
TOTAL BUSINESSES	620	9,705	32,088
TOTAL EMPLOYEES	6,285	82,886	260,217
EMPLOYEES PER BUSINESS	10	9	8

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±4.0 AC

AVAILABLE

±0.3

MILES TO VTA LIGHT RAIL

NOW

AVAILABLE

