

Retail/Office Space For Lease

607 ± -1,240 ± Rentable Square Feet (Available Now)

1706 -1820 N Milpitas Blvd, Milpitas, CA

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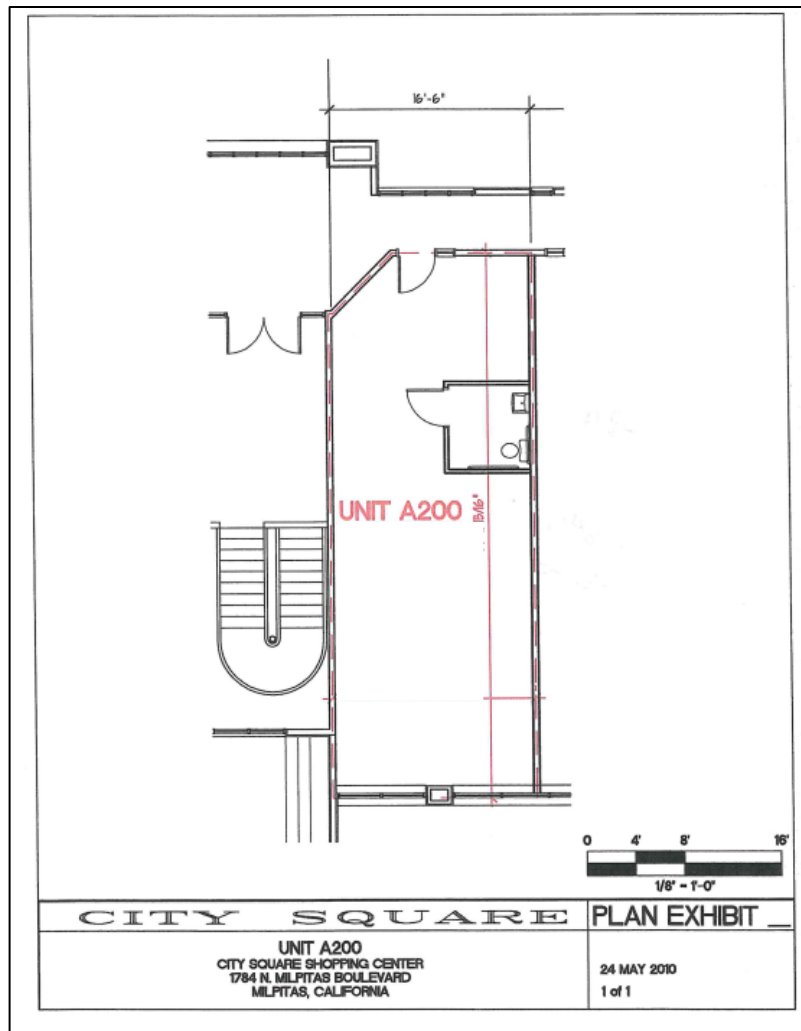
City Square Center



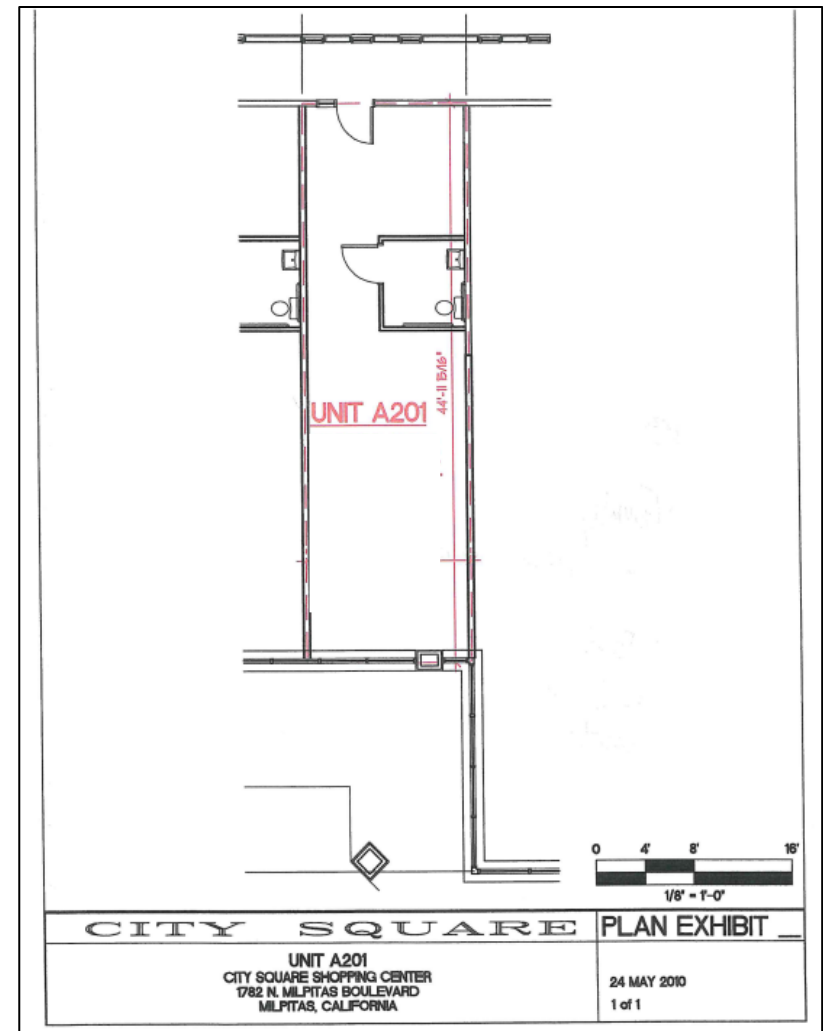
- **Vacant and Available Now:**
 - **Unit A200:** 739± SF
 - **Unit A201:** 608± SF
 - **Unit A202:** 1,240± SF
 - **Unit A203:** 1,170± SF
- **Rent:** \$3.75, plus NNN
- **Zoning:** Commercial (C)
- **# of Parking Spaces:** 150
- **Highlights:**
 - Building Signage
 - Property has a newly renovated roof, parking lot, and painted exterior.
 - Center is anchored by Lion Super Market
 - Co-tenants include Golden Sun Palace, Mei Garden Restaurant, and Xin Mei Hua.
 - Traffic Count: 18,300± ADT
 - Easy Access into Center from Both Directions



UNIT A200 & UNIT A201

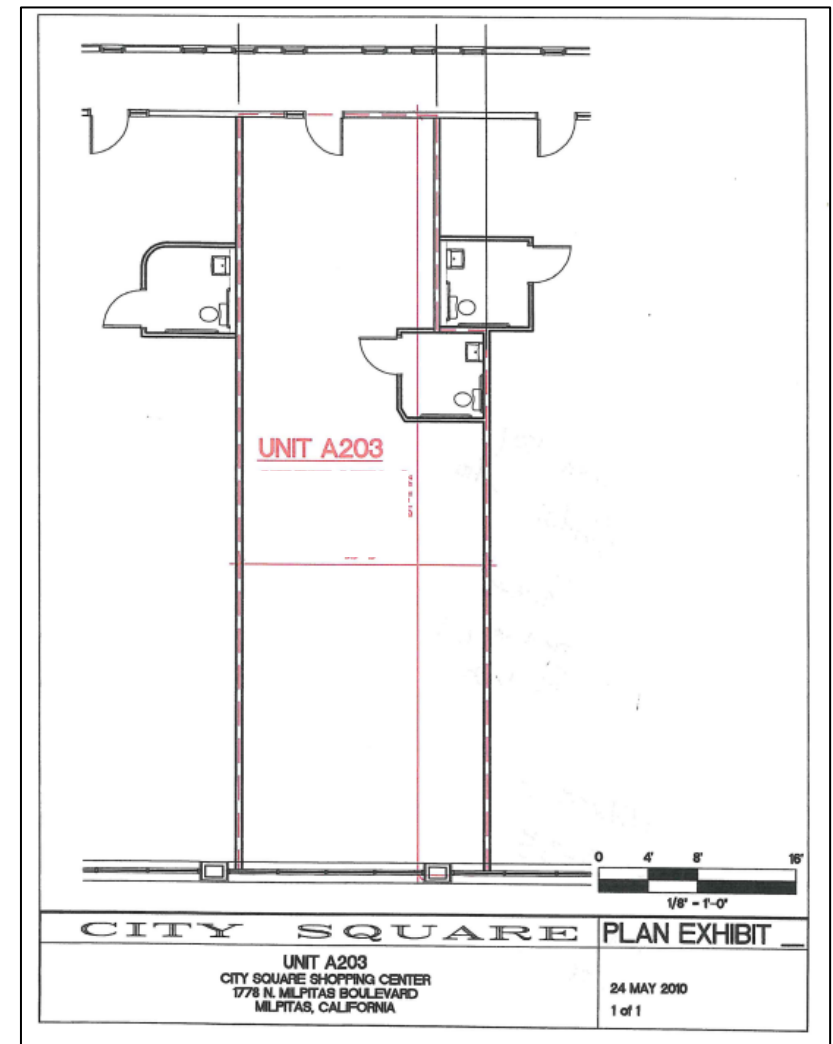
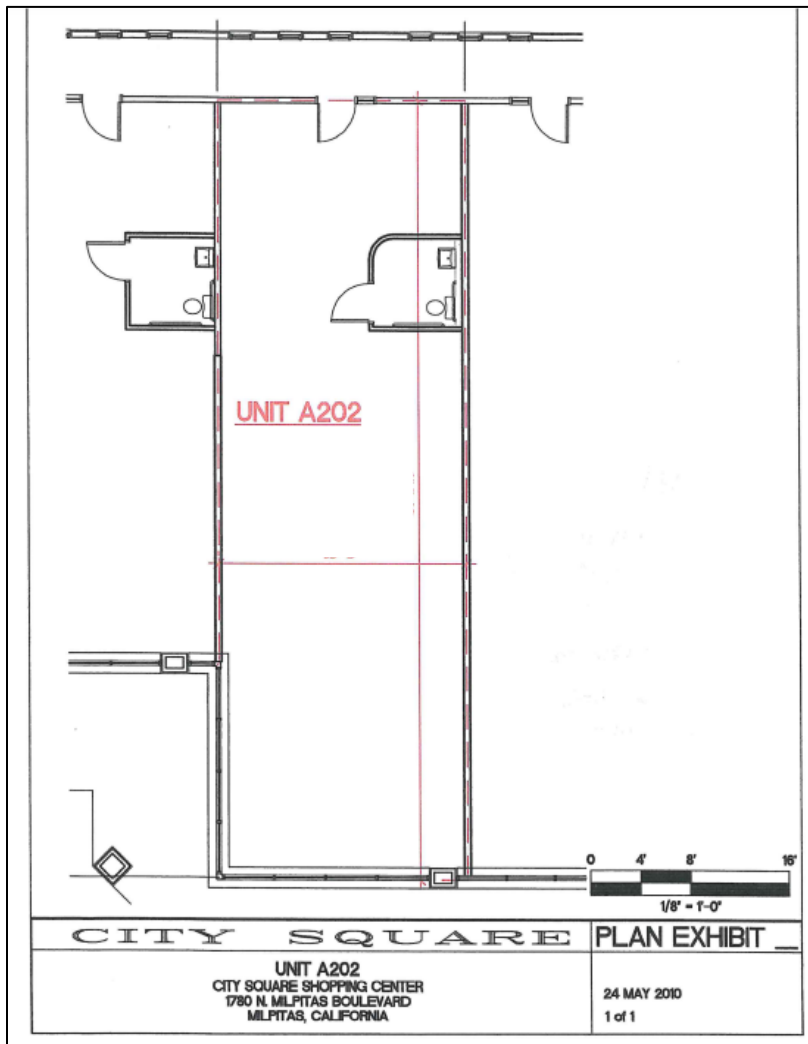


- Space is newly renovated and turnkey for a new tenant
- Lobby area with seating and private bathroom



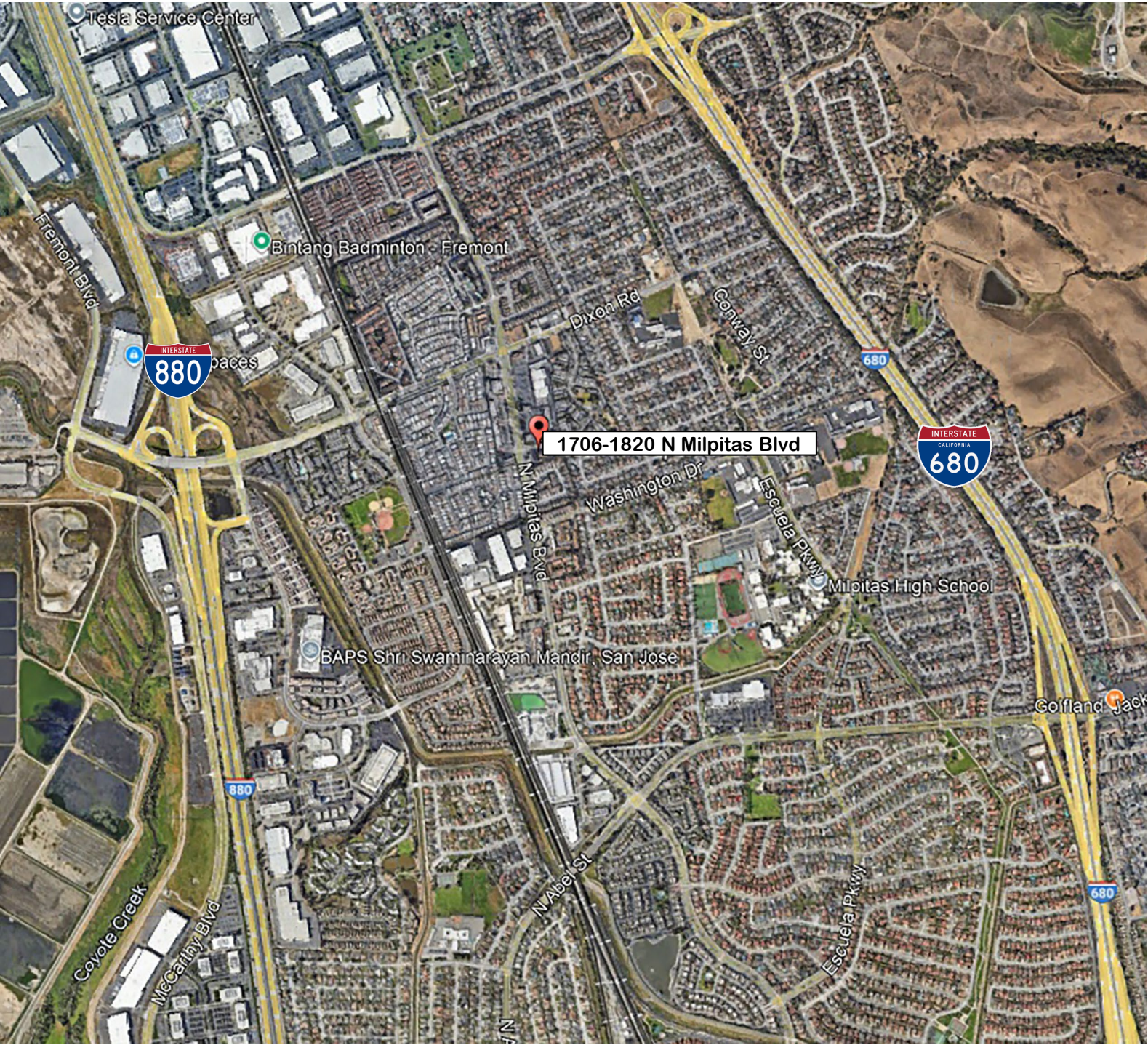
- Space is newly renovated and turnkey for a new tenant
- Private bathroom

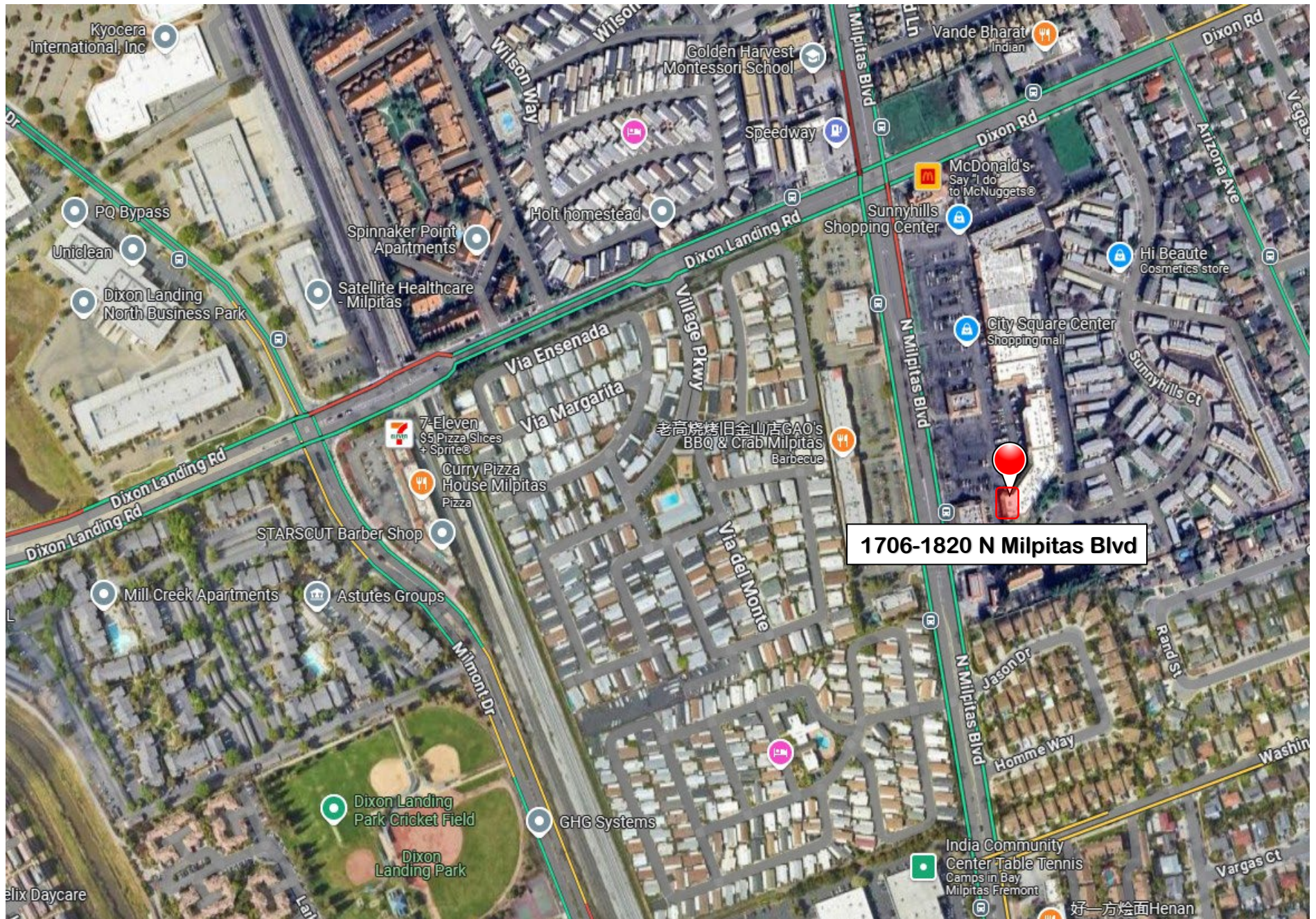
UNIT A202 & UNIT A203



- Space is newly renovated and turnkey for a new tenant
- Private bathroom

- Dentist office buildout
- Space has lobby, reception desk, and its own bathroom





2024 SUMMARY	1-MILE	5-MILE	10-MILE
Population	21,197	203,582	987,945
Households	6,286	67,796	332,490
Average Household Size	3.2	2.9	2.9
Owner Occupied Housing Units	3,935	33,158	148,893
Renter Occupied Housing Units	2,123	32,158	172,515
Median Age	41.1	37.7	37.6
Median Household Income	\$150,626	\$167,039	\$141,471
Average Household Income	\$176,567	\$167,039	\$141,471

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