

**~17,108 Square Feet High Cube
Warehouse on ~2.46 acres
San Jose, California**

**EXTREMELY RARE INDUSTRIAL WAREHOUSE BUILDING
665 NORTH KING ROAD, SAN JOSE, CALIFORNIA**



**PREPARED BY:
ROBERT L. MARTIN | PRESIDENT
RLM PROPERTIES**

Date: SIC, NOAA, U.S. Navy, NGA, GEBCO
Data | DEIC-Columbia, NSF, NOAA

**FOR LEASE
665 NORTH KING ROAD**

Google Earth
eye alt 696 ft



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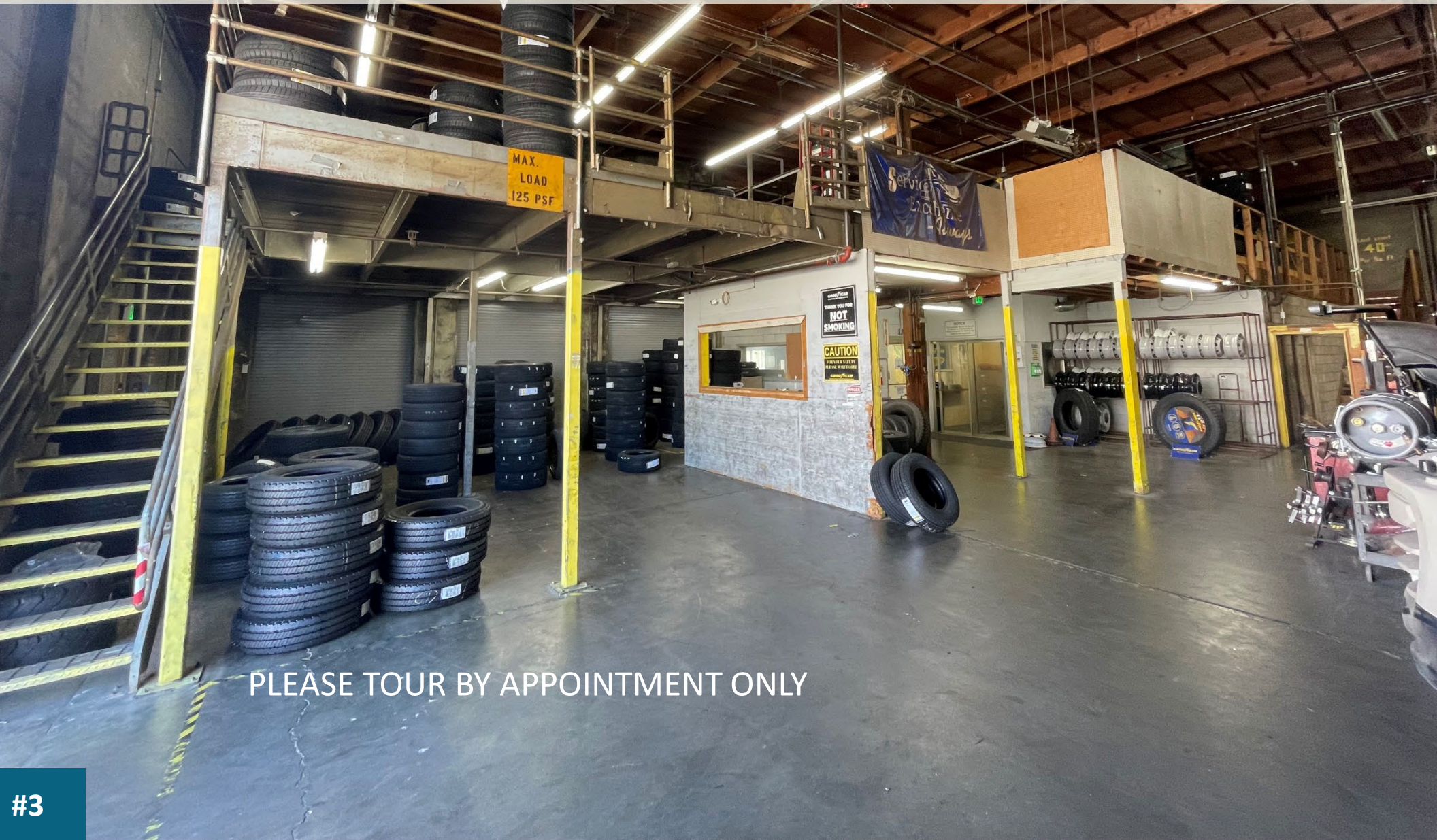


Exclusively Presented By

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- ❑ APPROXIMATELY ~17,108 SF OF INDUSTRIAL WAREHOUSE BUILDING
- ❑ ADDITIONAL ~3,900 SF OF LOAD BEARING MEZZANINE AREA (~900 SF AT 125 LBS PSF) AND (~3,000 SF AT 40 LBS PSF)
- ❑ APPROXIMATELY 2,750 SF HVAC DOWNSTAIRS OFFICE/SHOWROOM AREA
- ❑ 400 AMP 120-240 3-PHASE POWER TO THE PANEL AT BUILDING
- ❑ LOW NET EXPENSES ~\$.33 PSF (Tax and Insurance)
- ❑ ASKING \$2 NNN



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- ❑ ~17,108 SF HIGH CUBE WAREHOUSE BUILDING (~20'-22' CLEAR HEIGHT)
- ❑ FULLY SPRINKLERED THROUGHOUT (ABOVE AND BELOW MEZZANINE)
- ❑ ~12'x14' ROLL UP DOOR SERVICE
- ❑ 3 RECESSED DOCK HIGH DOORS



THE PROPERTY 665 North King Road:

PROPERTY OVERVIEW:

665 NORTH KING ROAD SAN JOSE, CALIFORNIA

- The building resides on approximately 2.46 acres of land. The property is zoned Light Industrial (LI).
- Two fenced areas with a ~.50 acres fenced at North/East corner of property.
- Office/Show Room at ground floor with parts storage at rear of office area.
- 3 recessed dock high doors
- Fully sprinklered at GPM Discharge 443.9 / Residual Pressure at Base of Riser: 37.7 PSI. / Density: .19 GPM Sq.Ft.
- 400 amp panel with 120/240 volts 3 phase.
- 225 amp interior panel with 120/240 volts 3 phase.

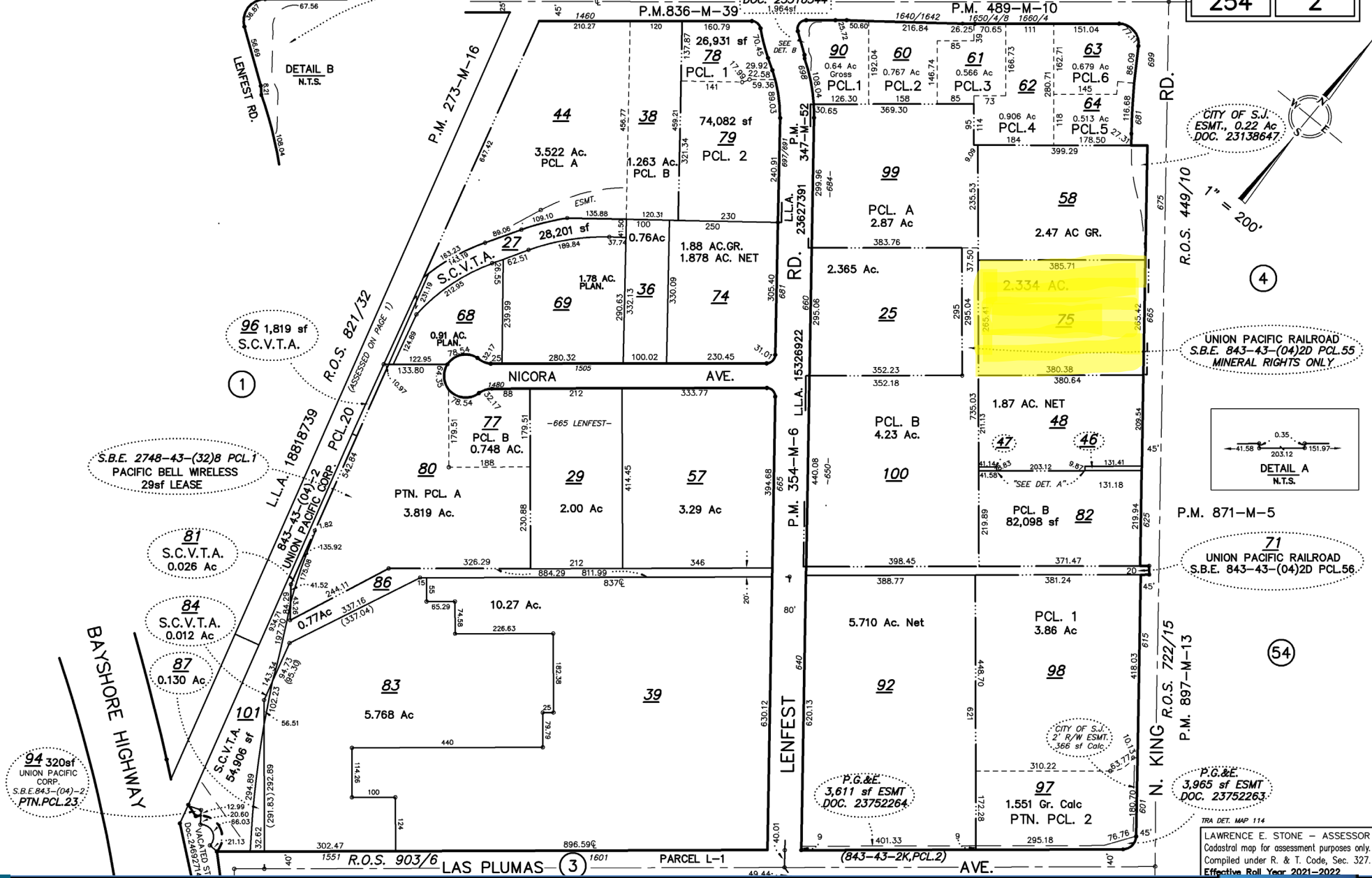
NORTH KING ROAD AREA:

- 101 Freeway access via Mckee Road ~ 1mile.
- 680 Freeway access via Mckee Road ~1.7miles.
- Within 1 mile of Berryessa BART Station.
- Minutes from San Jose Mineta International Airport and Downtown San Jose.
- New 227,000 SF Manufacturing/Warehouse development at 650 N. King Rd.
- Last Mile location.

PARCEL MAP

OFFICE OF COUNTY ASSESSOR — SANTA CLARA COUNTY, CALIFORNIA
 MABURY S.C.V.T.A. ESMT. DOC. 23310544
 (17) R.O.S. 509/B-10 RD.

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CITY OF S.J. ESMT. 0.22 Ac. DOC. 23138647

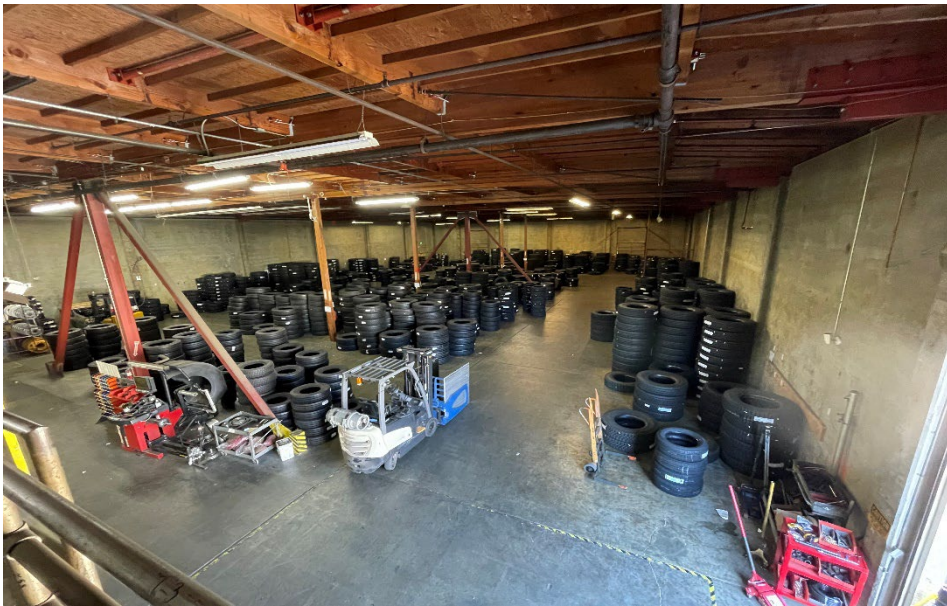
UNION PACIFIC RAILROAD S.B.E. 843-43-(04)2D PCL.55 MINERAL RIGHTS ONLY

UNION PACIFIC RAILROAD S.B.E. 843-43-(04)2D PCL.56

P.G.&E. 3,965 sf ESMT DOC. 23752263

LAWRENCE E. STONE - ASSESSOR
 Cadastral map for assessment purposes only.
 Compiled under R. & T. Code, Sec. 327.
 Effective Roll Year 2021-2022

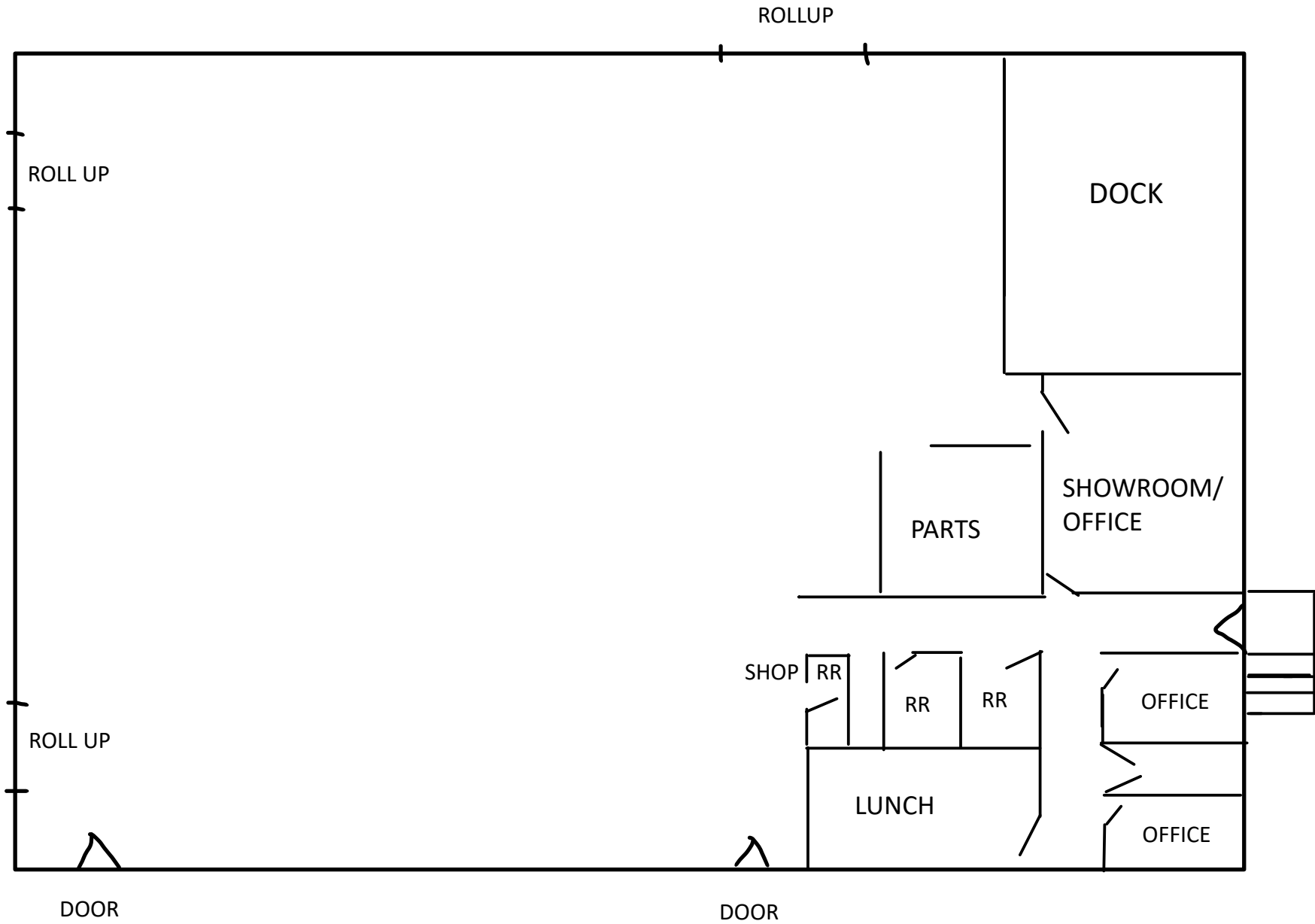
PROPERTY PICTURES



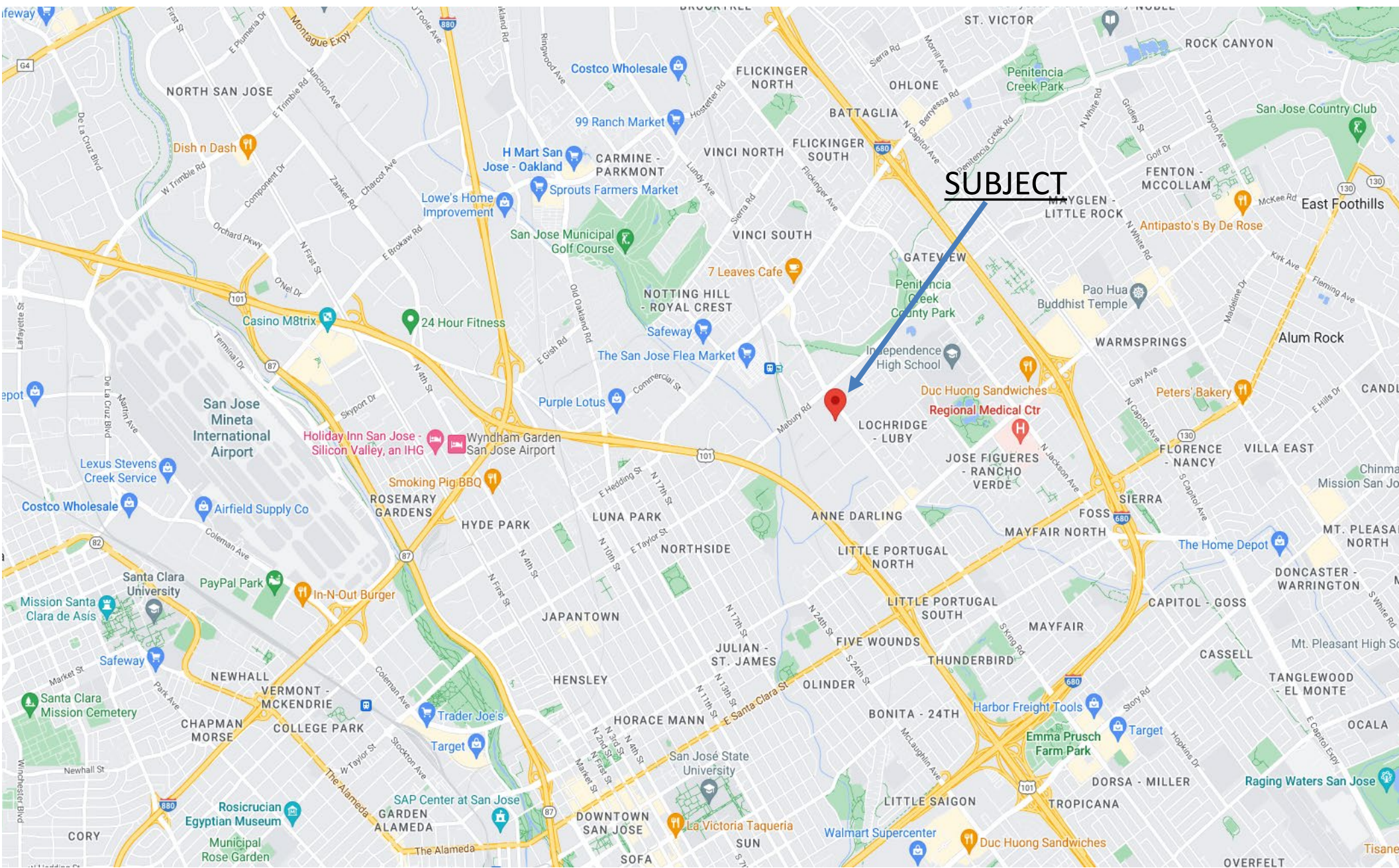
PROPERTY PICTURES



FLOOR PLAN (NOT TO SCALE)



LOCATION MAP



SUBJECT