

# SOUTH BAY TECH CENTER

MONTAGUE EXPWY AT SOUTH MAIN ST, MILPITAS, CA



## Office and Flex Spaces Available for Lease

Possible expansion within park

Parking 3/1,000

Zoning MXD

High visibility project

Easy access to Hwy 880 & Hwy 680

Call broker to tour

**DAVE GEISSBERGER**  
408.588.2338  
dave.geissberger@kidder.com  
LIC N° 01401887

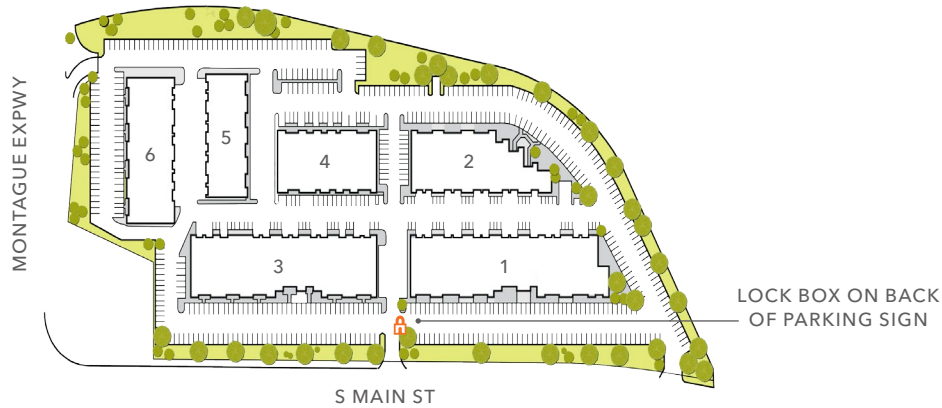
**DERIK BENSON**  
408.588.2332  
derik.benson@kidder.com  
LIC N° 01182654

**KIDDER.COM**

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## CURRENT AVAILABILITIES

Address	Bldg	SF	Type	Price	Comments
1765 S MAIN ST #117	6	±6,668	Flex	\$1.95 Gross	Office, warehouse, grade level loading
1639-A S MAIN ST	2	±2,562	Office (Upstairs)	\$1.85 Gross	
1625 S MAIN ST	1	±2,496	Flex	\$1.95 Gross	Grade level loading, Available 11/1/2024
1649-A MAIN ST	2	±2,012	Office (Upstairs)	\$1.85 Grosss	Available 11/15/2024
1647 S MAIN ST #200	2	±1,446	Office (Upstairs)	\$2.25 Full Service	
1633-A S MAIN ST	2	±1,281	Office (Upstairs)	\$1.85 Gross	
1635-A S MAIN ST	2	±1,281	Office (Upstairs)	\$1.85 Gross	
1643-A S MAIN ST	2	±1,281	Office (Upstairs)	\$1.85 Gross	
1613-A S MAIN ST	1	±1,278	Office (Upstairs)	\$2.25 Gross	
1609-A S MAIN ST	1	±1,278	Office (Upstairs)	\$2.25 Gross	
1611-A S MAIN ST	1	±1,278	Office (Upstairs)	\$2.25 Gross	
1619-A S MAIN ST	1	±1,017	Office (Upstairs)	\$2.25 Gross	
1615-A S MAIN ST	1	±1,017	Office (Upstairs)	\$2.25 Gross	
1617-A S MAIN ST	1	±1,017	Office (Upstairs)	\$2.25 Gross	

\* Full Service suites include electrical but not janitorial

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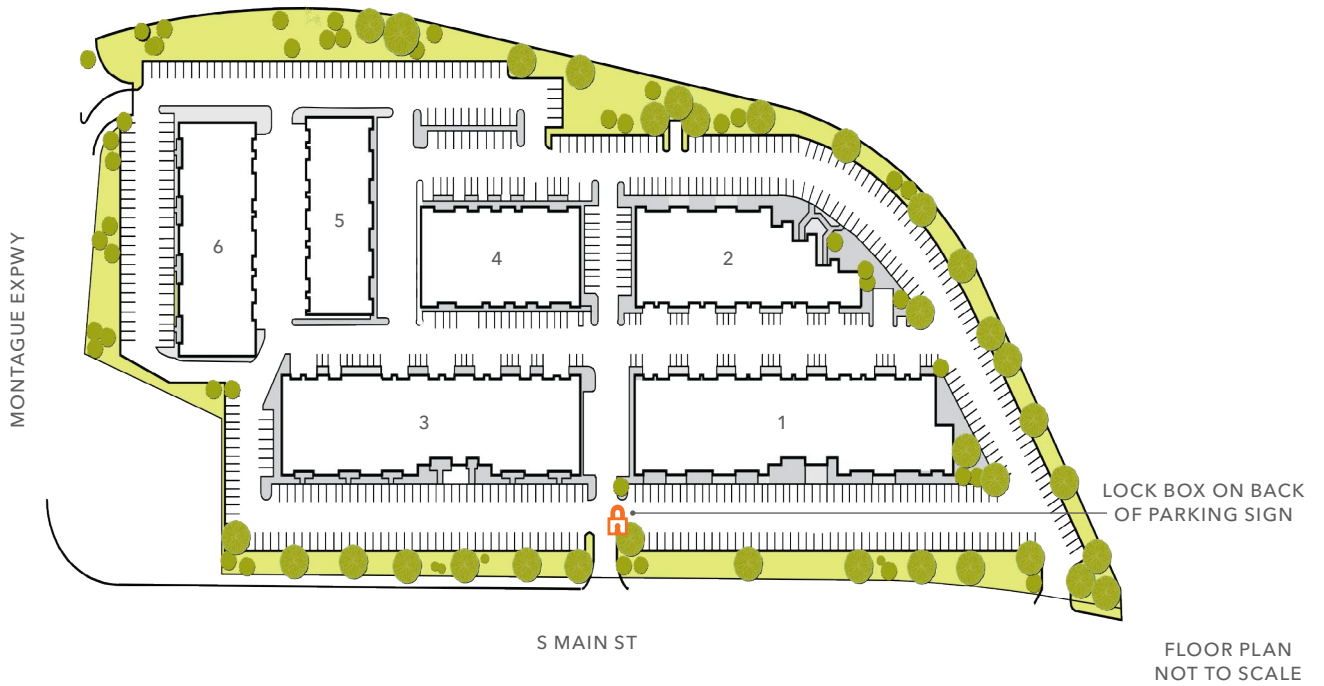
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## EXECUTIVE SUITES | CURRENT AVAILABILITIES

Address	Bldg	SF	Type	Price	Comments
1645 S MAIN ST #212	2	±600	Office (Upstairs)	\$2.75 Full Service	2nd Floor Office Space
1647-S MAIN ST	2	±568	Office	\$2.75 Full Service	
1613 S MAIN ST #108	1	±193	Office	\$2.75 Full Service	
1619 S MAIN ST #103	1	±166	Office	\$2.75 Full Service	

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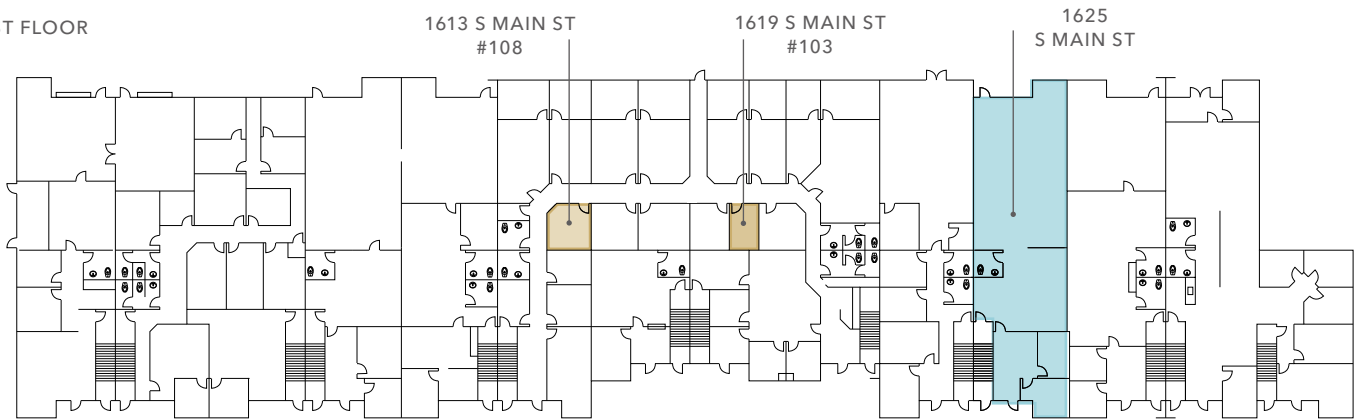
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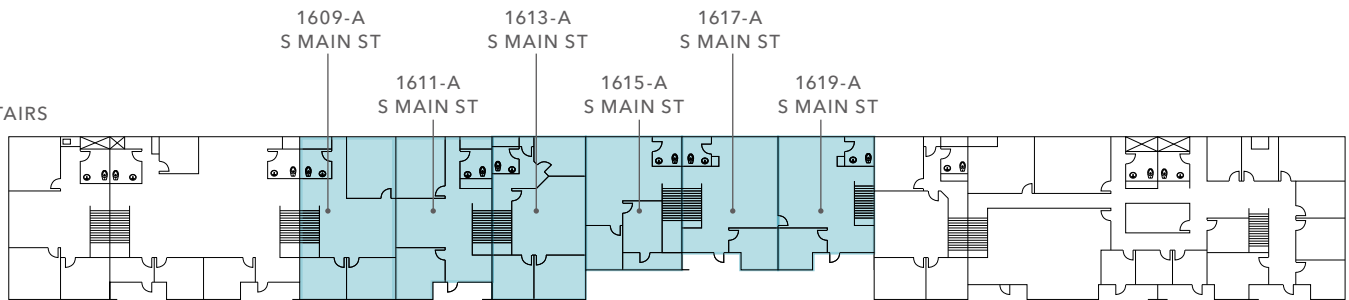


# BUILDING 1

FIRST FLOOR



UPSTAIRS



FLOOR PLANS NOT TO SCALE

## LEGEND

- Available Suites
- Available Executive Suites

## AVAILABILITIES

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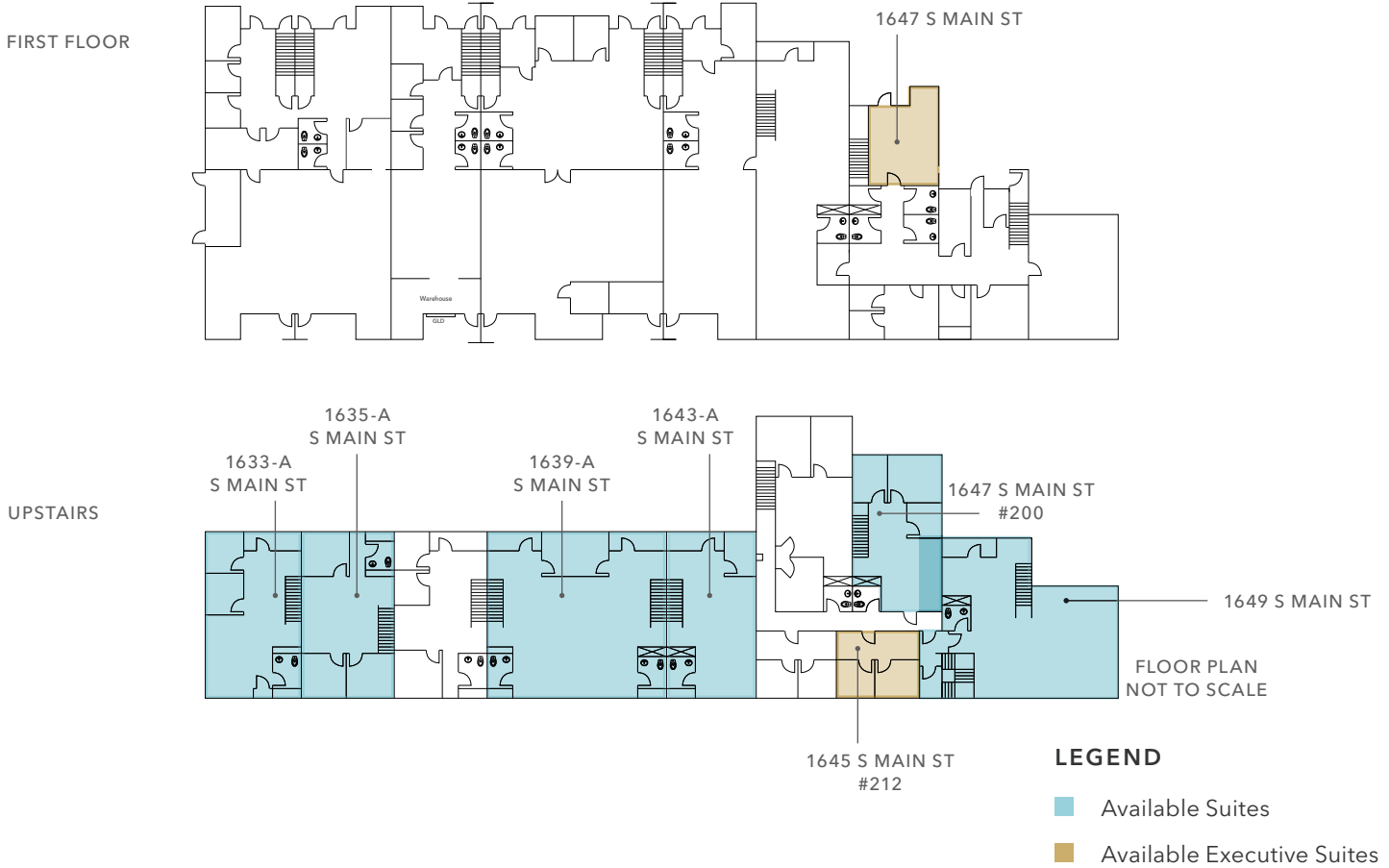
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# BUILDING 2

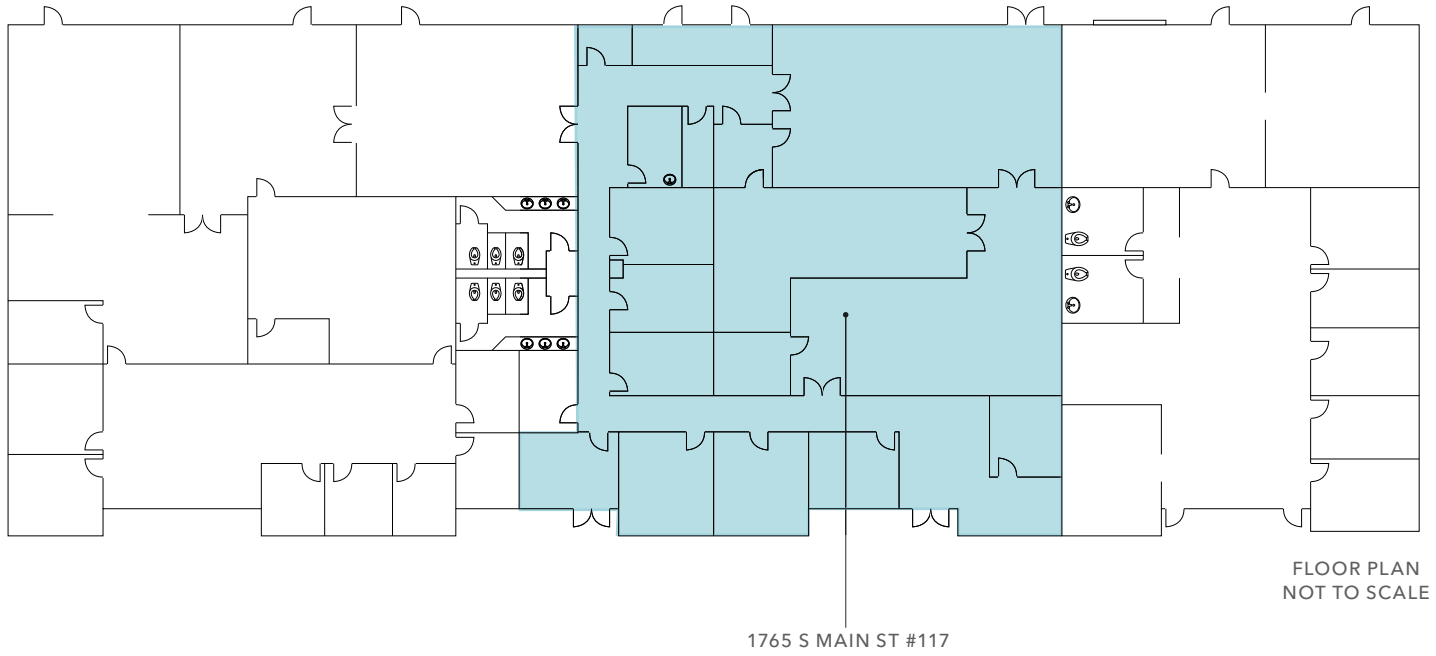


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1645 S MAIN ST #212	2	±600	Office (Upstairs)	\$2.75 Full Service	2nd Floor Office Space
1647-S MAIN ST	2	±568	Office	\$2.75 Full Service	

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# BUILDING 6



## AVAILABILITIES

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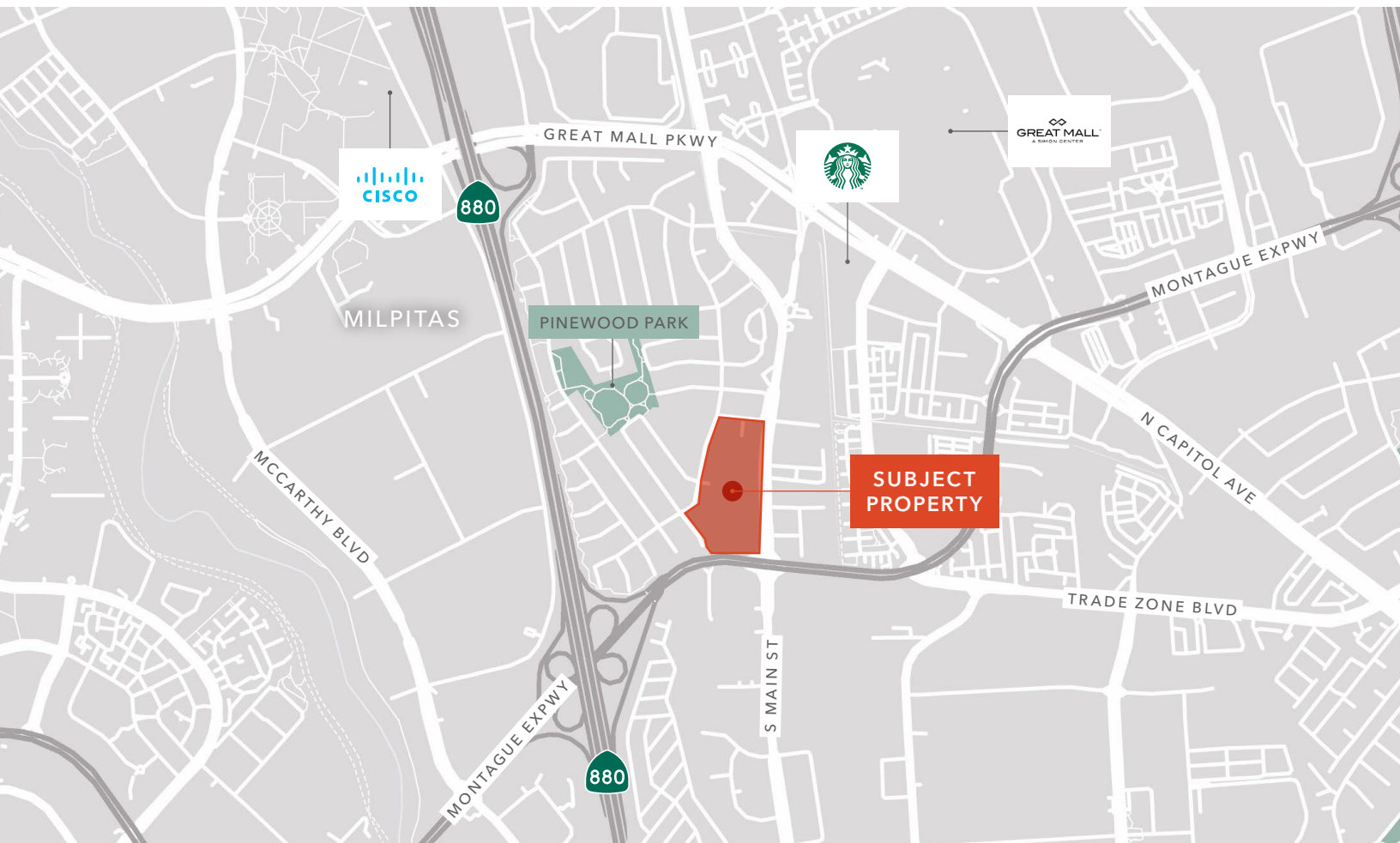
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