

# 1,358± SF For Lease @ Bascom & Union



2590 S. Bascom Ave. Unit B, San Jose, CA

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# PROPERTY OVERVIEW



- ◇ Retail / Office Space: 1,358± SF
- ◇ Excellent Visibility and Wide Frontage in a Busy Shopping Center
- ◇ Monument and Building Signage Options
- ◇ ADA Restrooms

- ◇ Dedicated HVAC and Utilities for Units
- ◇ Parking 4/1,000 SF
- ◇ Rent \$2.25 PSF, Plus NNN
- ◇ High Traffic Intersection off Union Ave and S Bascom Ave



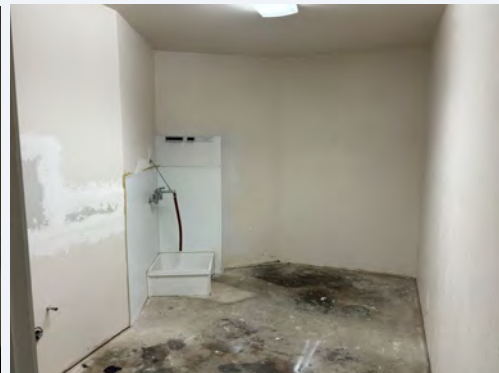
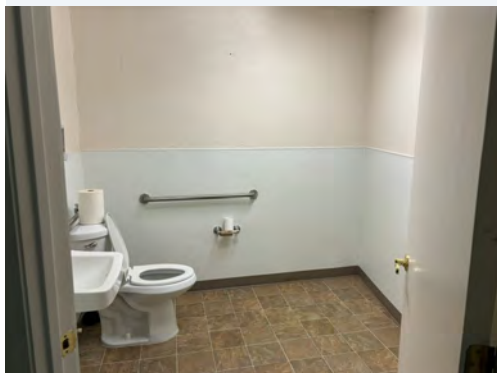
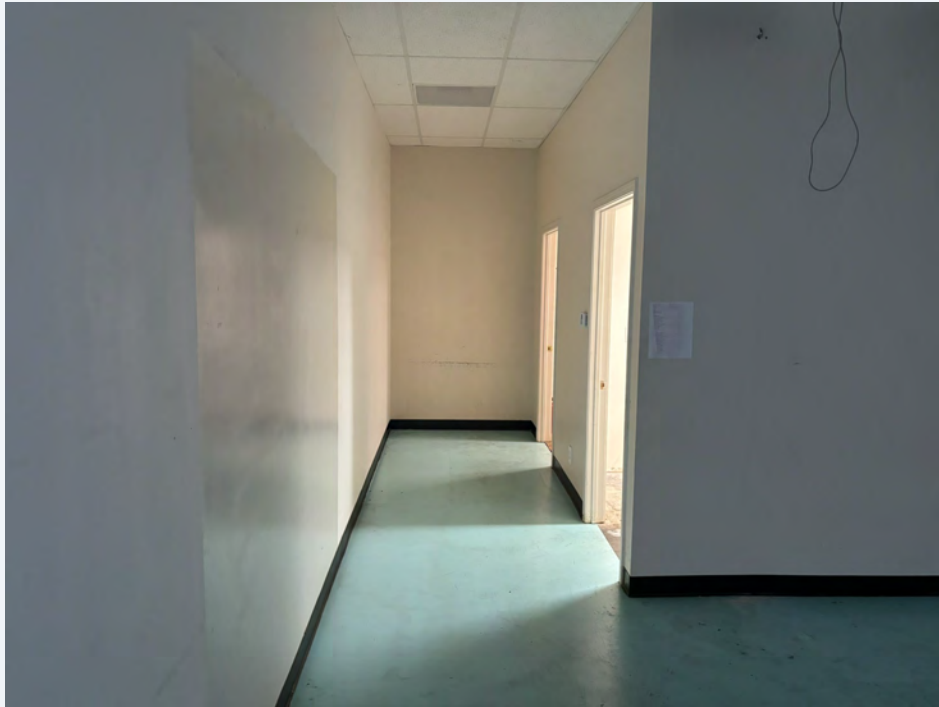
**Exterior Photo Unit B**  
**Retail / Office Space: 1,358± SF**  
**Rent \$2.25 PSF, Plus NNN**



The information contained herein has been obtained from sources we deem reliable. We cannot, however, assume responsibility for its accuracy.



**Interior Photos Unit B**  
**Retail / Office Space: 1,358± SF**  
**Rent \$2.25 PSF, Plus NNN**



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# PROPERTY AERIAL





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# DEMOGRAPHICS



2024	1-MILE	3-MILE	5-MILE
Population	22,944	222,058	531,791
Households	9,086	81,921	197,941
Average Household Income	\$187,565	\$193,745	\$196,289
Owner Occupied Housing Units	4,777	47,116	106,679
Renter Occupied Housing Units	4,309	34,805	91,262
Median Age	40.8	40.4	39.8
Median Household Income	\$137,702	\$148,766	\$144,560

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