

R&D, Office | For Lease



CBRE

# Koll Business Park

San Jose, CA 95122  
[www.cbre.com/siliconvalley](http://www.cbre.com/siliconvalley)

±800 - ±4,000 SF



# Koll Business Park

San Jose, CA 95122

# For Lease



License # CA-00979399

## AVAILABLE SUITES

AVAILABLE

| BUILDING | SUITE   | SIZE   | NOTES                                                    |
|----------|---------|--------|----------------------------------------------------------|
| 1425     | 104-105 | ±4,000 | Shell condition. BTS- interior Improvements. 2 GL Doors. |
| 1425     | 107     | ±2,000 | 20% Office. 80% Warehouse. GL Door                       |
| 1430     | 101     | ±1,725 | 50% Office. 50% Warehouse. GL Door                       |
| 1435     | 102     | ±2,540 | 30% Office/70% Warehouse. 1 GL Door.                     |
| 1435     | 105     | ±2,340 | Partial 2-Story, 50% Office/50% Warehouse. GL Door.      |
| 1435     | 106     | ±2,340 | 30% Office/70% Warehouse. 1 GL Door.                     |
| 1435     | 107     | ±2,340 | 30% Office/70% Warehouse. 1 GL Door.                     |
| 1435     | 112     | ±2,450 | Partial 2-story, 40% Office, 60% Warehouse, GL Door      |
| 1440     | 109     | ±1,000 | Dropped Ceilng. 50% Office/50% Tile Floor Lab            |
| 1440     | 110     | ±800   | 100% Dropped Ceiling Office                              |
| 1445     | 103     | ±2,000 | 35% Office, 65% Warehouse. GL Door                       |

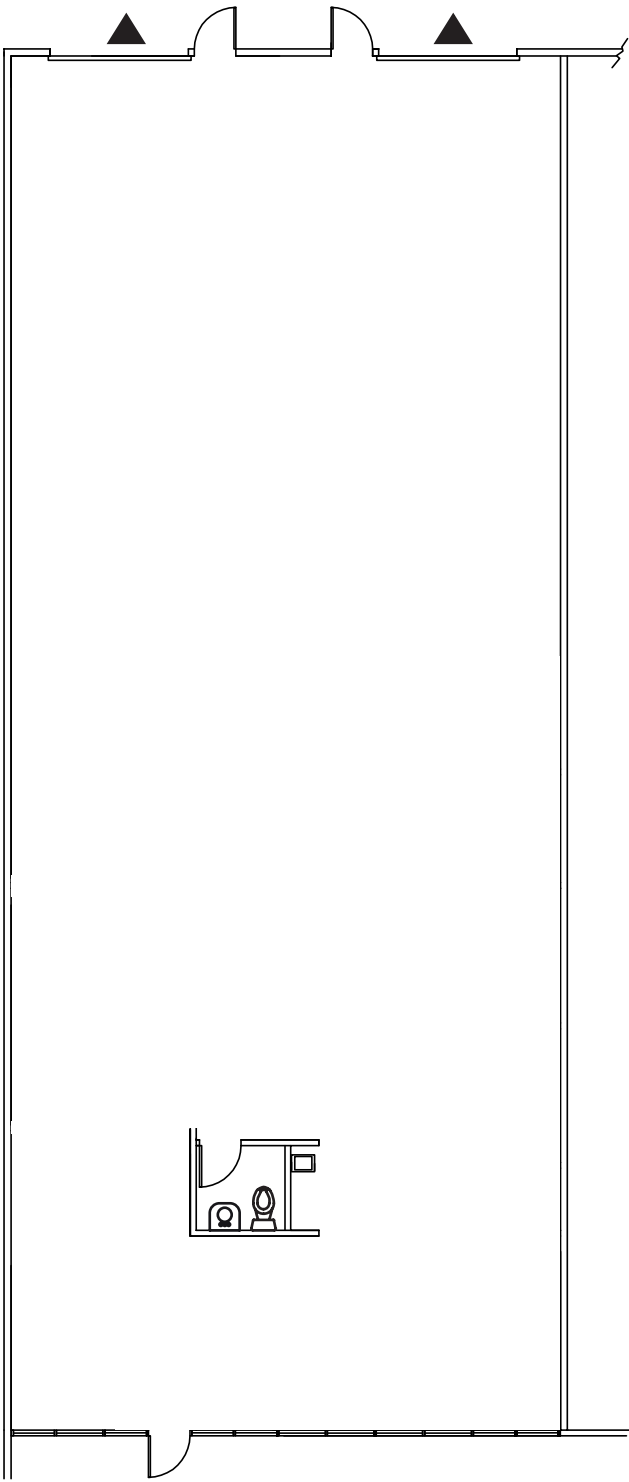
## PROPERTY HIGHLIGHTS

- + Eleven Building Campus Totaling ±181,305 SF
- + Mix of Office and Industrial Units; Can Support Multiple Users
- + Close Proximity to San Jose International Airport
- + Short Walk to Light Rail Station on North First Street
- + Freeway Visibility
- + Easy Access from Highway 101

# Floorplan

Koll Business Park  
San Jose, CA 95122

1425 KOLL CIRCLE  
SUITE 104-105  
±4,000 SF



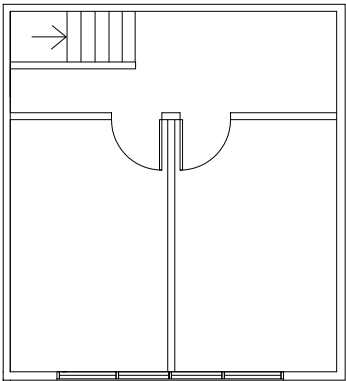
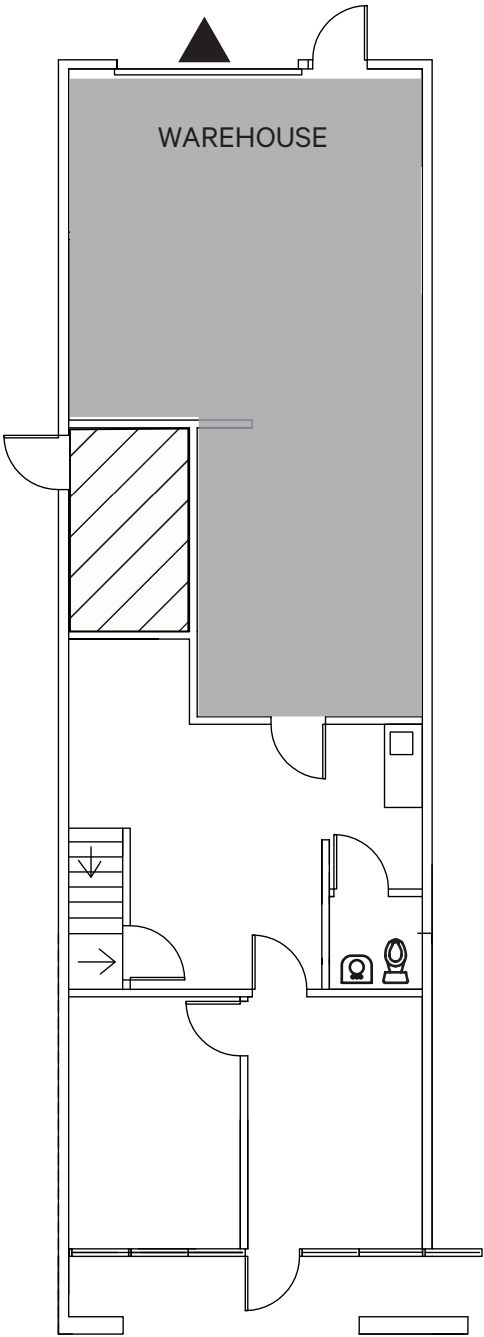
- WAREHOUSE
- GRADE LEVEL DOOR

NOT TO SCALE

# Floorplan

Koll Business Park  
San Jose, CA 95122

1430 KOLL CIRCLE  
SUITE 101  
±1,725 SF



- WAREHOUSE
- GRADE LEVEL DOOR
- NOT A PART
- NOT TO SCALE



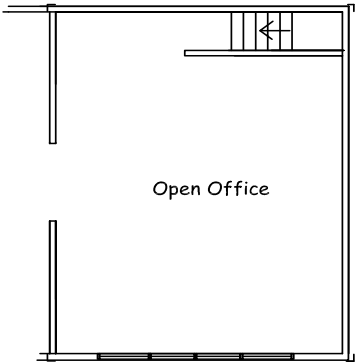
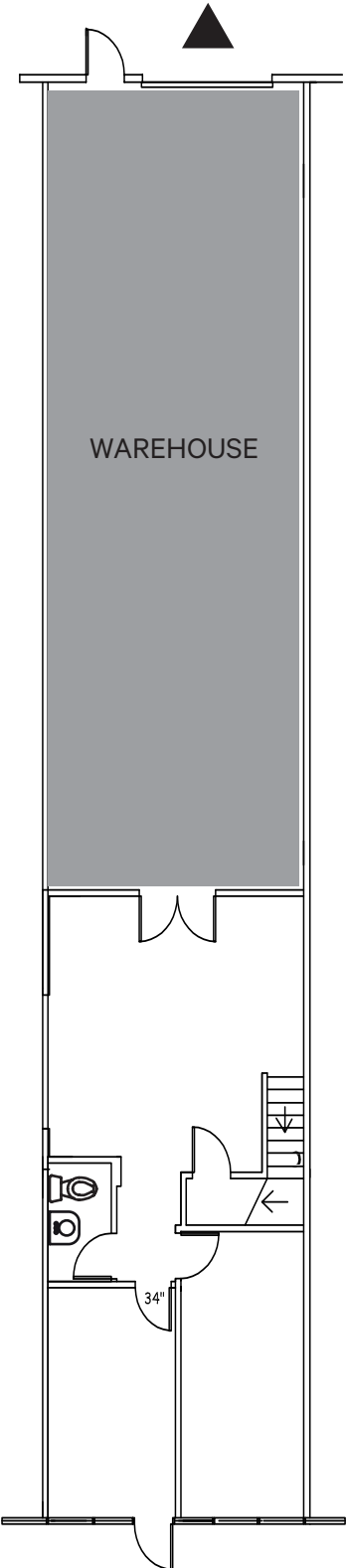
# Floorplan

Koll Business Park  
San Jose, CA 95122

1435 KOLL CIRCLE  
SUITE 102  
±2,540 SF

- WAREHOUSE
- GRADE LEVEL DOOR

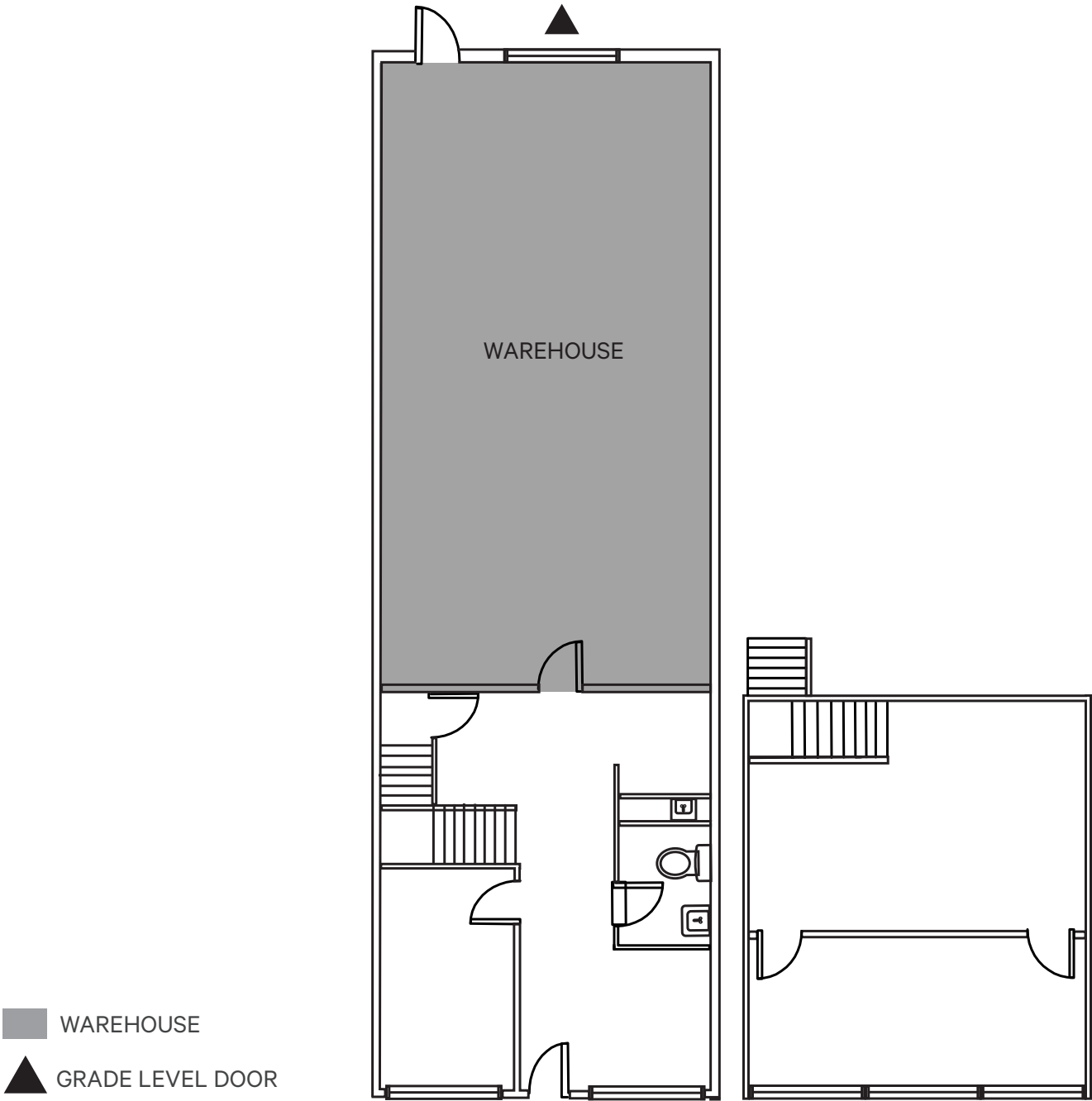
NOT TO SCALE



# Floorplan

Koll Business Park  
San Jose, CA 95122

1435 KOLL CIRCLE  
SUITE 105  
±2,340 SF

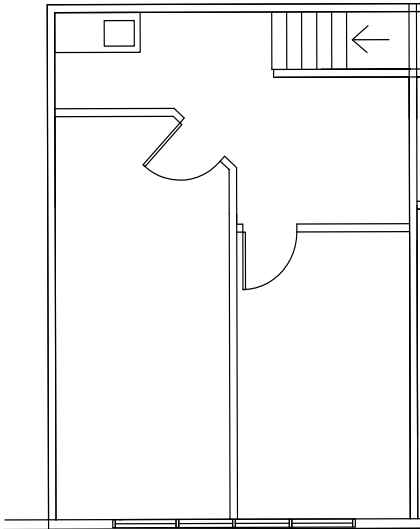
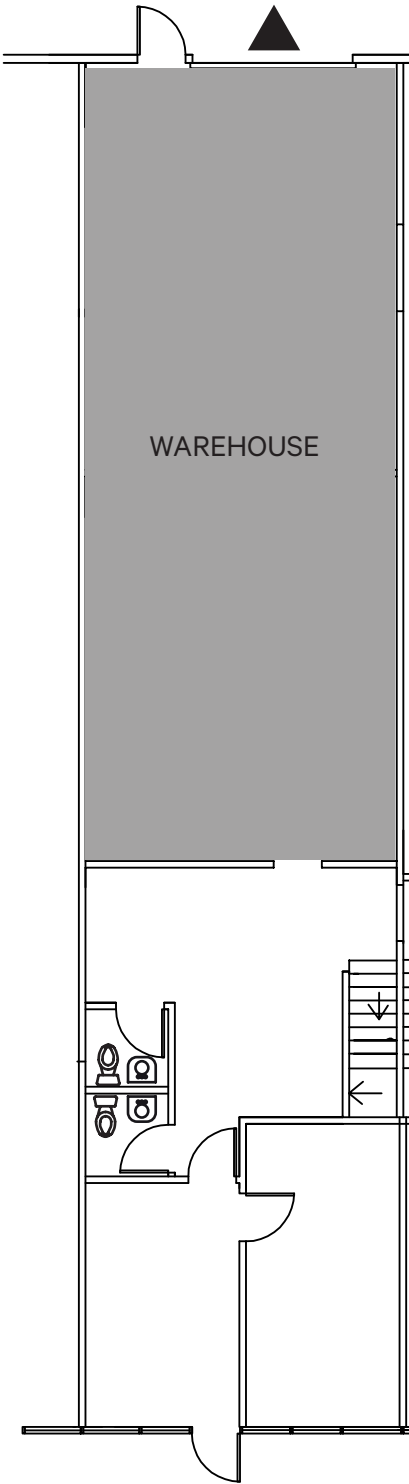


NOT TO SCALE

# Floorplan

Koll Business Park  
San Jose, CA 95122

1435 KOLL CIRCLE  
SUITE 106  
±2,340 SF



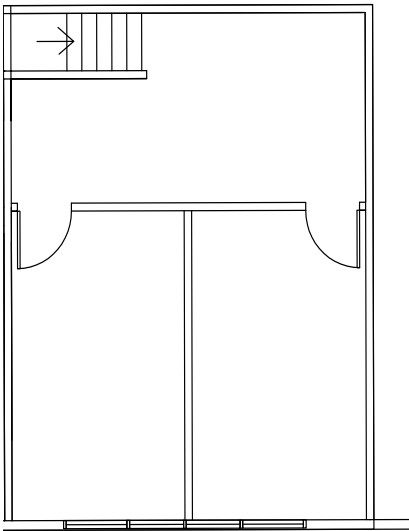
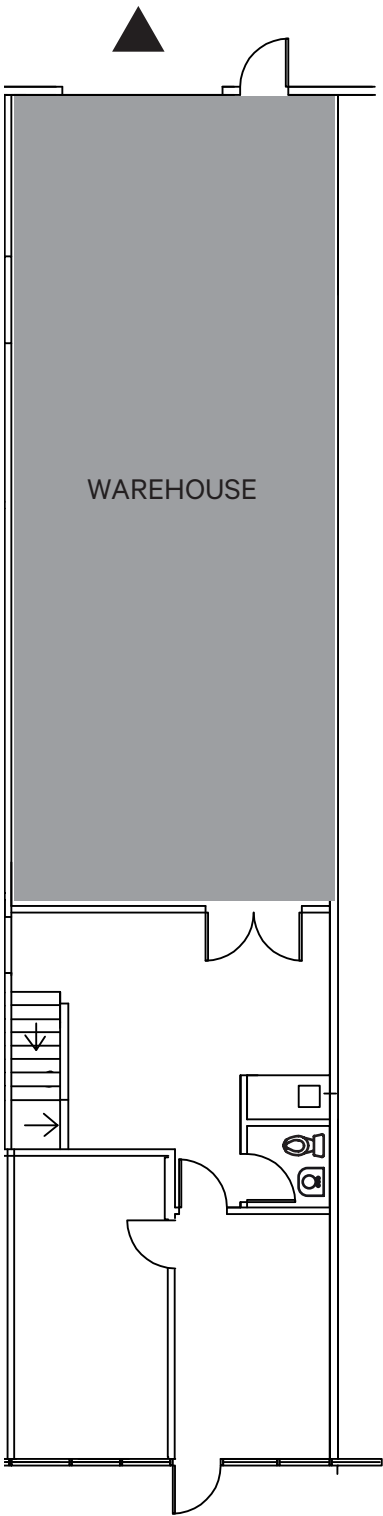
WAREHOUSE  
GRADE LEVEL DOOR

NOT TO SCALE

# Floorplan

Koll Business Park  
San Jose, CA 95122

1435 KOLL CIRCLE  
SUITE 107  
±2,340 SF



WAREHOUSE  
GRADE LEVEL DOOR

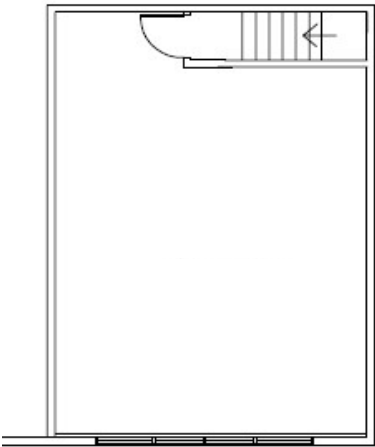
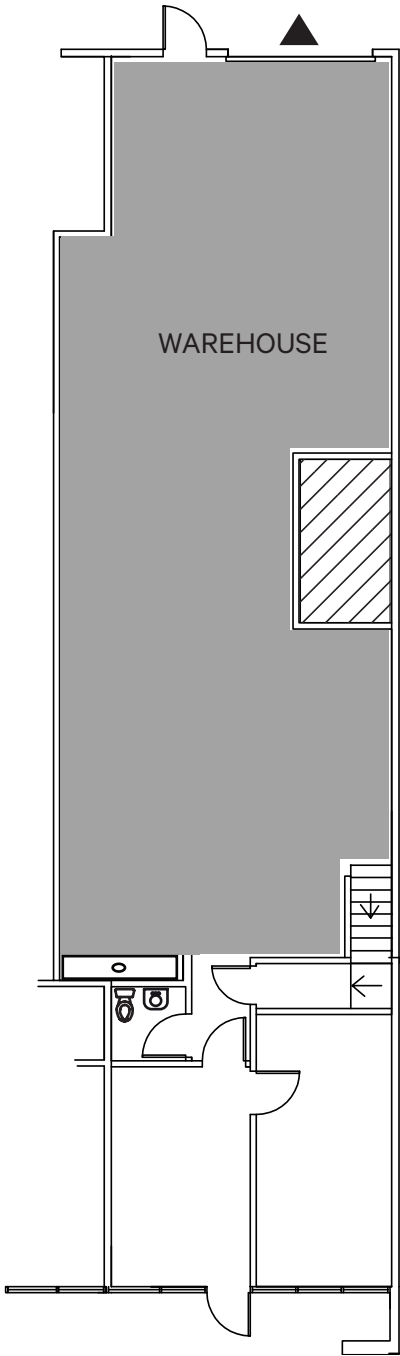
NOT TO SCALE



# Floorplan

Koll Business Park  
San Jose, CA 95122

1435 KOLL CIRCLE  
SUITE 112  
±2,450 SF



- WAREHOUSE
- GRADE LEVEL DOOR
- NOT A PART
- NOT TO SCALE

# Floorplan

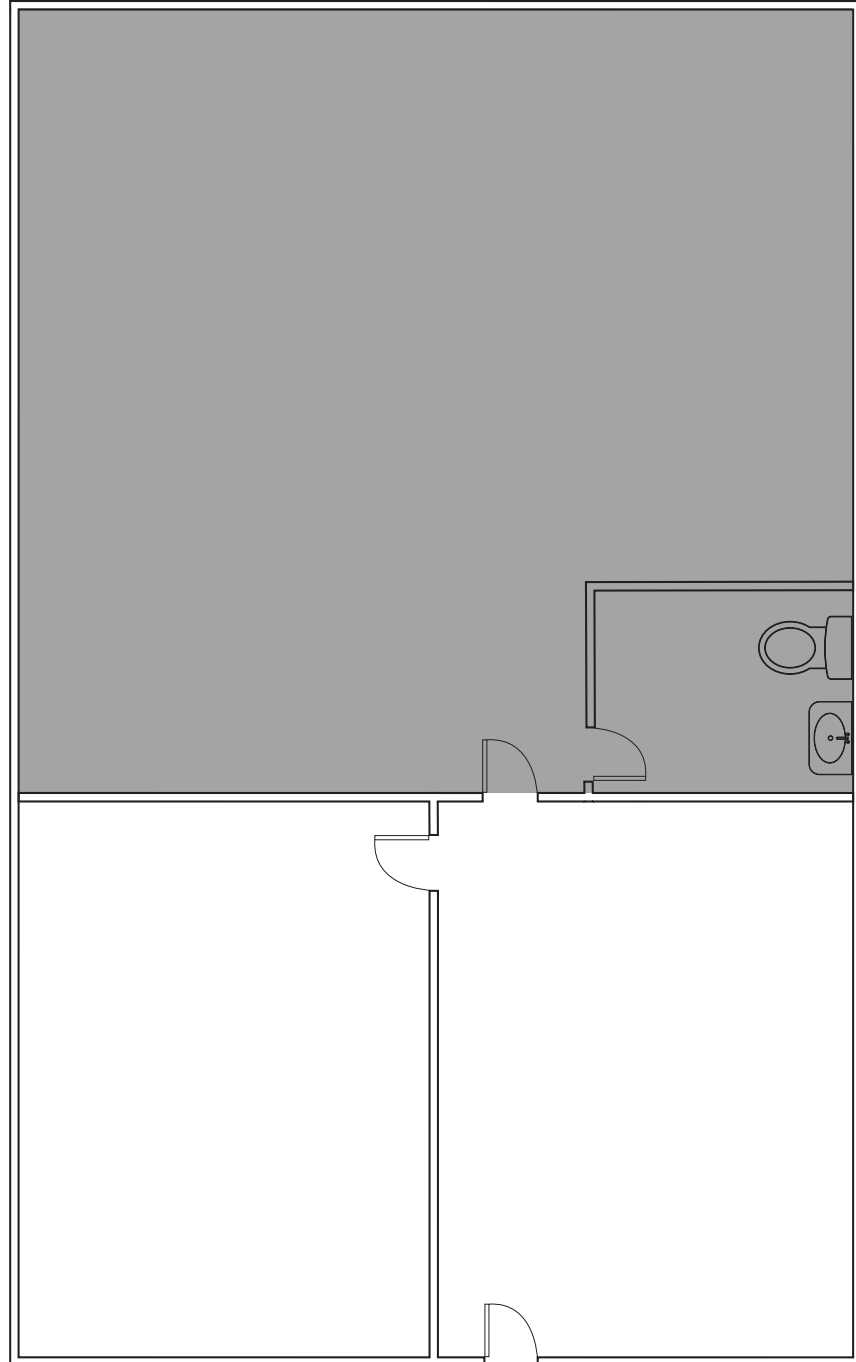
Koll Business Park

San Jose, CA 95122

**1440 KOLL CIRCLE**

**SUITE 109**

±1,000 SF



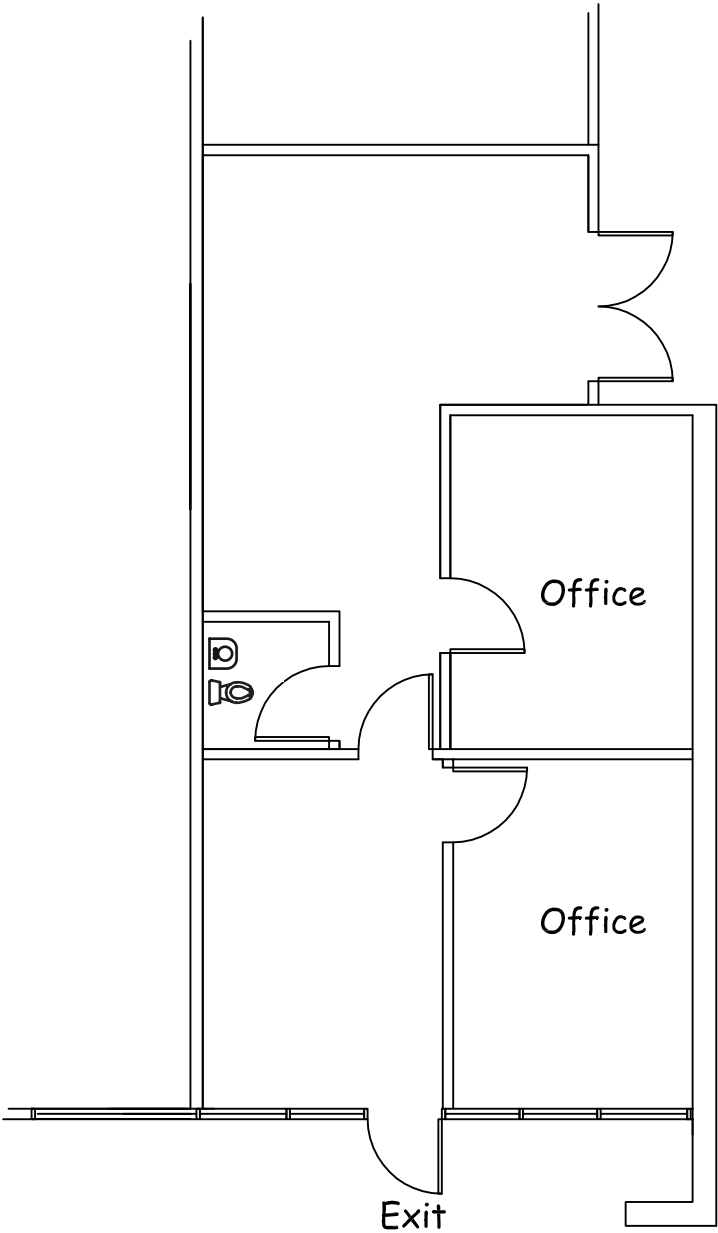
■ DROPPED CEILING

NOT TO SCALE

# Floorplan

Koll Business Park  
San Jose, CA 95122

1440 KOLL CIRCLE  
SUITE 110  
±800 SF



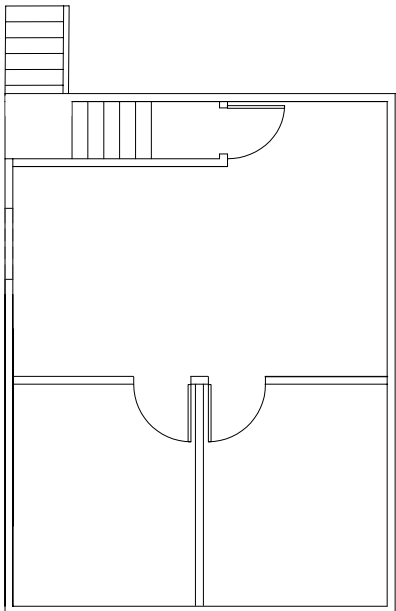
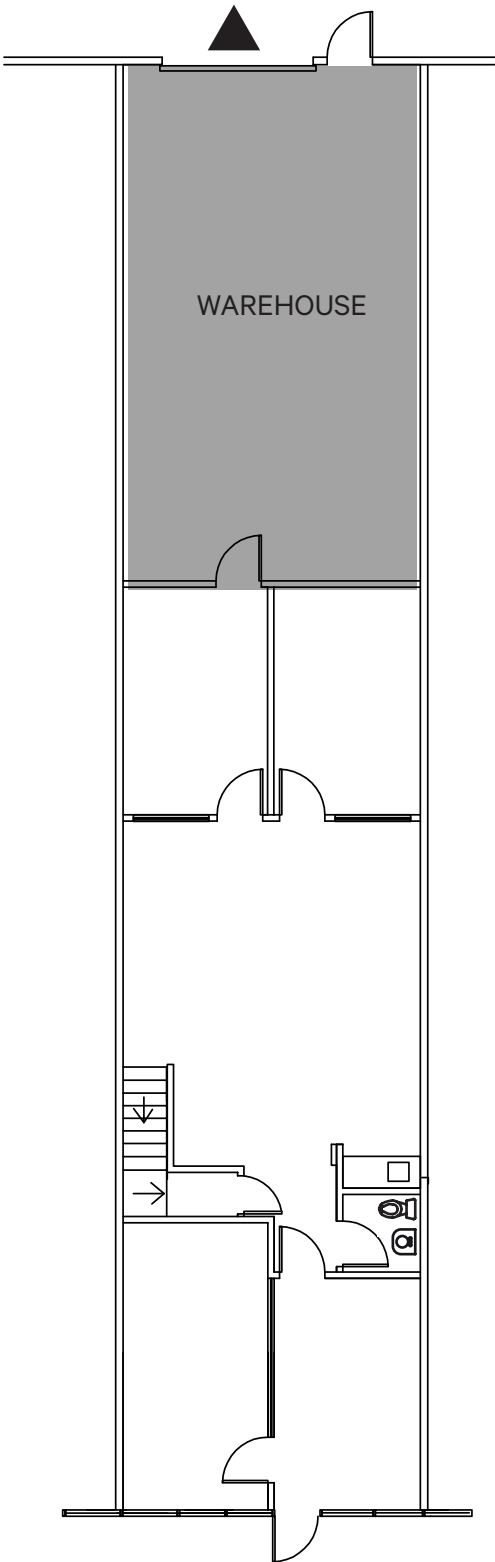
- WAREHOUSE
- GRADE LEVEL DOOR

NOT TO SCALE

# Floorplan

Koll Business Park  
San Jose, CA 95122

1450 KOLL CIRCLE  
SUITE 103  
±2,540 SF

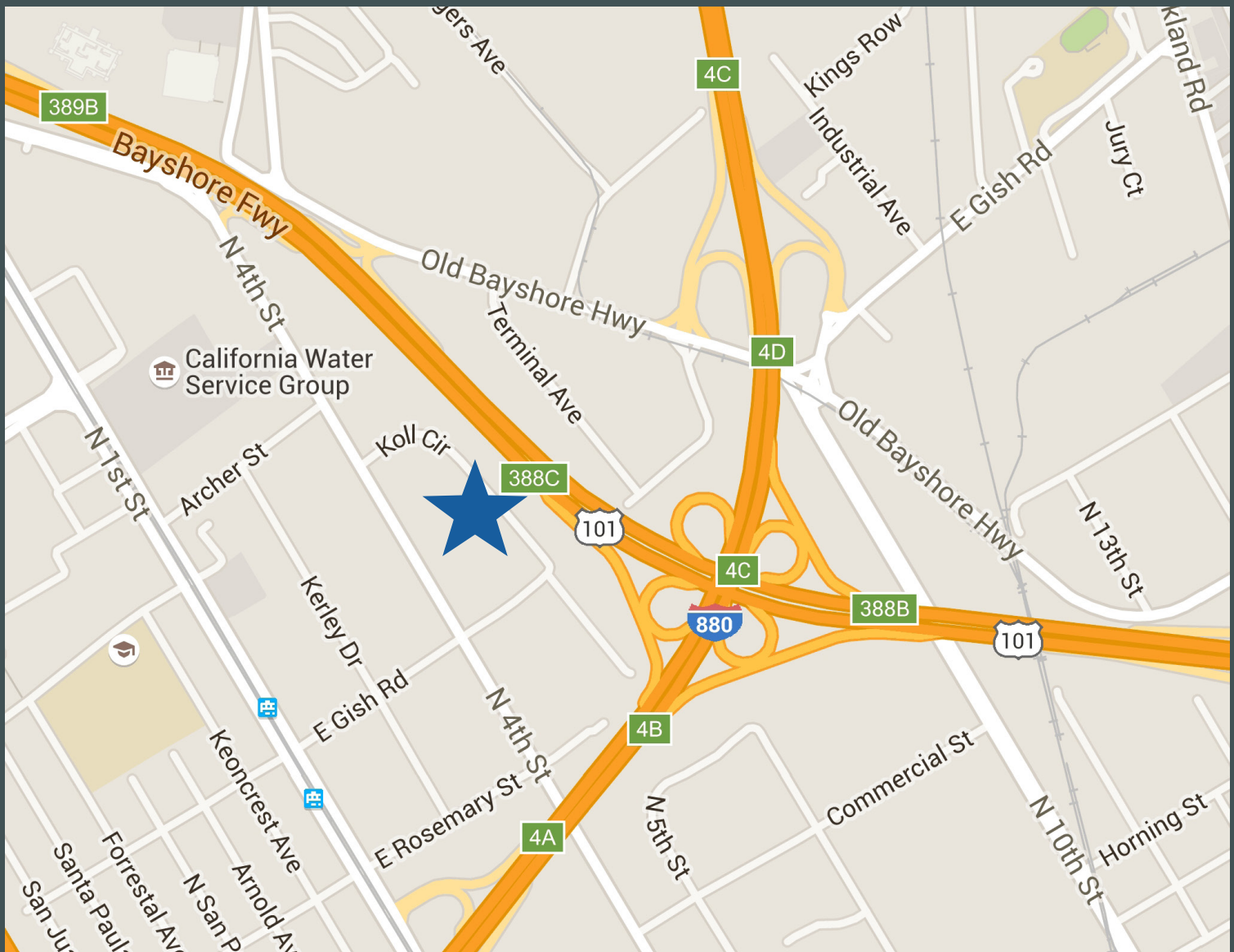


WAREHOUSE  
GRADE LEVEL DOOR  
NOT TO SCALE

For Lease

## Koll Business Park

San Jose, CA 95112



## Contact Us

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