

FOR LEASE

Multi-Tenant Industrial Space

CONTACT

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Montague East Business Park

1013 Pecten Court, Milpitas

- **±1,680 SF**
- 20% office, balance warehouse
- 1 grade level door
- Fully Fire Sprinklered
- 100 amp, 120/208 volts
- Asking \$1.65/SF Ind. Gross (\$0.26/SF CAM)
- Available Now

1051 Pecten Court, Milpitas

- **±5,740 SF**
- 15% Office, Balance Warehouse
- 2 Private Offices
- 1 Grade Level Door & 1 Dock High Door
- Fully Fire Sprinklered
- 200 Amps, 120/208 Volts
- Fenced Yard
- Asking: \$1.85/SF Ind. Gross (\$0.26/SF CAM)
- Available 01-01-2026

1021 Pecten Court, Milpitas

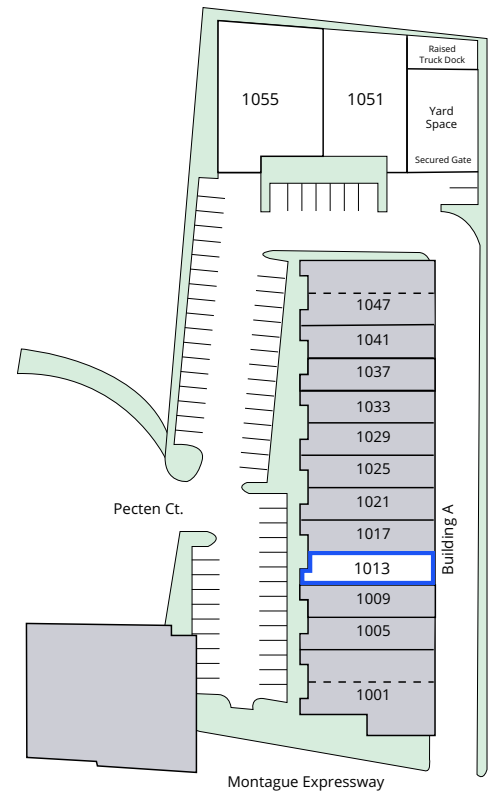
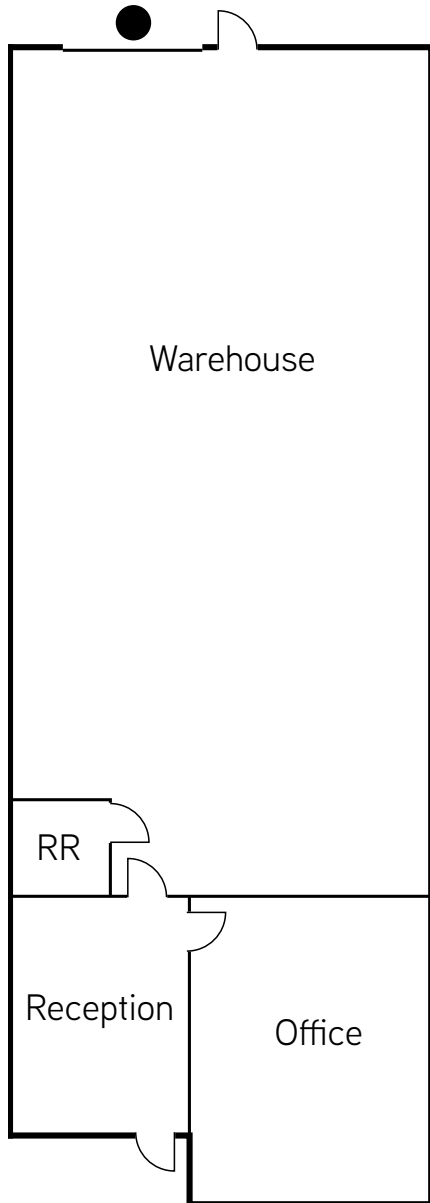
- **±1,680 SF**
- 20% Office, Balance Warehouse
- 1 Grade Level Door
- Fully Fire Sprinklered
- 100 Amps, 120/208 Volts, 3 Phase Power
- Asking: \$1.65/SF Ind. Gross (\$0.26/SF CAM)
- Available Now



1055 Pecten Court, Milpitas

- **±5,850 SF**
- 10% Office, Balance Warehouse
- 2 Grade Level Doors
- Fully Fire Sprinklered
- 200 Amps, 120/208 Volts, 3 Phase Power
- Skylights
- Asking: \$1.75/SF Ind. Gross (\$0.26/SF CAM)
- Available Now

Floor Plan

1013 Pecten Court, Milpitas
±1,680 SF



 = Available  = GL Door
 = Leased  = Lockbox

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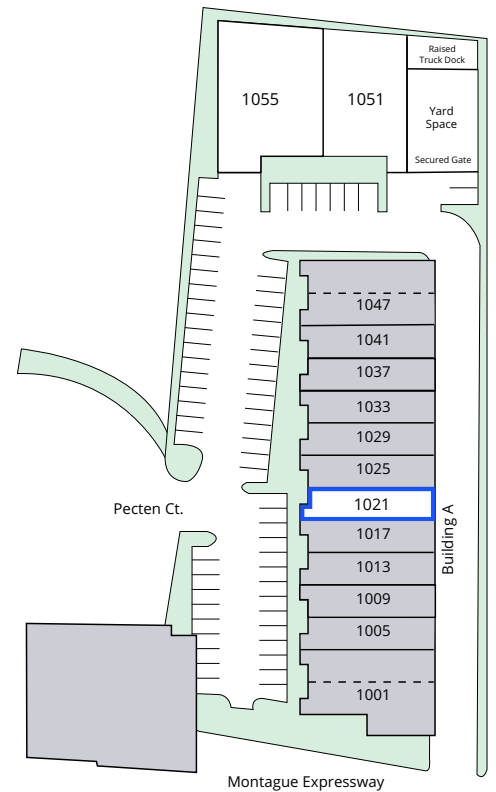
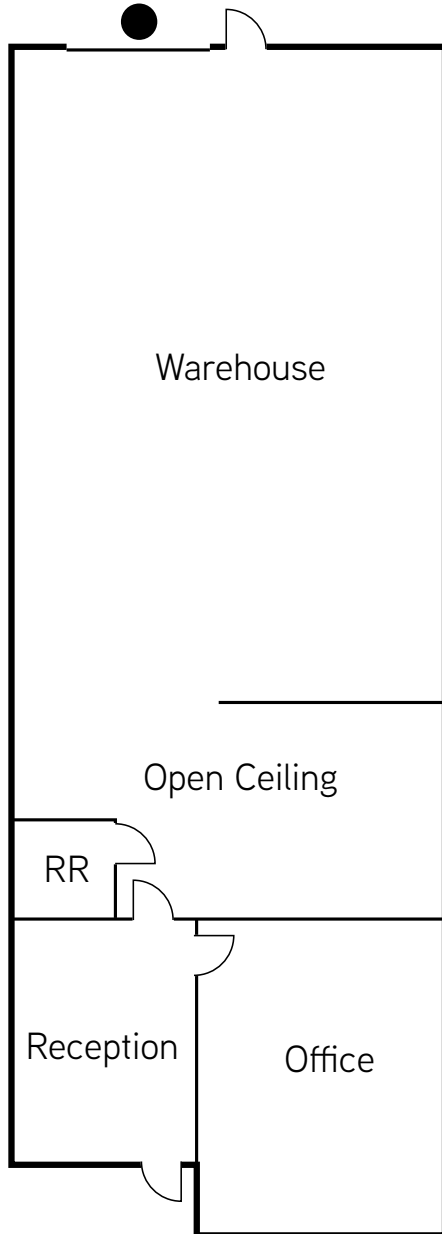
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Floor Plan

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±1,680 SF



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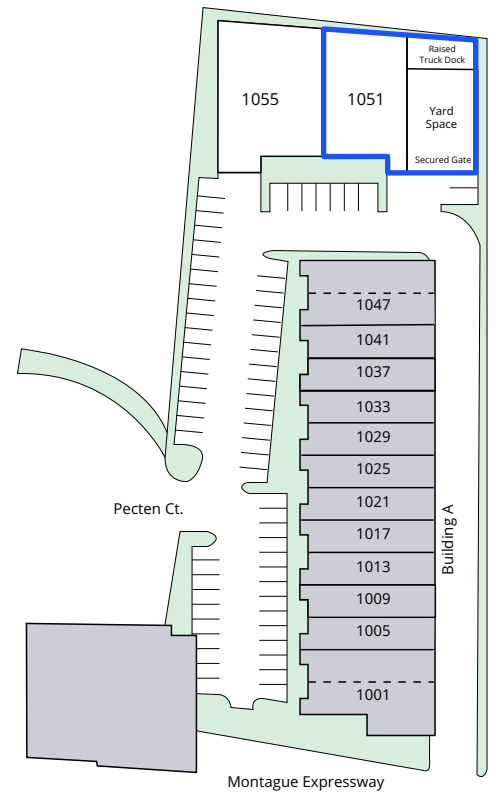
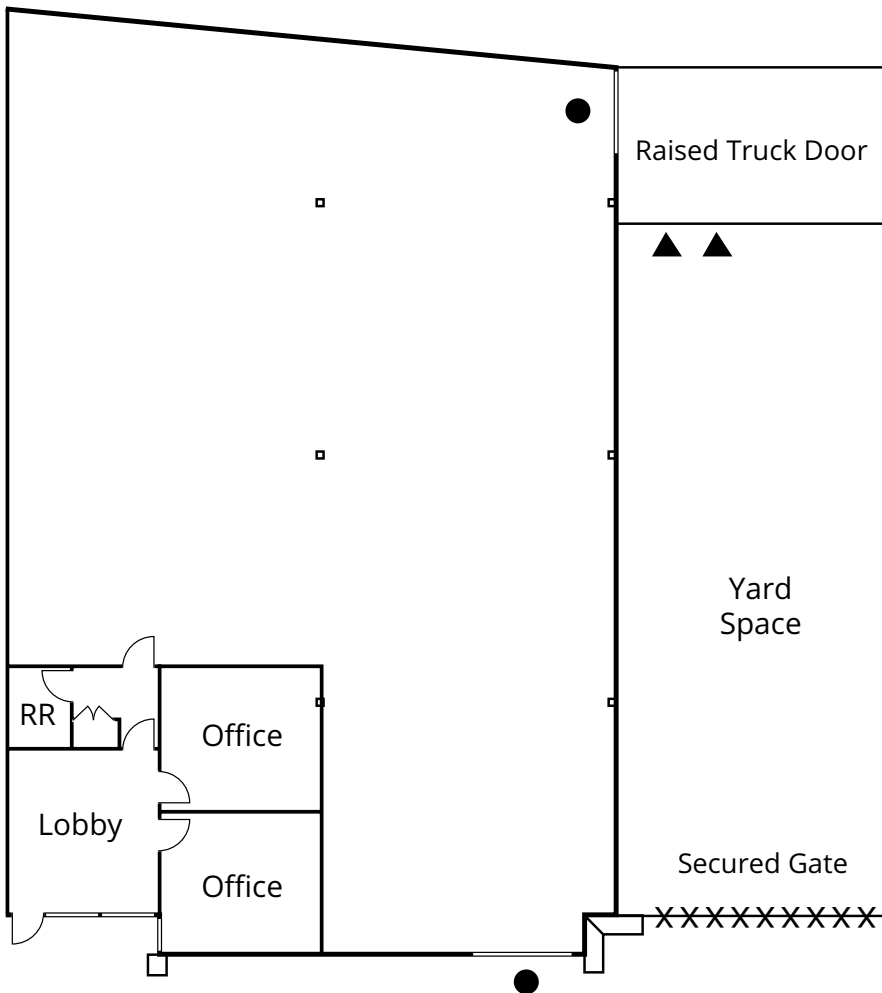
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±5,740 SF



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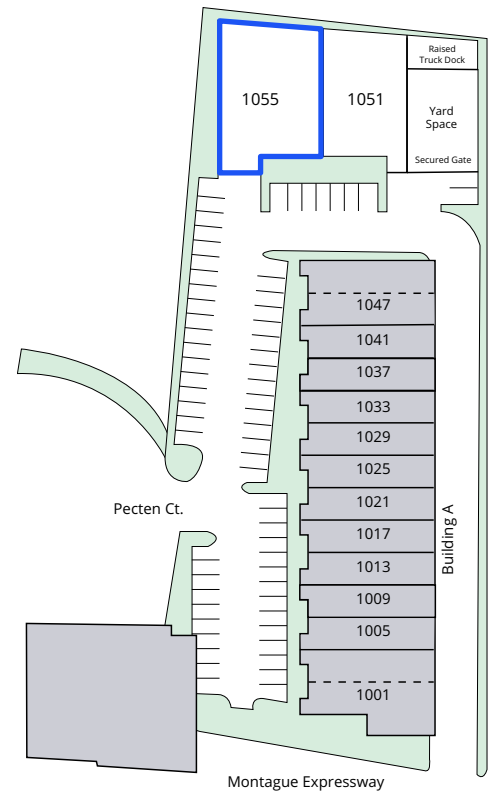
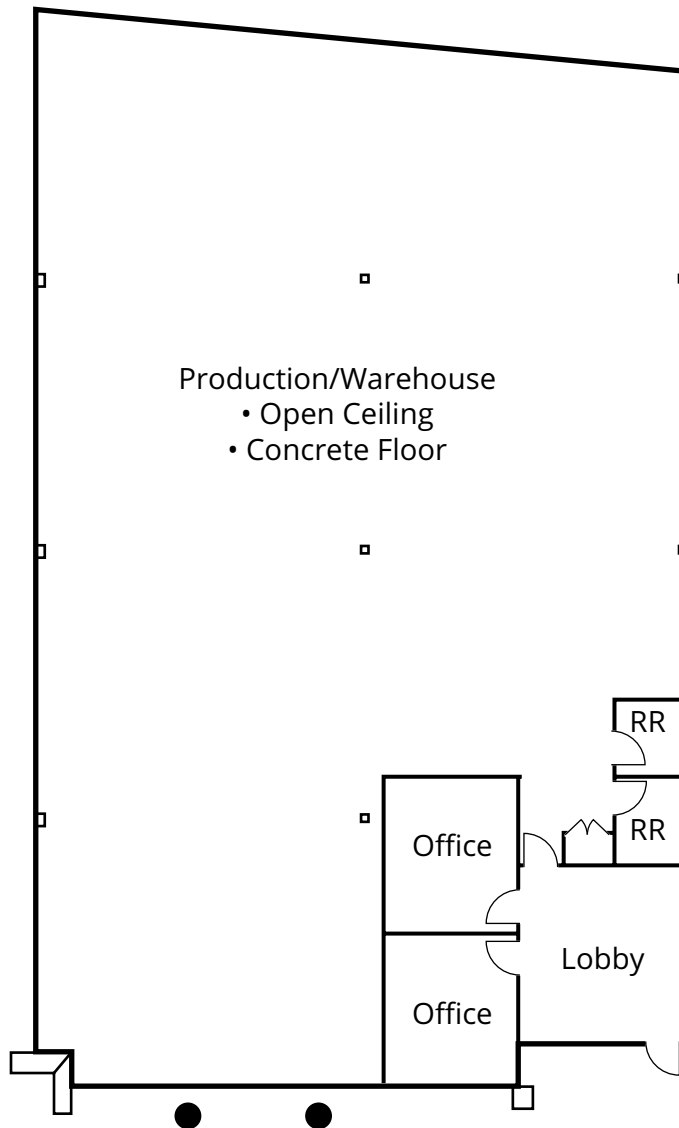
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±5,850 SF



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 = Leased  = Lockbox

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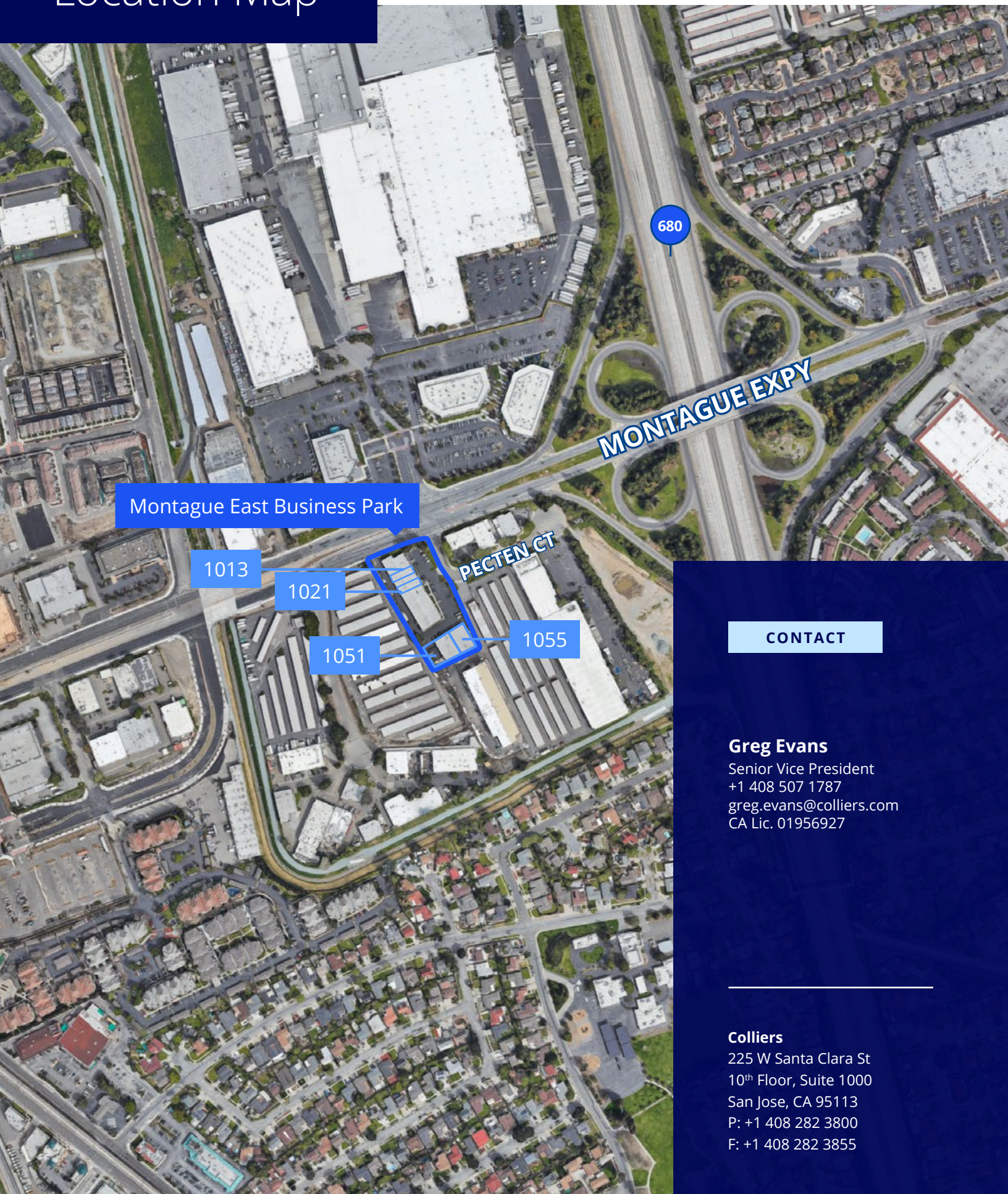
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Location Map



Montague East Business Park

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1021

1051

1055

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Amenities Map

McCarthy Ranch Marketplace



Great Mall



Montague East Business Park

North Park Plaza



Brokaw Commons



Sprout @ Brokaw



Milpitas Square



River Oaks



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