

FOR LEASE



# Multi-Tenant Industrial Space

## CONTACT

**Greg Evans**

Senior Vice President  
+1 408 507 1787  
greg.evans@colliers.com  
CA Lic. 01956927

---

225 W Santa Clara St  
10<sup>th</sup> Floor, Suite 1000  
San Jose, CA 95113  
P: +1 408 282 3800  
F: +1 408 282 3855  
colliers.com/siliconvalley

## 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

**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

**1051 Pecten Court, Milpitas**

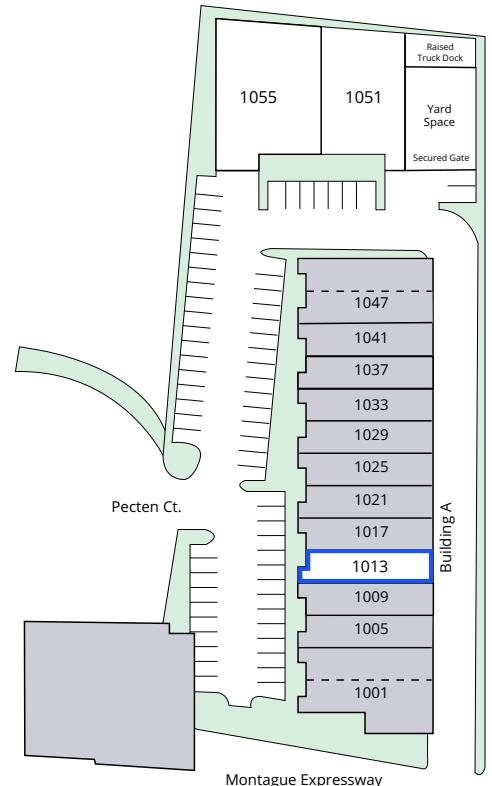
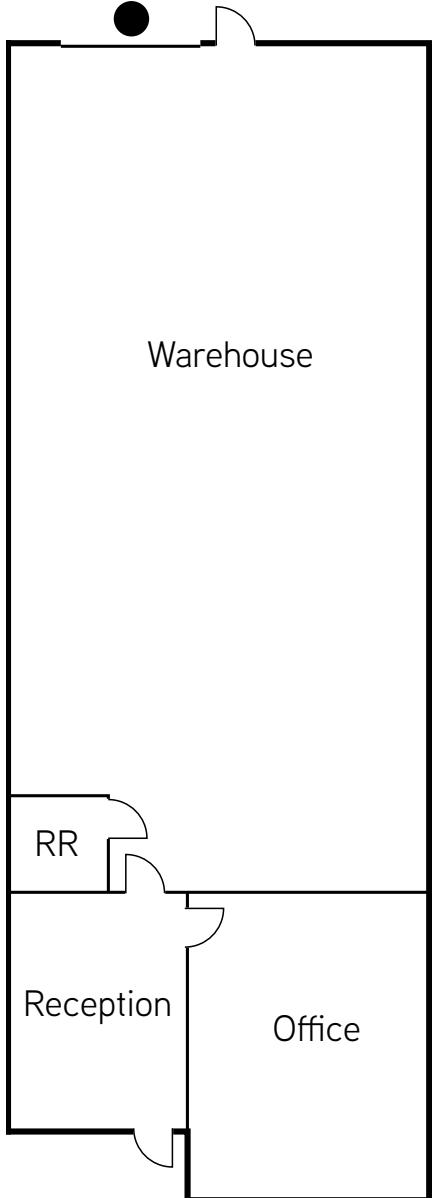
- **±5,740 SF**
- 15% Office, Balance Warehouse
- 2 Private Offices
- 1 Grade Level Door & 1 Dock High Door
- Fully Fire Sprinklered
- 200 Amps, 120/208 Volts
- Fenced Yard
- Asking: \$1.85/SF Ind. Gross (\$0.26/SF CAM)
- Available 01-01-2026

**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**



**CONTACT**

## Greg Evans

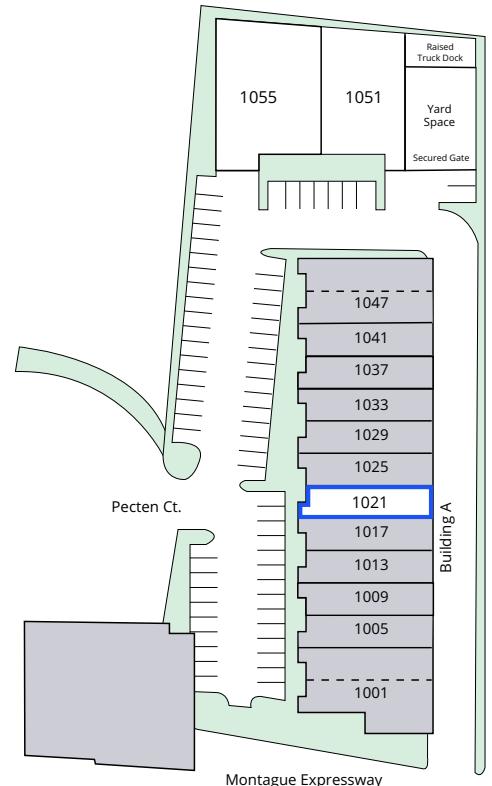
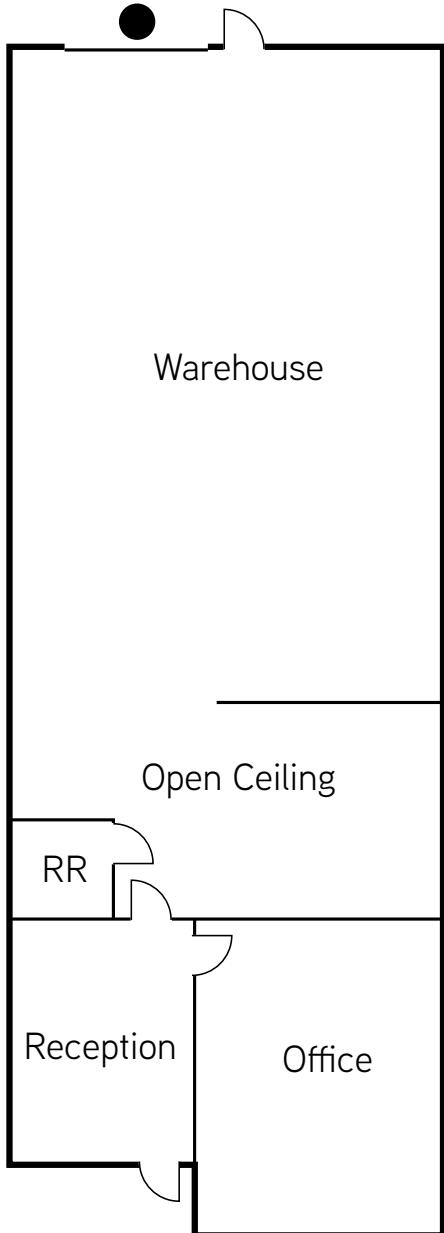
Senior Vice President  
+1 408 507 1787  
greg.evans@colliers.com  
CA Lic. 01956927

## Colliers

225 W Santa Clara St  
10<sup>th</sup> Floor, Suite 1000  
San Jose, CA 95113  
P: +1 408 282 3800  
F: +1 408 282 3855

# Floor Plan

1021 Pecten Court, Milpitas  
**±1,680 SF**



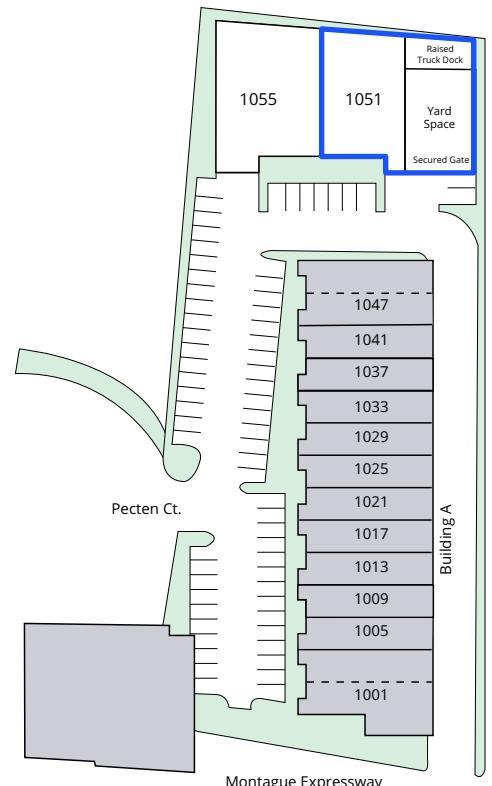
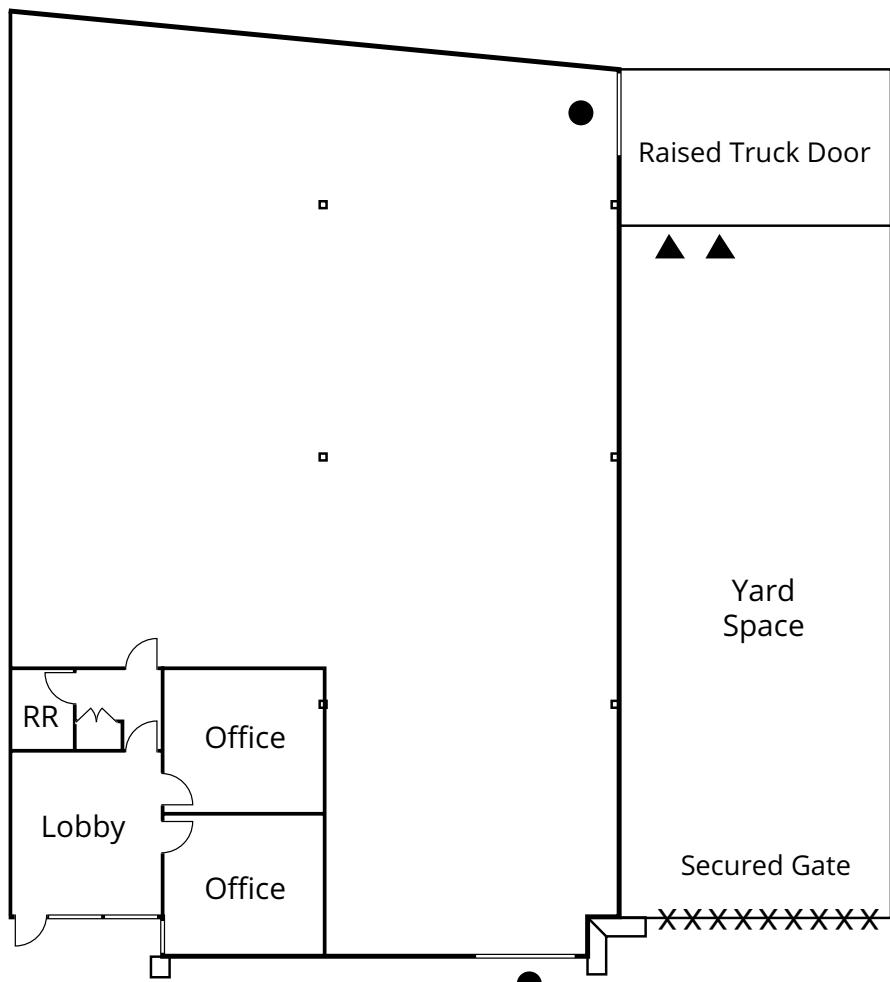
■ = Available   ● = GL Door  
■ = Leased   🔒 = Lockbox

**CONTACT**

**Greg Evans**  
Senior Vice President  
+1 408 507 1787  
greg.evans@colliers.com  
CA Lic. 01956927

# Floor Plan

1051 Pecten Court, Milpitas  
**±5,740 SF**



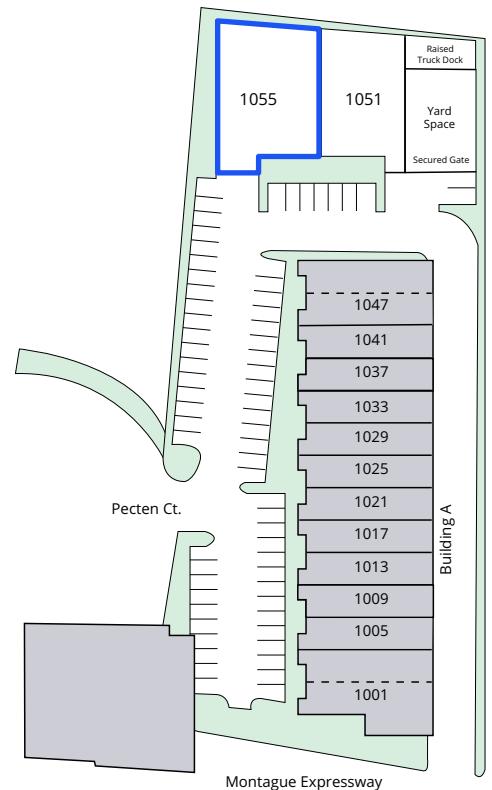
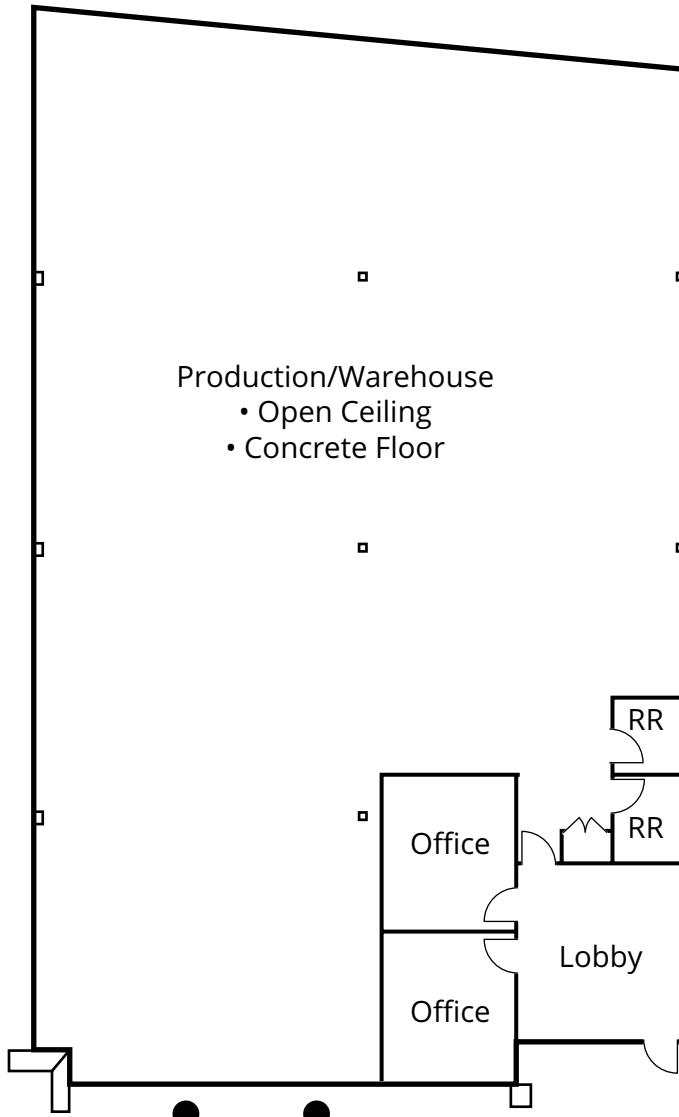
□ = Available ● = GL Door  
■ = Leased 🔒 = Lockbox

**CONTACT**

**Greg Evans**  
Senior Vice President  
+1 408 507 1787  
greg.evans@colliers.com  
CA Lic. 01956927

# Floor Plan

1055 Pecten Court, Milpitas  
**±5,850 SF**

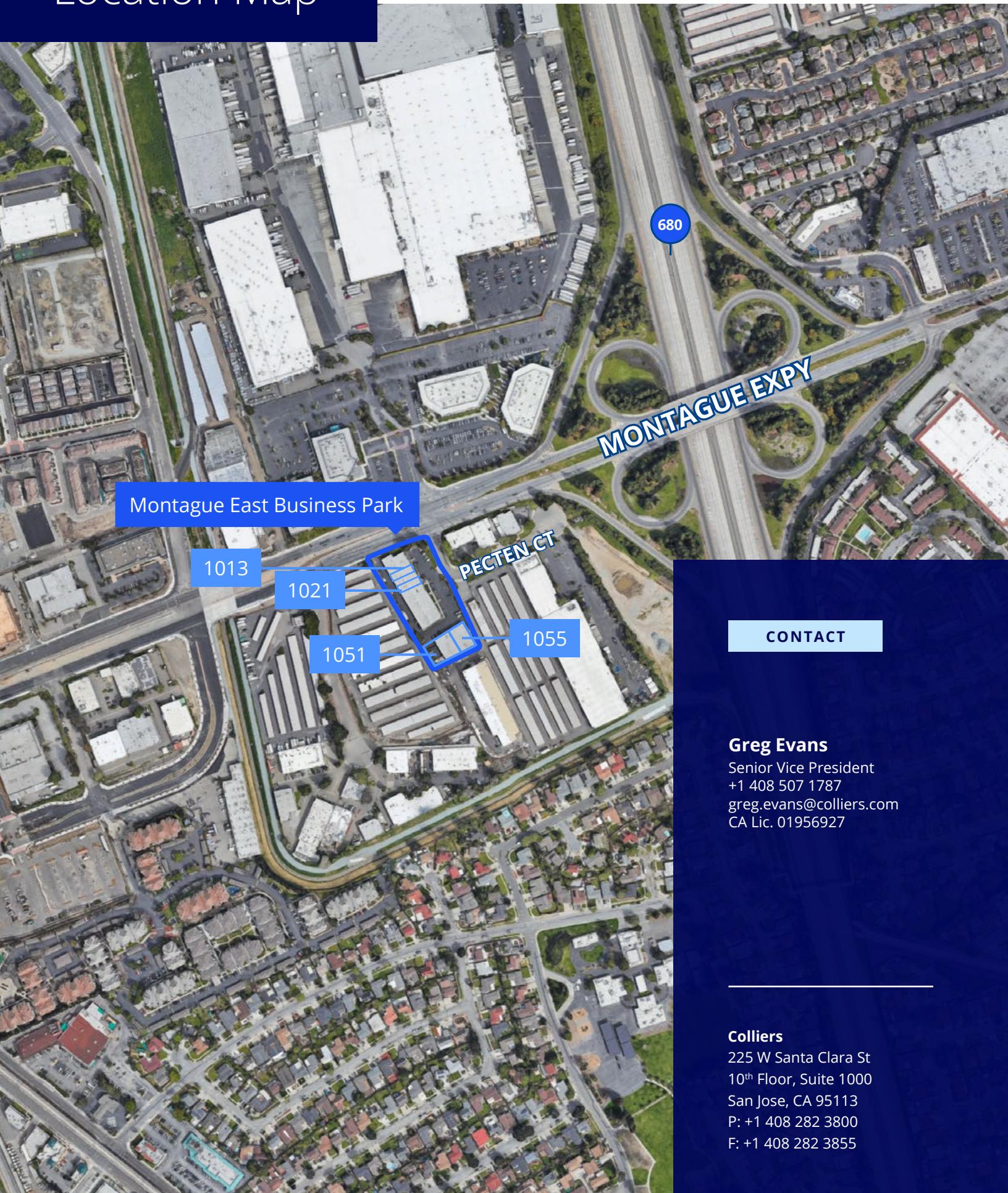


□ = Available   ● = GL Door  
 = Leased   🔒 = Lockbox

**CONTACT**

**Greg Evans**  
 Senior Vice President  
 +1 408 507 1787  
 greg.evans@colliers.com  
 CA Lic. 01956927

# Location Map



# Amenities Map

