

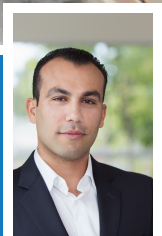
OFFICE BUILDING FOR SUBLEASE

# 1 W. CAMPBELL AVENUE

CAMPBELL, CALIFORNIA 95008



\$2.75 SF/MONTH (MG)



JONATHAN G. HANHAN

408.909.0998

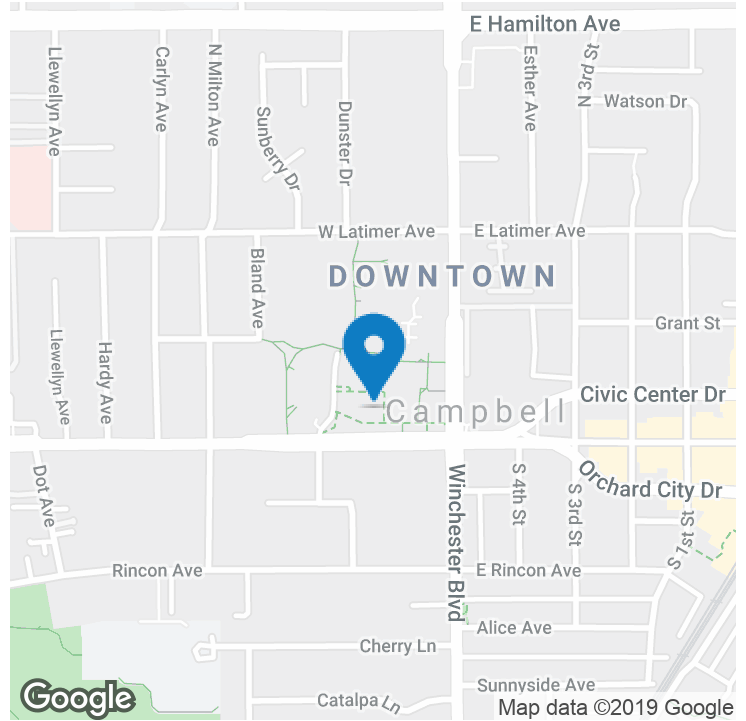
[jh@csrcommercial.com](mailto:jh@csrcommercial.com)

CaDRE #01800203

**CSR**  
COMMERCIAL  
REAL ESTATE SERVICES



5330 Camden Avenue, San Jose, CA 95124 | [www.csrcommercial.com](http://www.csrcommercial.com)



### OFFERING SUMMARY

Available SF: 10,800 SF

Lease Rate: \$2.75 SF/month (MG)

Lot Size: 28.0 Acres

Building Size: 22,760 SF

Market: Silicon Valley

### PROPERTY OVERVIEW

Opportunity to Lease in Campbell's Community Center, and take advantage of all the amenities.

### PROPERTY HIGHLIGHTS

- Rare Opportunity to Locate Your Business at the Campbell Community Center
- Available for Sublease through August 2022
- Access to all Community Center Amenities
- Tennis Courts, Swimming Pools, Gymnasiums, Track & Field, etc.
- Elevator Serviced and Sprinklered
- Acceptable Uses: Education & Nonprofits
- Unacceptable Uses: Pre-school

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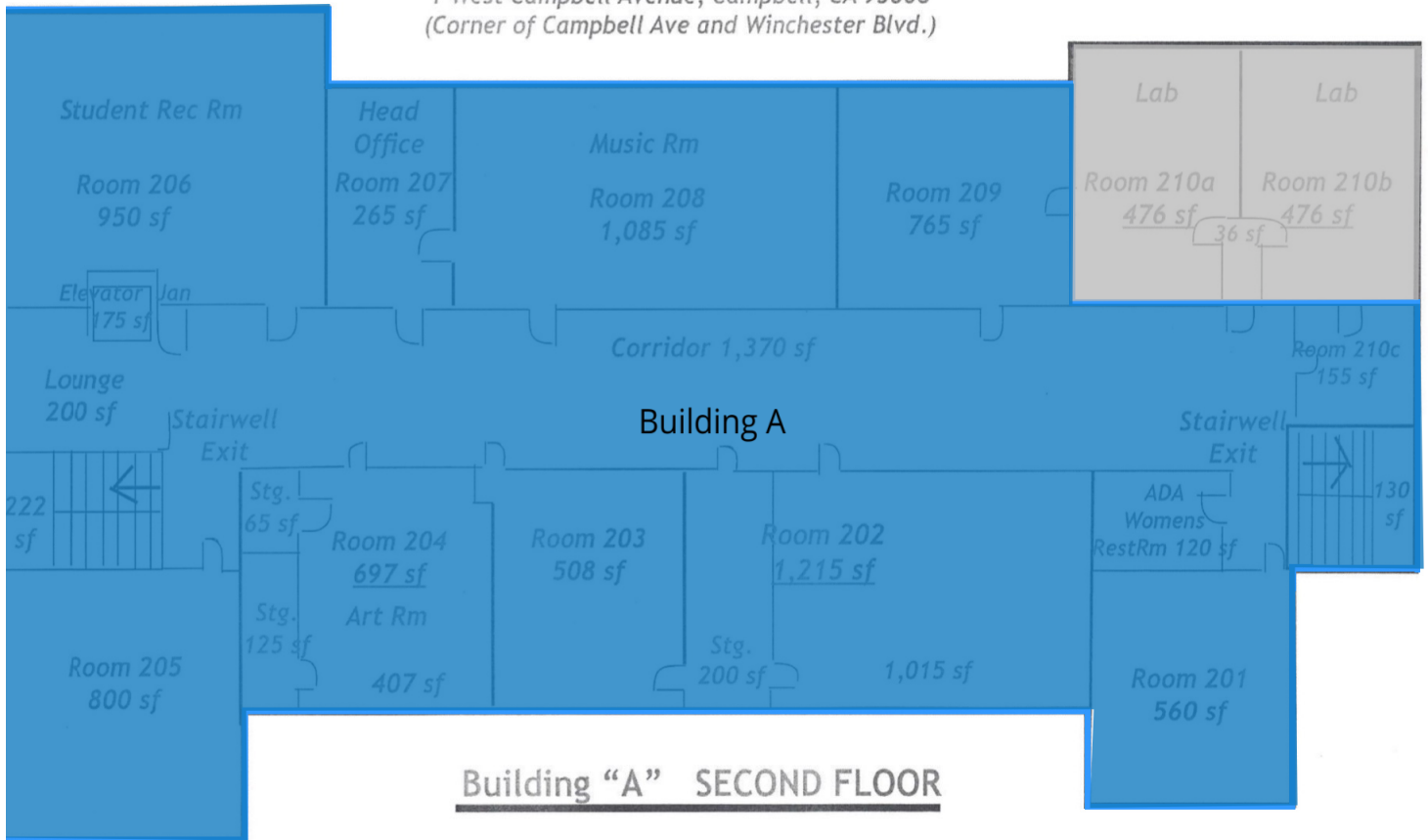
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EXHIBIT "A"

**Campbell Community Center**

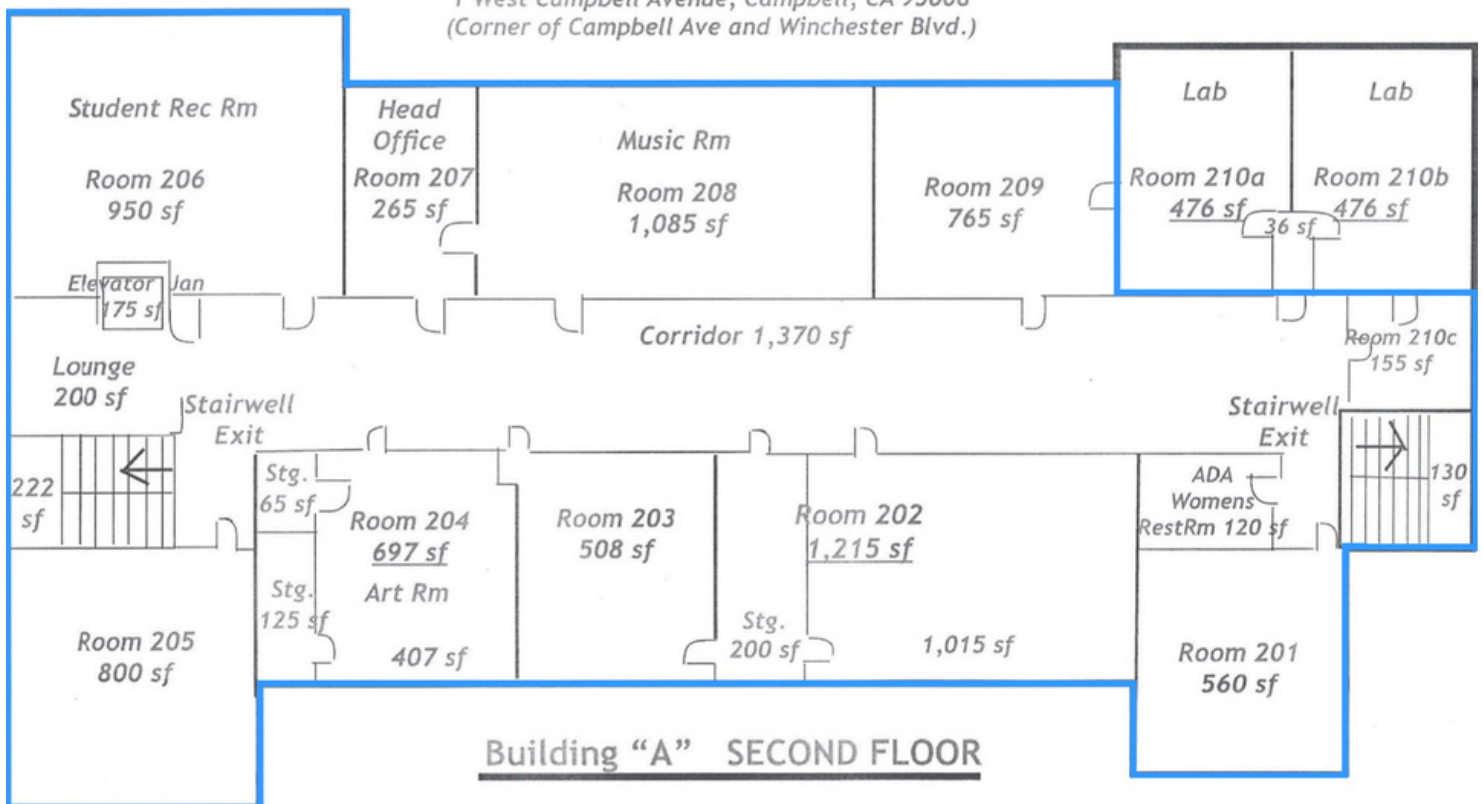
1 West Campbell Avenue, Campbell, CA 95008  
(Corner of Campbell Ave and Winchester Blvd.)



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**Campbell Community Center**

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**Building "A" SECOND FLOOR**

West Campbell Avenue

