

# FREESTANDING RETAIL BUILDING FOR LEASE

## 1358 S. WINCHESTER BLVD

SAN JOSE, CALIFORNIA 95128



 **PRIME COMMERCIAL**  
INCORPORATED

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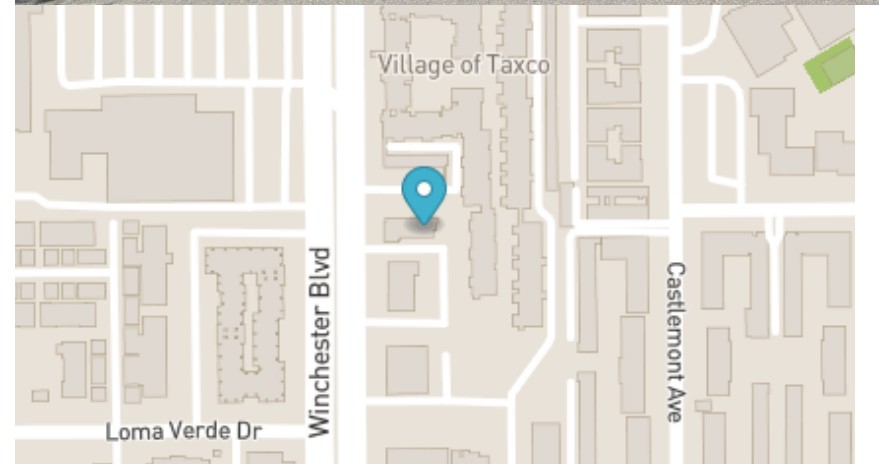
## FEATURES

- 2,088 SF Freestanding Retail Building Available
- Great Location on Silicon Valley's Main Thoroughfare
- Across from West Park Plaza Anchored by Safeway and Rite Aid
- Immediate Neighborhood Surrounded by High Density Residential and Complimentary Retail Uses
- 11 On-site Parking Spaces
- \$2.95 / SF + Nets

## DEMOGRAPHICS & TRAFFIC COUNTS

	1 Mile	3 Miles	5 Miles
Population	33,437	253,755	615,099
Avg. HH Income	\$159,950	\$185,023	\$194,846

S. Winchester Boulevard	26,909 ADT
Payne Avenue	12,751 ADT



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