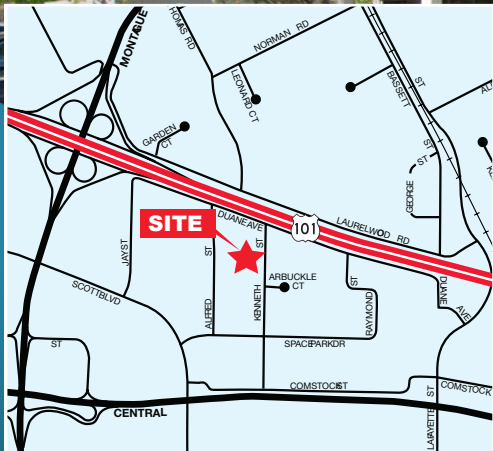


# FOR LEASE



## 3070 KENNETH STREET ±2,544 SF SANTA CLARA

**FULL COMMISSION TO PROCURING BROKER**

2.5/1,000 Parking

14.5' Clear Height

\$0.18/SF CAM Charge

Low Santa Clara Utility Rate

31,906 SF Project

Call to Arrange Tour

Unit	Size	HVAC / Drop Ceiling Area	Electrical Service	Loading	Availability Date	Asking Rate
3070	±2,544 SF	100%	225 Amps	1 GL	Immediately	\$1.95 Gross

**LEASED**

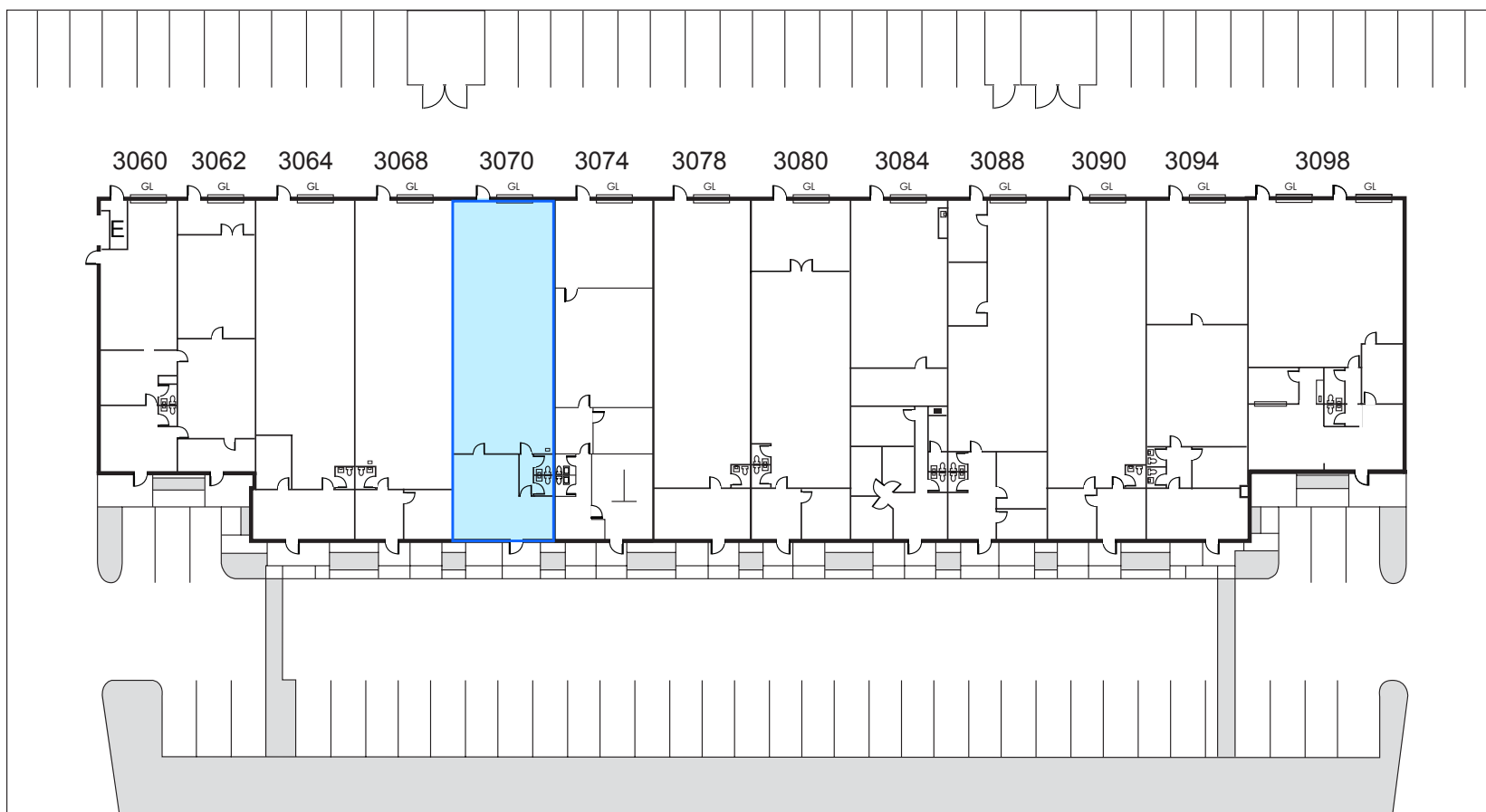
**NEWMARK**

**WILLIAM STEELE** | Senior Managing Director  
408.982.8458 | bill.steele@nmrk.com | CA RE License #00938326



SANTA CLARA

## SITE PLAN



NOT ACCURATE OR TO SCALE

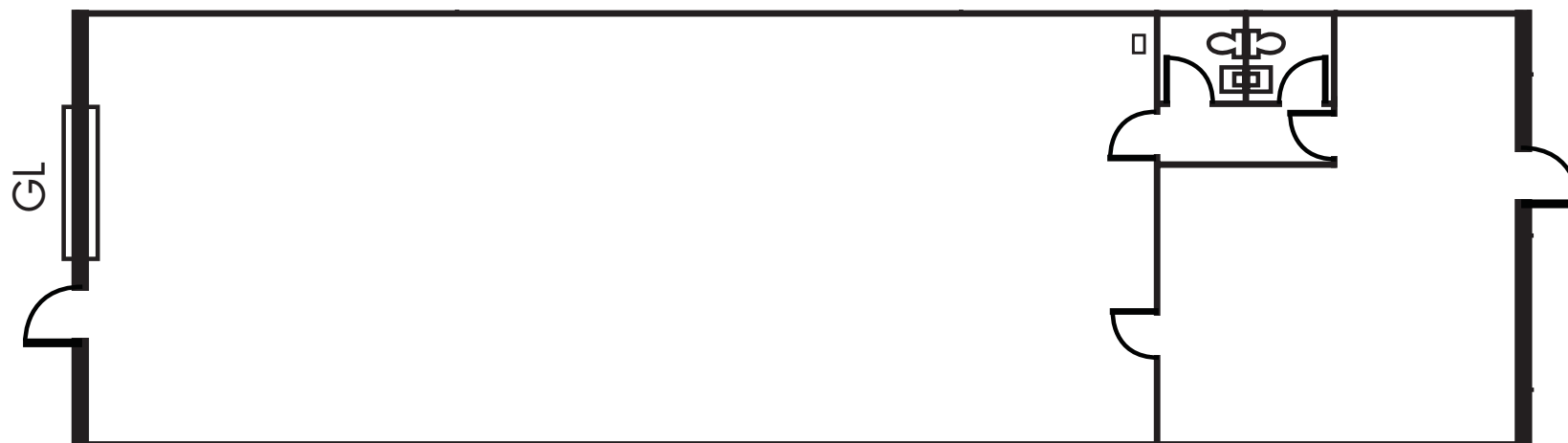
KENNETH STREET

 Available



SANTA CLARA

## FLOOR PLAN



NOT ACCURATE OR TO SCALE

**±2,544 SF** (can be combined with 3068 Kenneth St. for a total of ±5,088 SF)

- Flex/Lab Unit
- 100% Drop Ceiling/HVAC
- 2 Restrooms
- Shop Sink in Warehouse
- 225 Amp Electrical Service
- LED Lighting
- Insulated Ceiling
- One Grade Level Roll Up Door
- \$1.95/SF, Gross; \$0.18/SF CAM
- Available for Immediate Occupancy





SANTA CLARA



**WILLIAM STEELE** | Senior Managing Director  
408.982.8458 | [bill.steele@nmrk.com](mailto:bill.steele@nmrk.com) | CA RE License #00938326

**3055 Olin Avenue, Suite 2200, San Jose, CA 95128** | The distributor of This communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice. 7839169397 | 09/25

**NEWMARK**