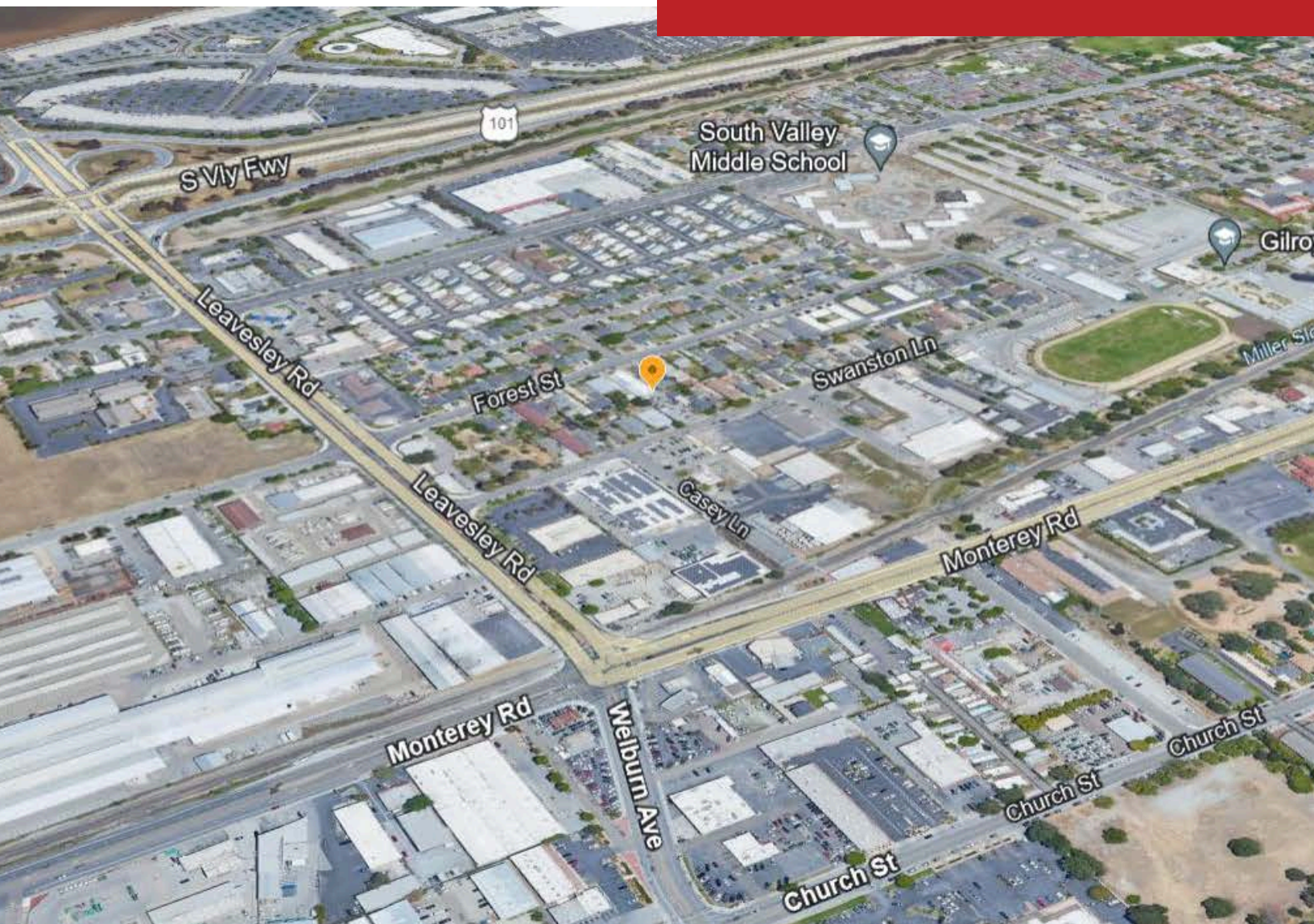


FOR SALE

2-COMMERCIAL LOTS/BUILDINGS

GILROY DEVELOPMENT OPPORTUNITY

8271 FOREST STREET, GILROY, CA 95020
&
8280 SWANSTON LANE, GILROY, CA 95020



ERIC JONG

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EXECUTIVE SUMMARY

8271 Forest Street & 8280 Swanston Lane

THE OFFERING

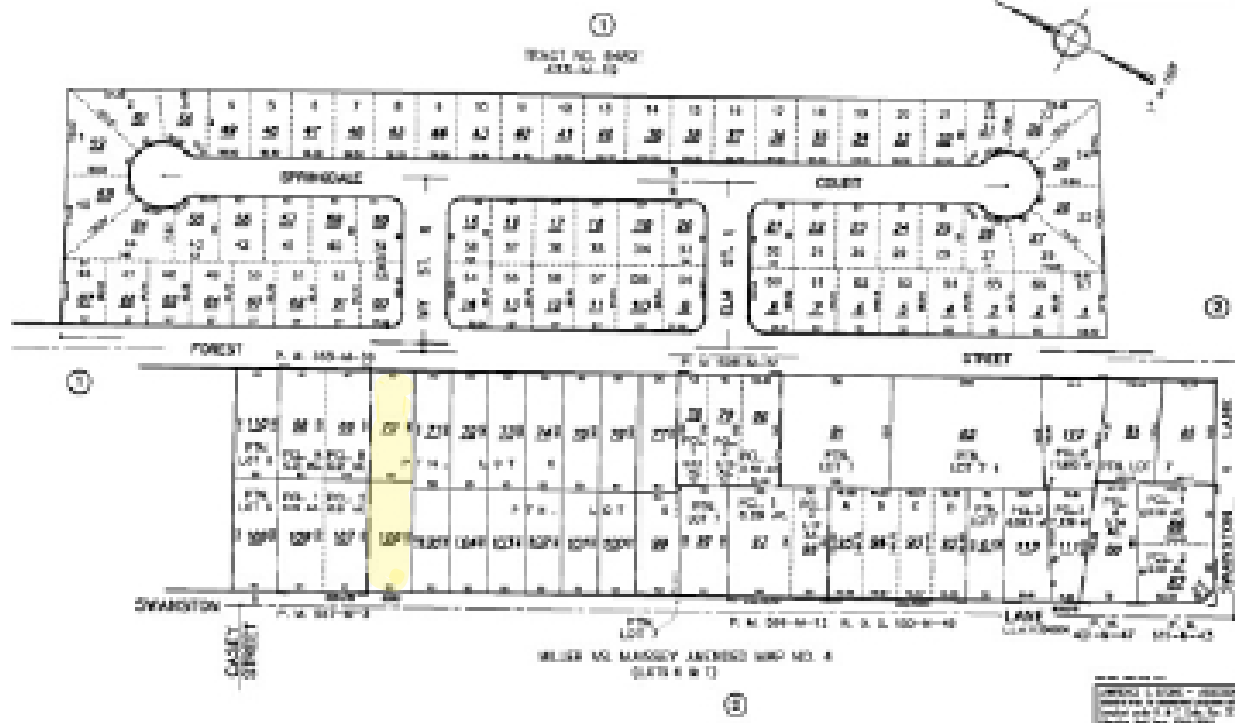
| | |
|--------------------|--|
| Price | Offered for Sale at \$1,300,000.00 |
| Property 1 Address | 8271 Forest Street Gilroy, CA 95020 |
| Property 2 Address | 8280 Swanston Lane Gilroy, CA 95020 |

PROPERTY DESCRIPTIONS

| Description | 8271 FOREST STREET | 8280 SWANSTON LANE | TOTALS |
|---------------|----------------------------|----------------------------|-----------|
| Building Size | 5,985 SF | 360 SF | 6,345 SF |
| Lot Size | 9,000 SF | 9,000 SF | 18,000 SF |
| Parcel Number | 841-64-070 | 841-64-106 | N/A |
| Zoning | R-2/Two Family Residential | R-2/Two Family Residential | N/A |

INVESTMENT HIGHLIGHTS

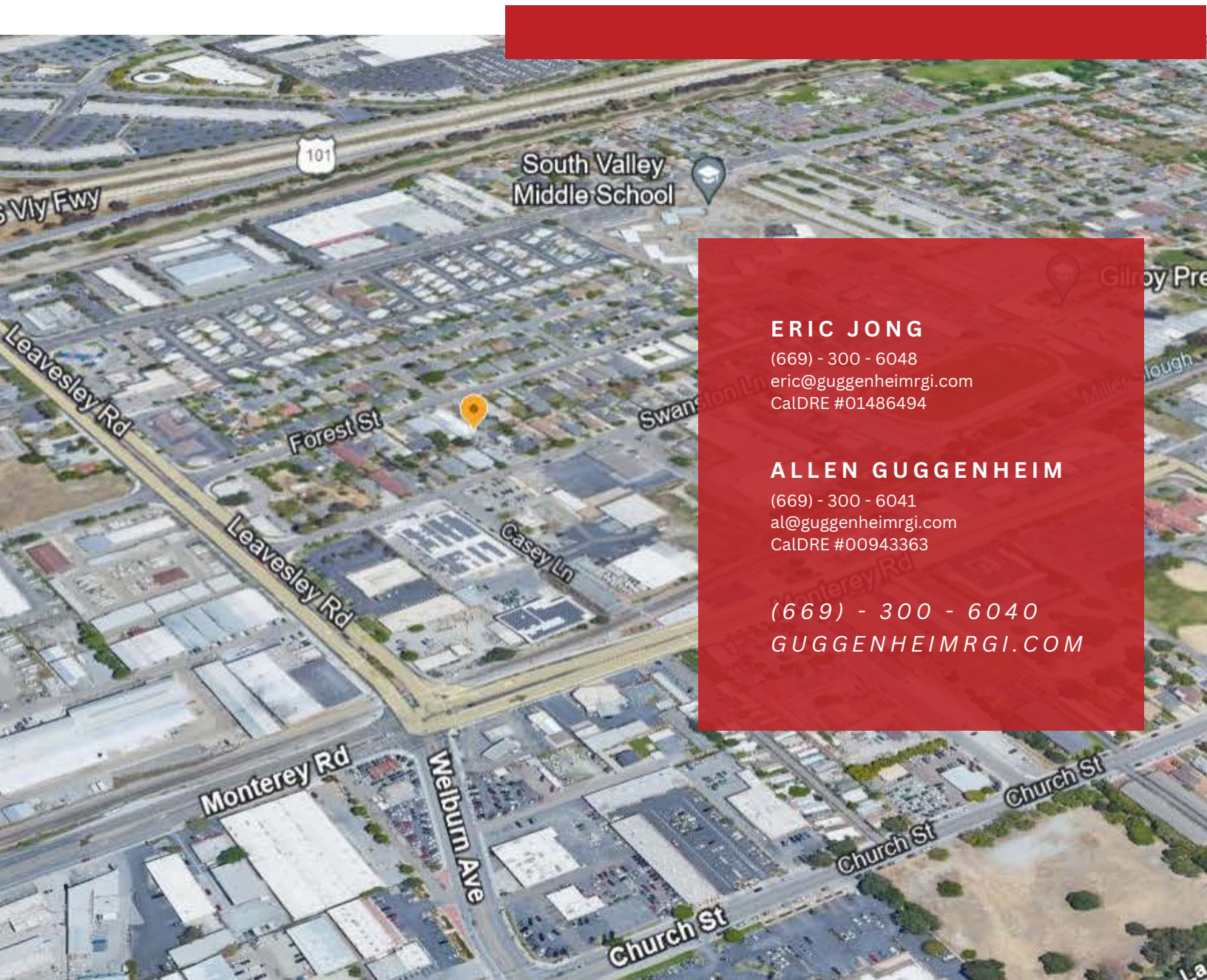
- 2 contiguous property lots available for sale
- Development opportunity. Zoned R-2/Two Family Residential. Buyer to confirm with the City of Gilroy
- Easy access to Highway 101
- Close to Leavesly commercial area
- Near Gilroy Outlet Center
- Tour by appointment only. Tenant occupied. DO NOT DISTURB



AERIAL VIEW



8271 FOREST STREET & 8280 SWANSTON LANE
GILROY, CA



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