



Industrial Freestanding Building For Sale

Offering Memorandum

1358 E. San Fernando Street, San Jose, CA

\$200k Price Reduction

Matt Van Keulen

Senior Vice President
+1 408 930 9236
matt.vankeulen@colliers.com
CA Lic. # 01899003

Bob Dwyer

Dwyer Commercial Brokerage
+1 408 221 1811
bobtdwyer@gmail.com
CA Lic. # 00588352

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Building Specifications



Asking Price \$1,895,000 \$1,695,000

Total Area ±6,560 SF

First Floor ±4,960 SF

Mezzanine ±1,600 SF

Lot Area ±5,360 SF

Rear Yard 40'L x 10' W Fenced

Grade Level Loading 12' x 14'

Clear Height 8' - 16'

Power 400 Amps @ 480V, 3 phase 4W

Sprinklers None

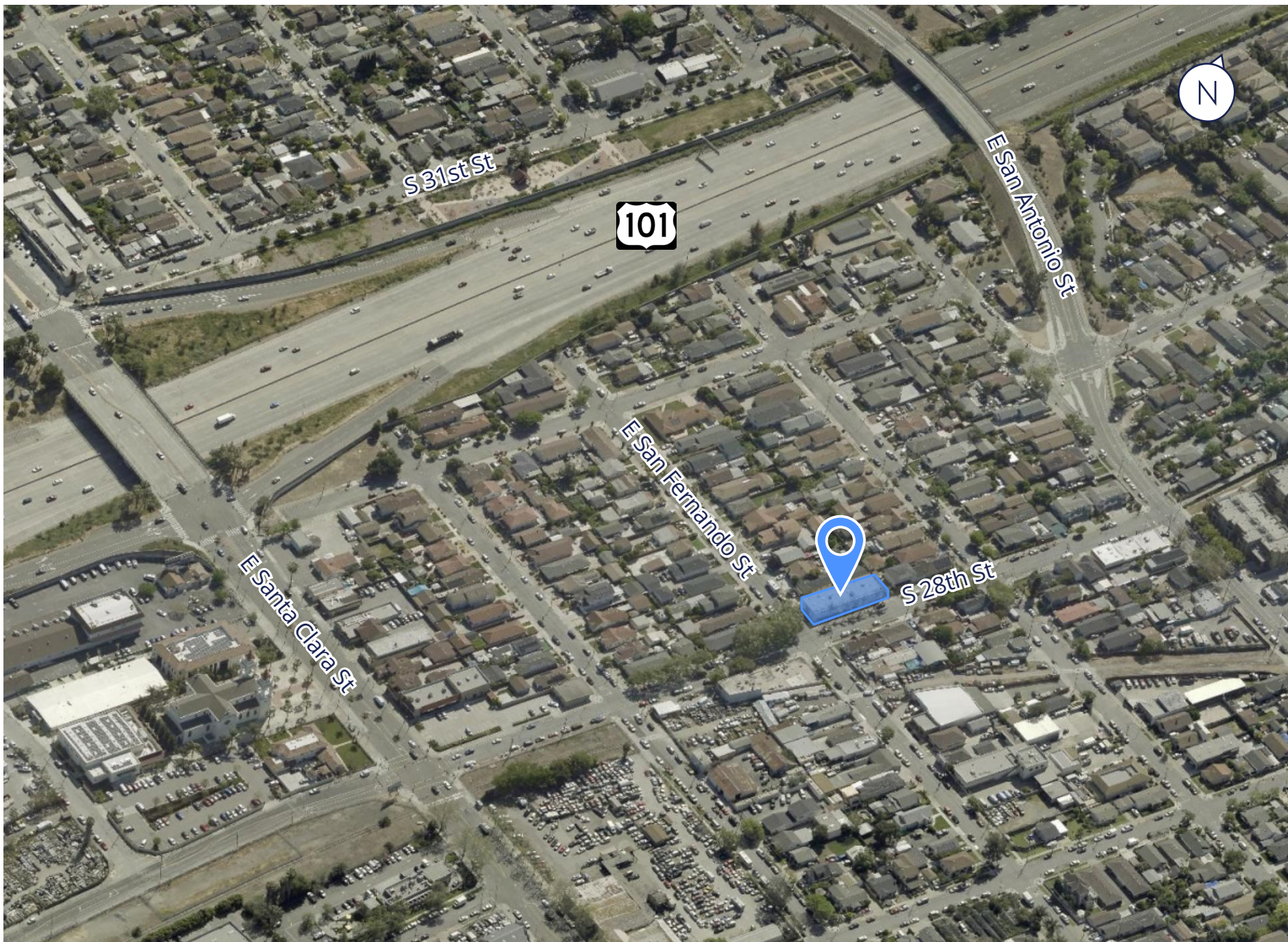
Zoning LI - Light Industrial

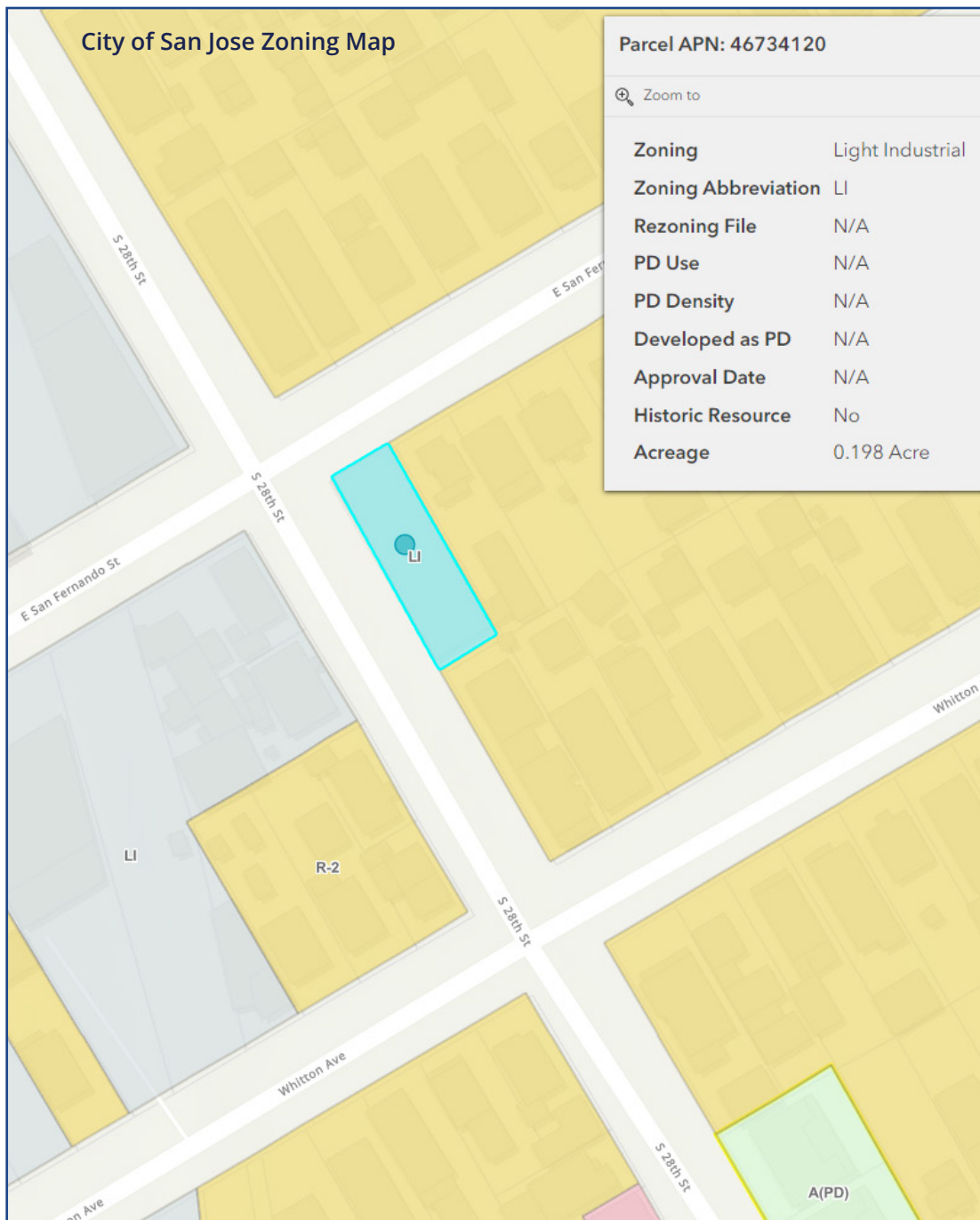
Year Built 1961

Construction Type Concrete Block

Roof TPO installed 4/2025

Foundation Concrete Slab





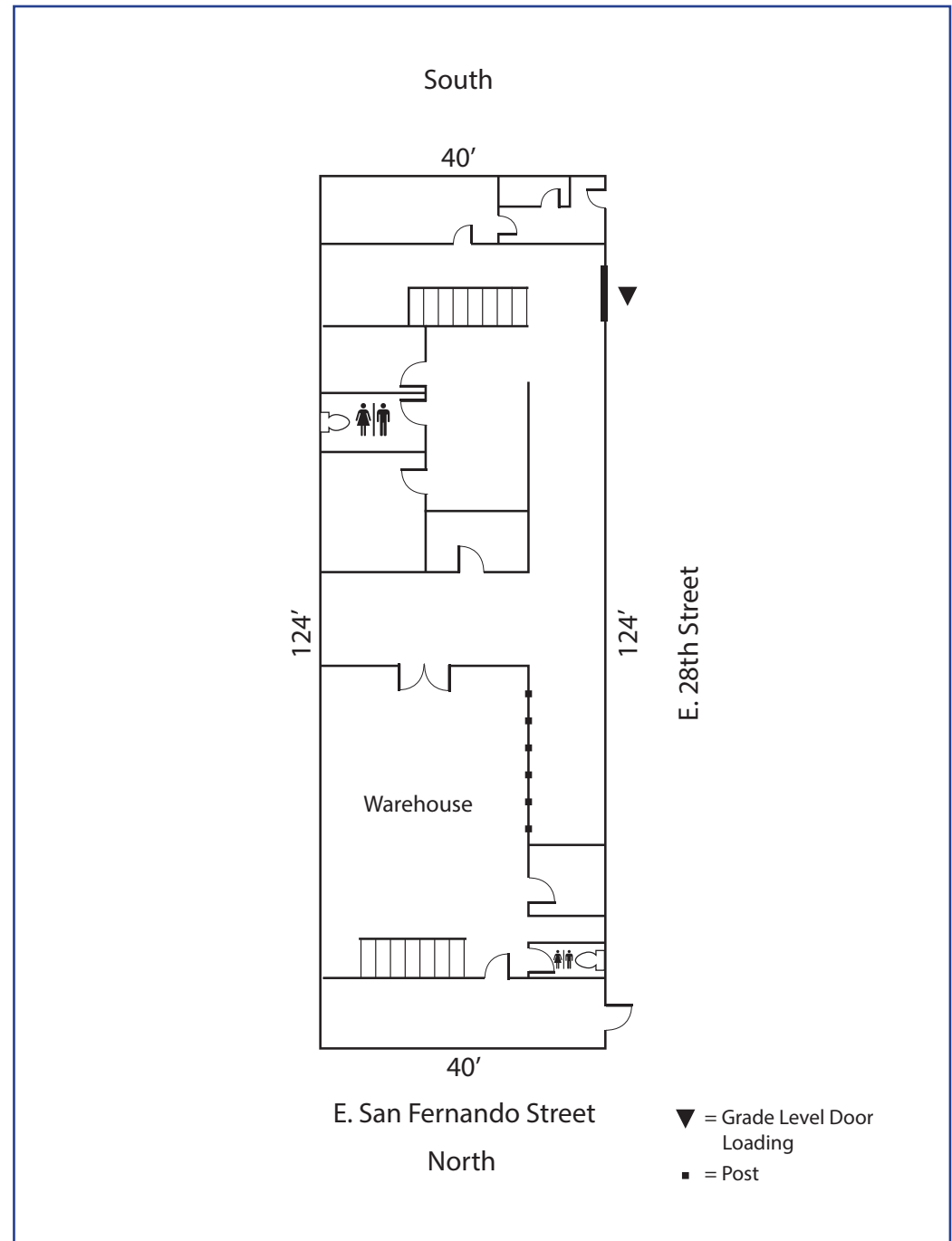
Zoning

According to the City of San Jose Community Development Department, the subject is designated with the Light Industrial or LI Zoning Designation.



Site Plan

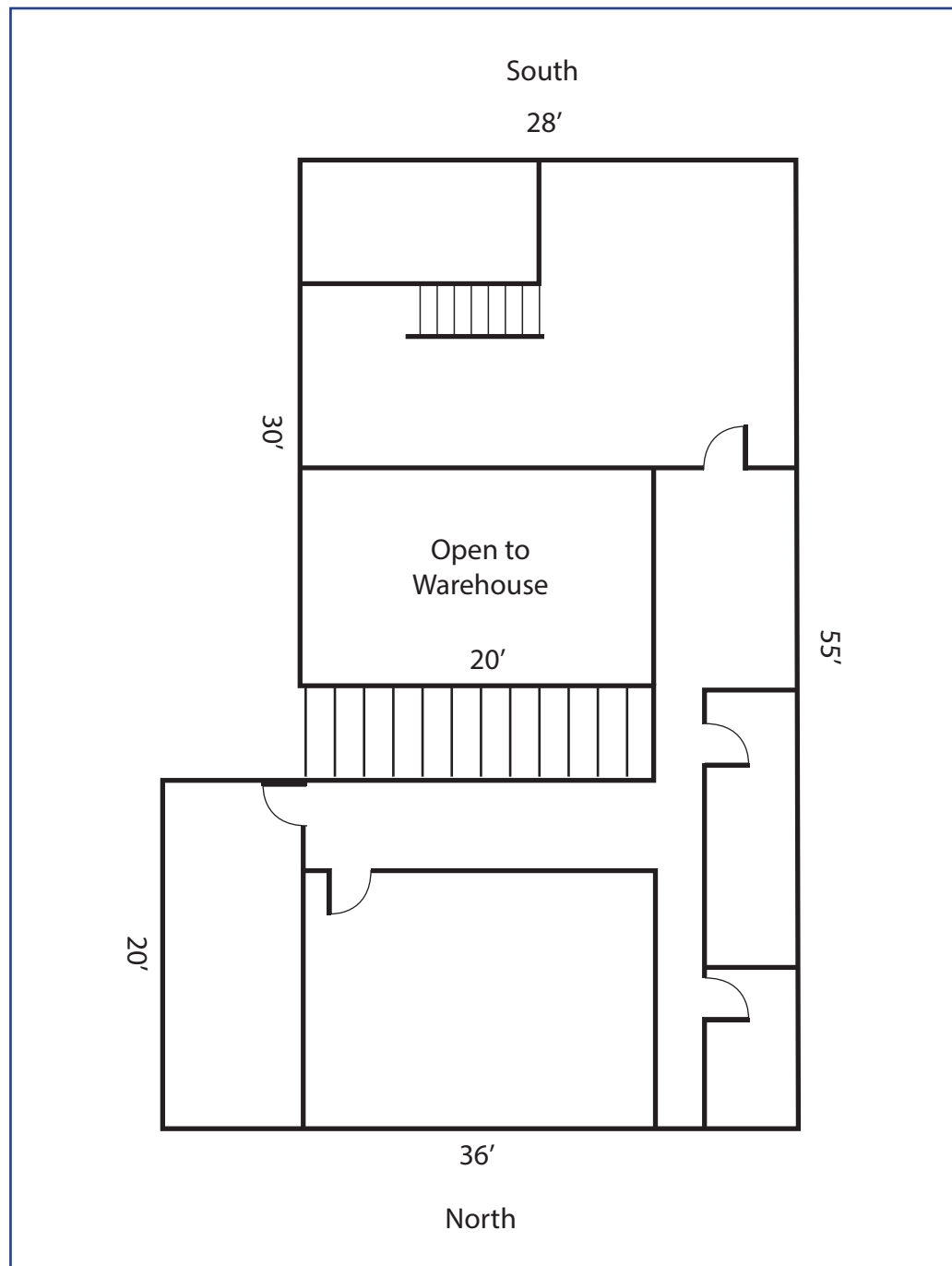
Gross Area:
 $\pm 4,960$ SF





Mezzanine Plan

Gross Area:
 $\pm 1,600$ SF





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