

# FOR LEASE

# KPA

COMMERCIAL

## 70-80 NORTH 27<sup>TH</sup> ST SAN JOSE, CA



### Project Summary:

- Available Space:  $\pm$ 10,000 – 23,000 SF
- Short Term Lease Available
- Ceiling Height: 17' Clear Height
- 14'x14' Grade Doors
- Power: 2000 amps
- Sprinklers
- Yard Space Available for Full Building User
- Rate: \$1 psf NNN, plus opex \$0.39 psf

### Project Highlights:

- 2.5/1,000 Parking Ratio
- Adjacent to Proposed BART Expansion (Alum Rock Station)
- Zoning: HI (Heavy Industrial), Undergoing Rezone to Urban Village by Year End 2025 Per City Planning\*
- Easy Access to 680/101/280/87/SJ Airport
- Call to Tour

For more information, please contact:

**KEVIN PEIXOTO**

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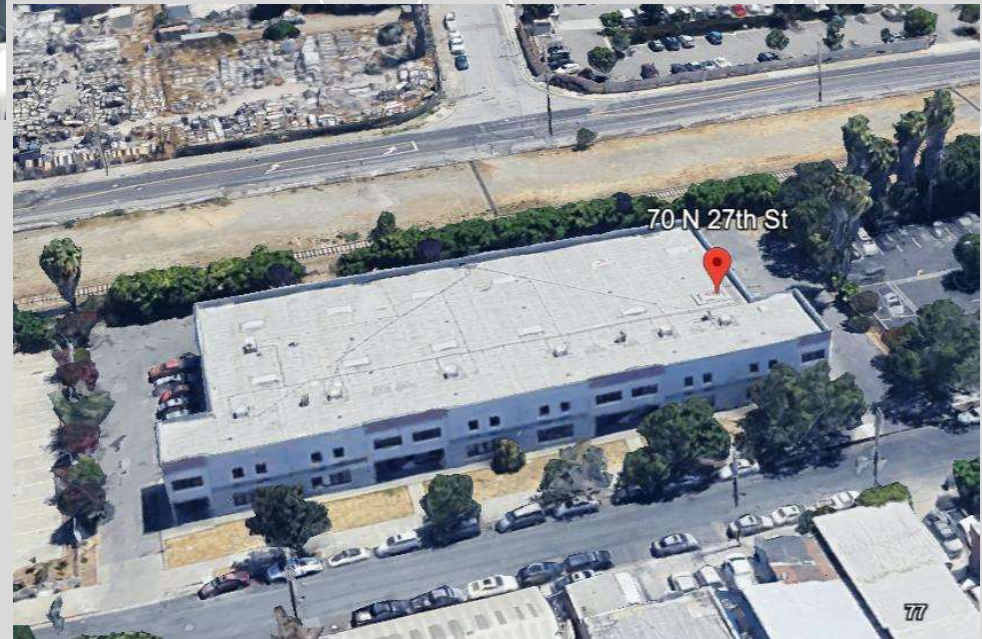
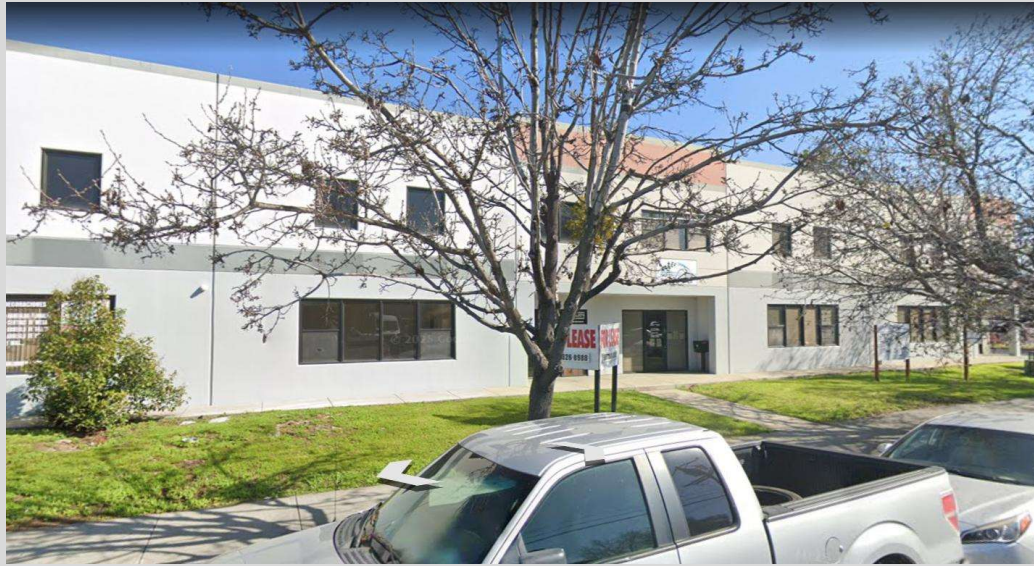
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# EXISTING BUILDING



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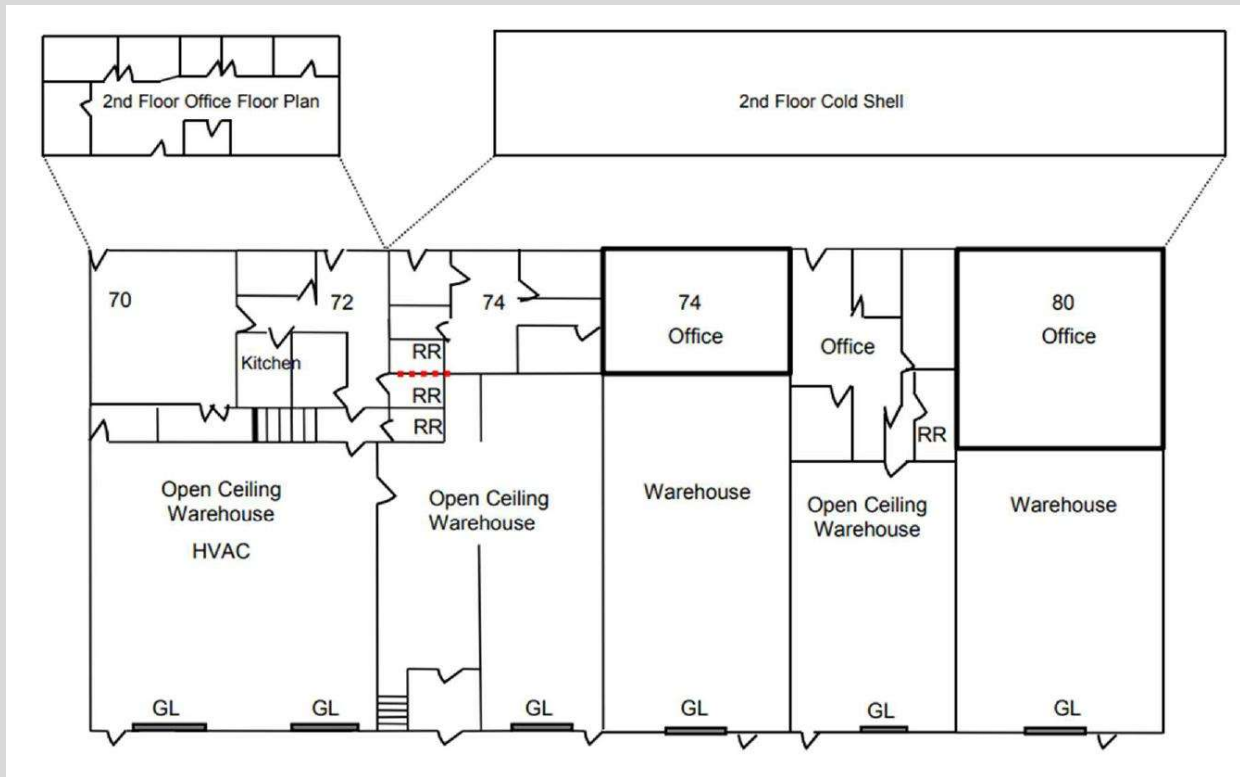
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# EXISTING FLOOR PLAN

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\*DRAWINGS NOT TO SCALE / NOT EXACT

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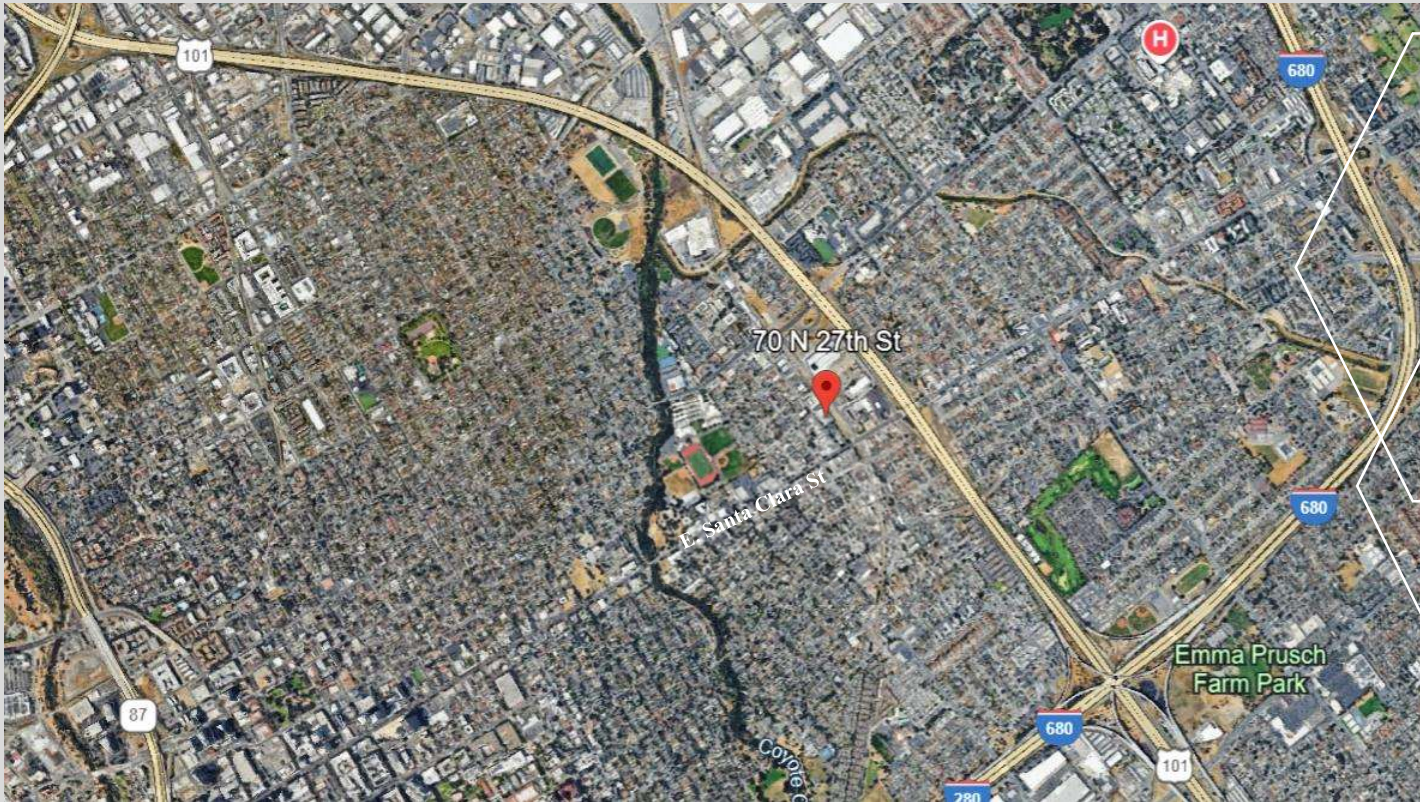
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# AERIAL MAP

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