



**OXBRIDGE**  
INTERNATIONAL CO.

**AVAILABLE FOR LEASE**  
1751 N 1st Street San Jose, CA

Available:  
Suite 30: Approximately 1,427 sq ft (Previously a dental suite. Great for medical/  
dental tenants)

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# INVESTMENT OVERVIEW

## PRIME MEDICAL/DENTAL SPACE FOR LEASE

### PROPERTY OVERVIEW:

Located in the heart of North San Jose's bustling commercial corridor, 1751 N 1st Street offers a suite ideal for medical/dental office.

The property benefits from excellent street visibility, strong traffic counts, and immediate access to major highways and transit, including Highway 101, I-880, and the VTA Light Rail just steps away. Surrounded by a mix of office, retail, and hospitality users, this location provides unmatched convenience and exposure.

### AVAILABLE SUITES:

Suite 30 – Former Dental Office

- ±1,427 Sq. Ft.
- Fully built-out dental suite with plumbing in place
- Includes reception/waiting area, private treatment rooms, lab area, and restroom
- Ideal for dental, medical, or professional office use

### PROPERTY HIGHLIGHTS

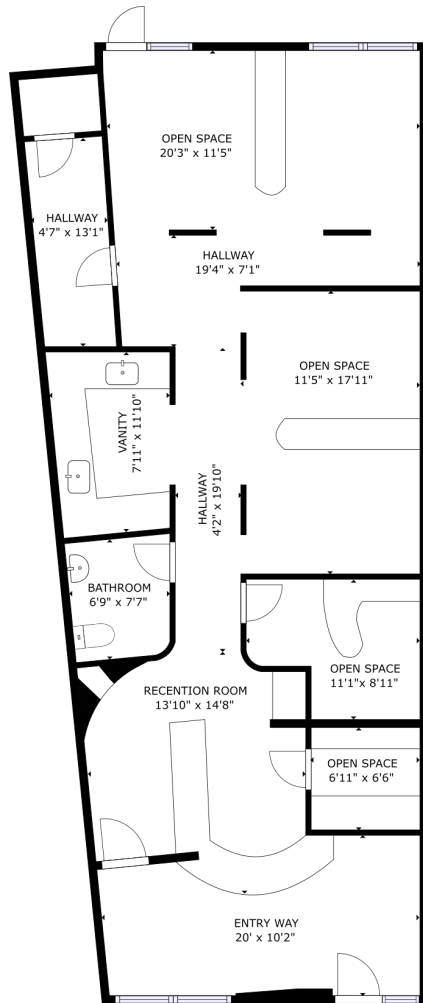
- Excellent visibility and signage along N 1st Street
- Ample on-site parking
- Close proximity to major tech campuses and San Jose International Airport
- Easy freeway access and walkable transit options
- Surrounded by dense residential and daytime workforce population



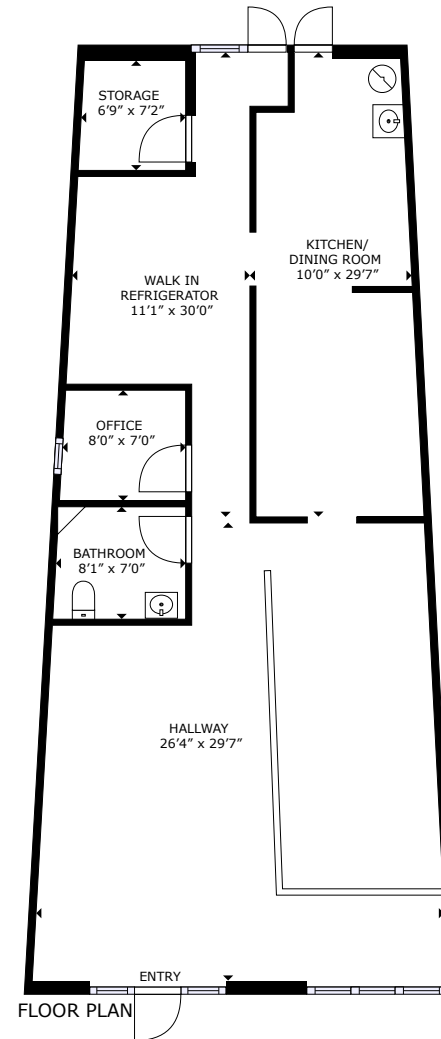
# PROPERTY PHOTOS



# FLOOR PLAN

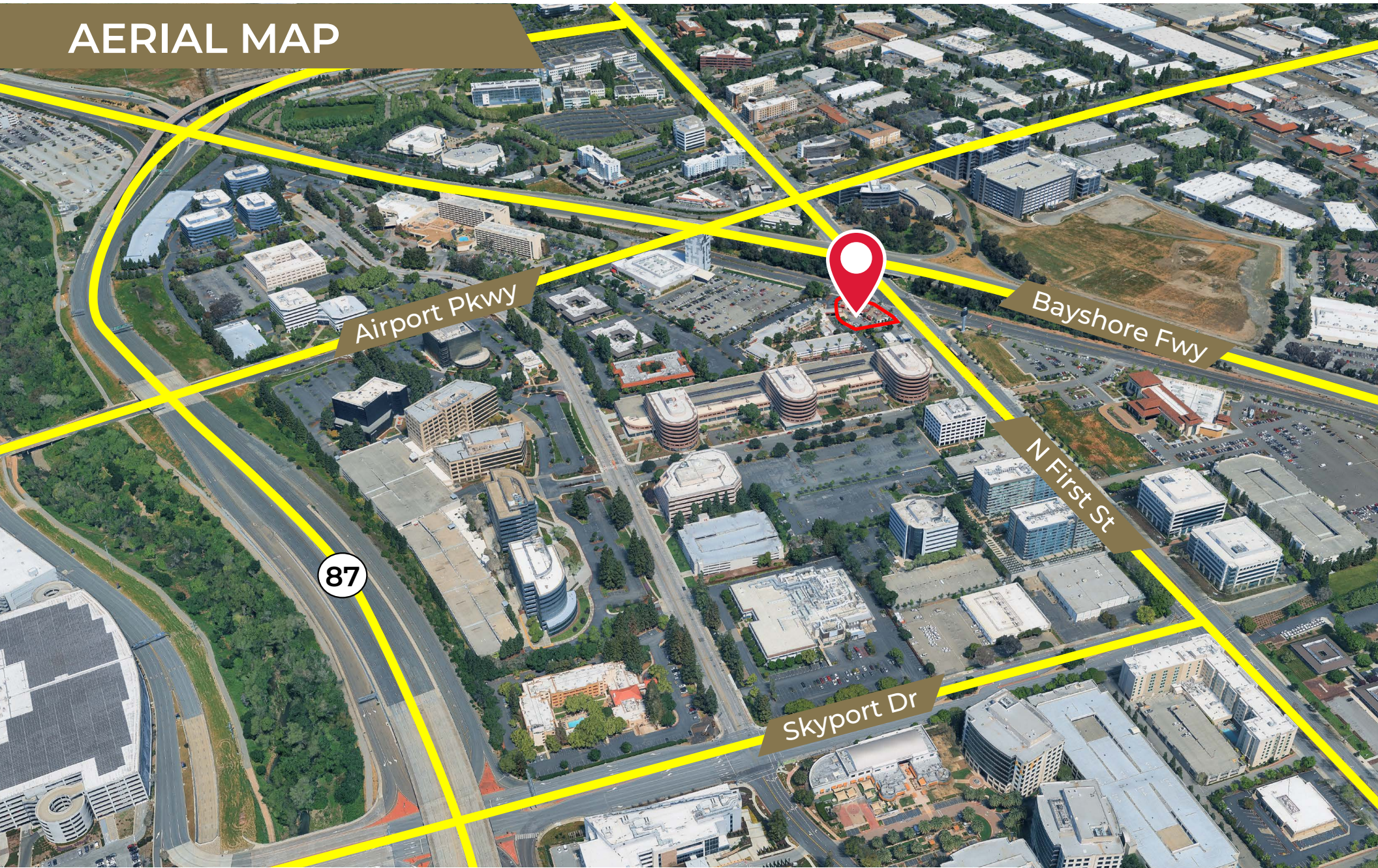


SUITE 30  
3D MATTEPORT

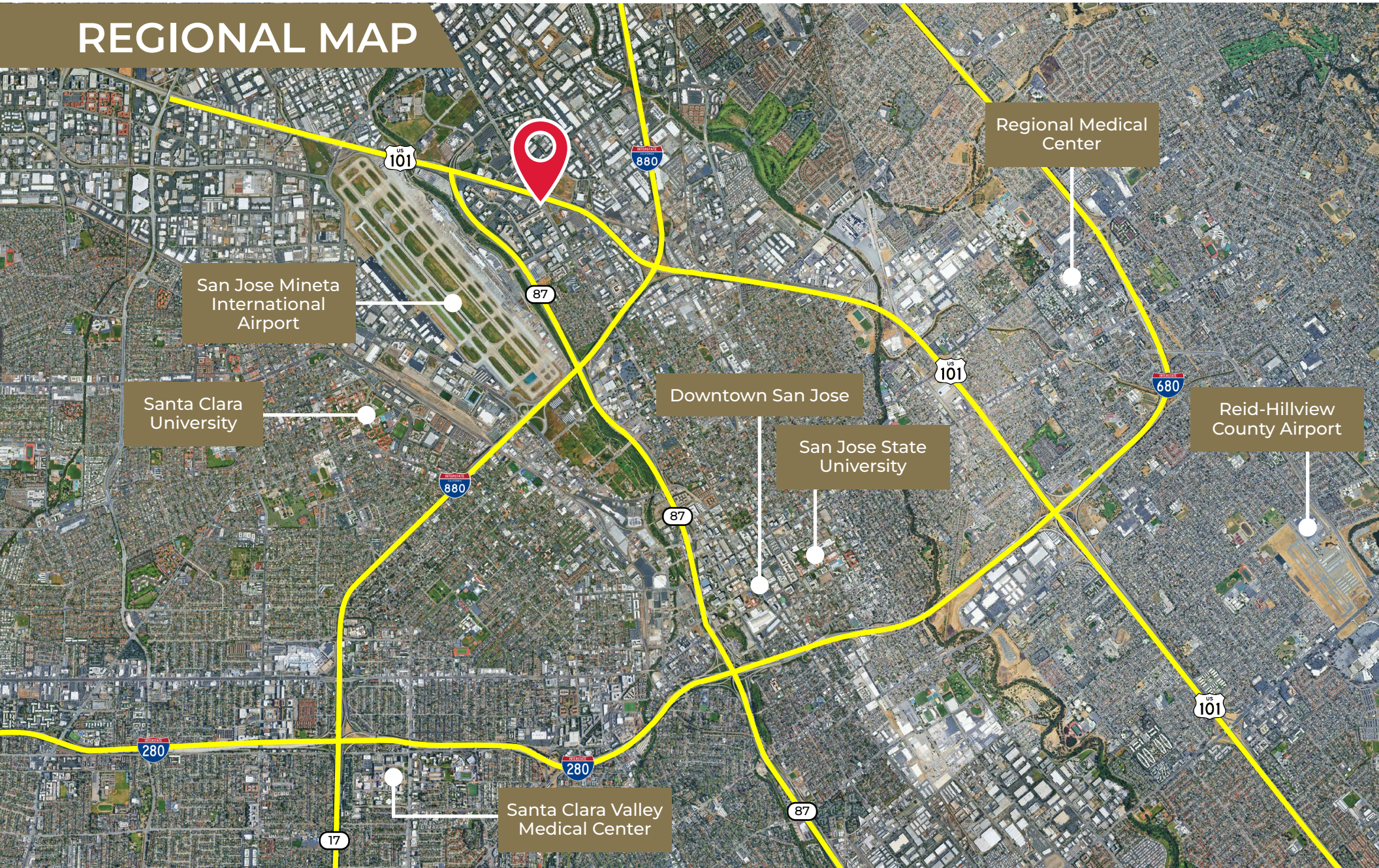


SUITE 70  
3D MATTEPORT

# AERIAL MAP



# REGIONAL MAP



# San Jose, California

## DEMOGRAPHICS

Population  
**621,996**

Median Household Income  
**\$151,966**

Median Age  
**36.4**

Unemployment Rate  
**4.8%**

Per Capita Income  
**\$69,469**

Total Businesses  
**30,244**

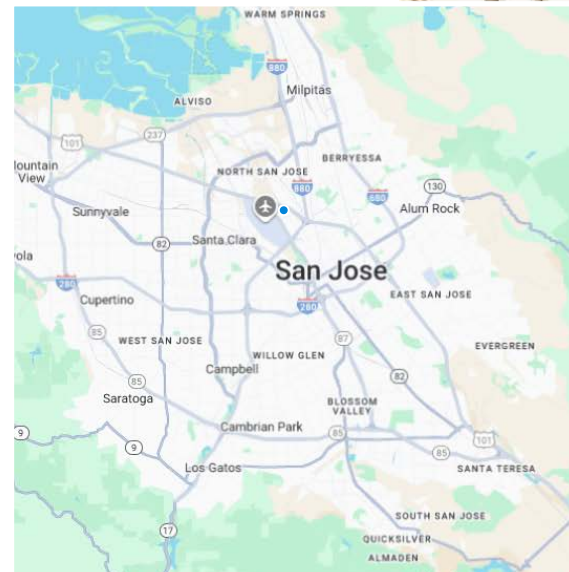


# AREA OVERVIEW SAN JOSE

San Jose, California is the largest city in Northern California and the heart of Silicon Valley, renowned worldwide as a center for technology, innovation, and entrepreneurship. Located at the southern end of the San Francisco Bay, it's part of Santa Clara County and has a population of about 1 million people, making it the third-largest city in California (after Los Angeles and San Diego). The city's economy is powered by the tech industry, with major global companies like Cisco Systems, Adobe, eBay, and PayPal headquartered there, alongside countless startups and venture capital firms.

San Jose offers a dynamic mix of urban energy and suburban comfort. Its downtown area features high-rise offices, modern apartments, and cultural venues like the San Jose Museum of Art and the SAP Center, home to the NHL's San Jose Sharks. The city's neighborhoods range from bustling business districts to quiet, tree-lined residential areas. With a Mediterranean climate, San Jose enjoys warm, dry summers and mild winters, making it ideal for outdoor activities in nearby parks, vineyards, and the scenic foothills of the Santa Cruz Mountains.

Culturally, San Jose is diverse and inclusive, reflecting its global workforce and rich immigrant communities. It boasts a strong education system, anchored by institutions such as San José State University, and is known for its commitment to sustainability, innovation, and quality of life. As a major hub of technology and culture in the Bay Area, San Jose continues to blend progress and community, offering opportunities for growth while maintaining a welcoming, forward-thinking atmosphere.



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