

## **RETAIL SPACE FOR LEASE**

**1535 Meridian Ave, San Jose, CA**

### **Suite 30**

**+/- 925 SF**

**\$3.00/SF NNN**

NNN +/- \$.40/SF

**AVAILABLE NOW**

**CALL TO TOUR**



### **SUITE FEATURES**

- Previously children's music school- reception area, office and large open area
- Private restroom
- Street frontage to Meridian Ave with great visibility
- Monument and Building Signage available

**ELENA LONGINETTI**

DRE #01880825

{CELL} 408 309-3872

{OFFICE} 408 292-1166

ELENA@TERRACOMMERCIAL.COM

520 E. MCGLINCY LN., #1 CAMPBELL, CA 95008 • TEL (408) 292-1166

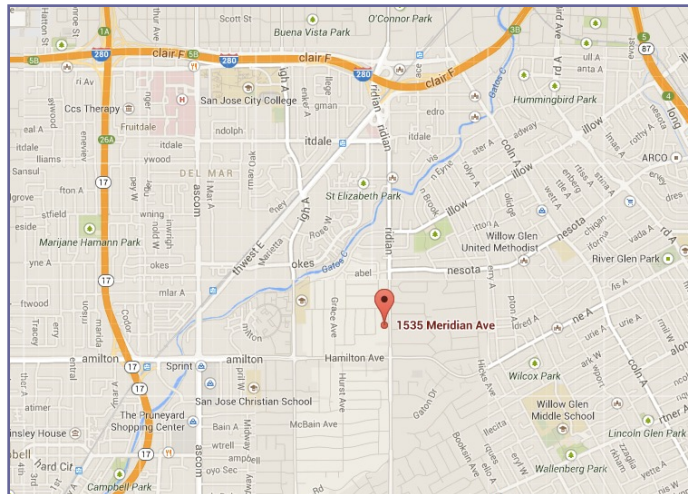
## RETAIL SPACE FOR LEASE

1535-30 Meridian Ave, San Jose, CA

### PROPERTY FEATURES

- Tenants include Three Flames, Rookies, Joseph George and many others
- Willow Glen Neighborhood
- On busy Meridian Ave. near Hamilton Ave. with street frontage
- High traffic count street
- Well maintained neighborhood center

Demographics	1 Mile	3 Miles	5 Miles
Population	23,759	234,175	632,772
Average HH Income	\$155,488	\$152,326	\$149,136



### PLEASE CONTACT:

ELENA LONGINETTI

DRE #01880825

{CELL} 408 309-3872

{OFFICE} 408 292-1166

ELENA@TERRACOMMERCIAL.COM



# 1535-30 Meridian Ave, San Jose, CA



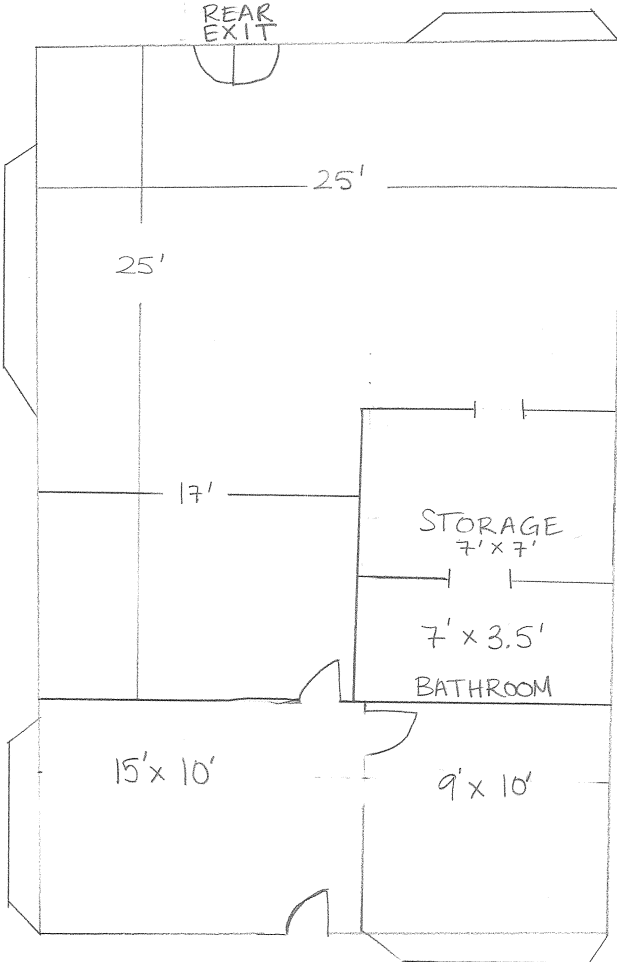
Main Open Area



Entrance/Reception



Front Room



\*drawing not to scale and all measurements are approximate

MERIDIAN I

520 E. MCGLINCY LN., #1 CAMPBELL, CA 95008 • TEL (408) 292-1166

The information contained herein has been given to us by either the owners of the property or sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. No warranties or representations, express or implied, are made as to the accuracy of the information contained herein, and some is provided subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions, imposed by our principals. All information should be verified prior to lease or purchase.