



MULTI-USE COMMERCIAL CONDO – IDEAL FOR OWNER-USER OR INVESTOR

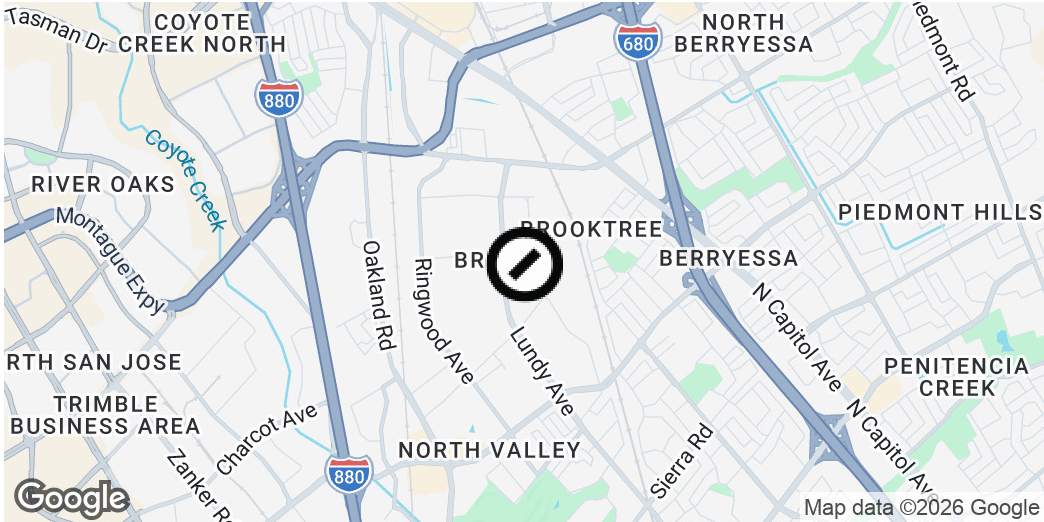
2092 Concourse Drive, San Jose, CA 95131

Get in touch

Devon Stout
Senior Vice President

408.693.8763
devon.stout@compass.com
CalDRE #01997975

Executive Summary



Offering Summary

Sale Price:	\$475,000
Building Size:	1,208 SF
Lot Size:	3,696 SF
Price / SF:	\$393.22
Year Built:	1983
Zoning:	Industrial Park
Market:	South Bay
Submarket:	North San Jose

Property Overview

Introducing a rare opportunity to acquire a 1,208 SF commercial condo in the heart of San Jose’s highly desirable South Bay industrial corridor. Built in 1983 and situated within an Industrial Park zoning district, the property supports a range of permitted uses including office, research & development, light industrial, and commercial kitchen operations—ideal for food production, catering, meal prep, or specialty food businesses. Offered as a true blank canvas, the space provides the freedom to design and build a fully customized commercial environment tailored to your exact operational needs. Whether your vision is a professional commercial kitchen, innovative R&D workspace, modern office, or hybrid flex use, this property allows you to create a space that reflects your brand and supports your long-term growth.

Property Highlights

- Prime 1,208 SF building
- Established in 1983
- Zoned for Industrial Park - Wide Array of Uses
- Strategic North San Jose location

Devon Stout
 Senior Vice President
 408.693.8763
 devon.stout@compass.com
 CalDRE #01997975

Property Description



Property Description

Introducing a rare opportunity to acquire a 1,208 SF commercial condo in the heart of San Jose’s highly desirable South Bay industrial corridor. Built in 1983 and situated within an Industrial Park zoning district, the property supports a range of permitted uses including office, research & development, light industrial, and commercial kitchen operations—ideal for food production, catering, meal prep, or specialty food businesses. Offered as a true blank canvas, the space provides the freedom to design and build a fully customized commercial environment tailored to your exact operational needs. Whether your vision is a professional commercial kitchen, innovative R&D workspace, modern office, or hybrid flex use, this property allows you to create a space that reflects your brand and supports your long-term growth.

Location Description

Strategically positioned with convenient access to major highways, transportation corridors, and Silicon Valley’s premier business and technology centers, the property benefits from exceptional connectivity and strong underlying market fundamentals. Its efficient size, flexible zoning, and prime location make it an outstanding opportunity for owner-users seeking to establish their own facility, or investors looking to acquire a versatile asset in one of the region’s most resilient commercial submarkets. This is a unique opportunity to secure a highly functional commercial condo and transform it into a purpose-built space designed specifically for your business.

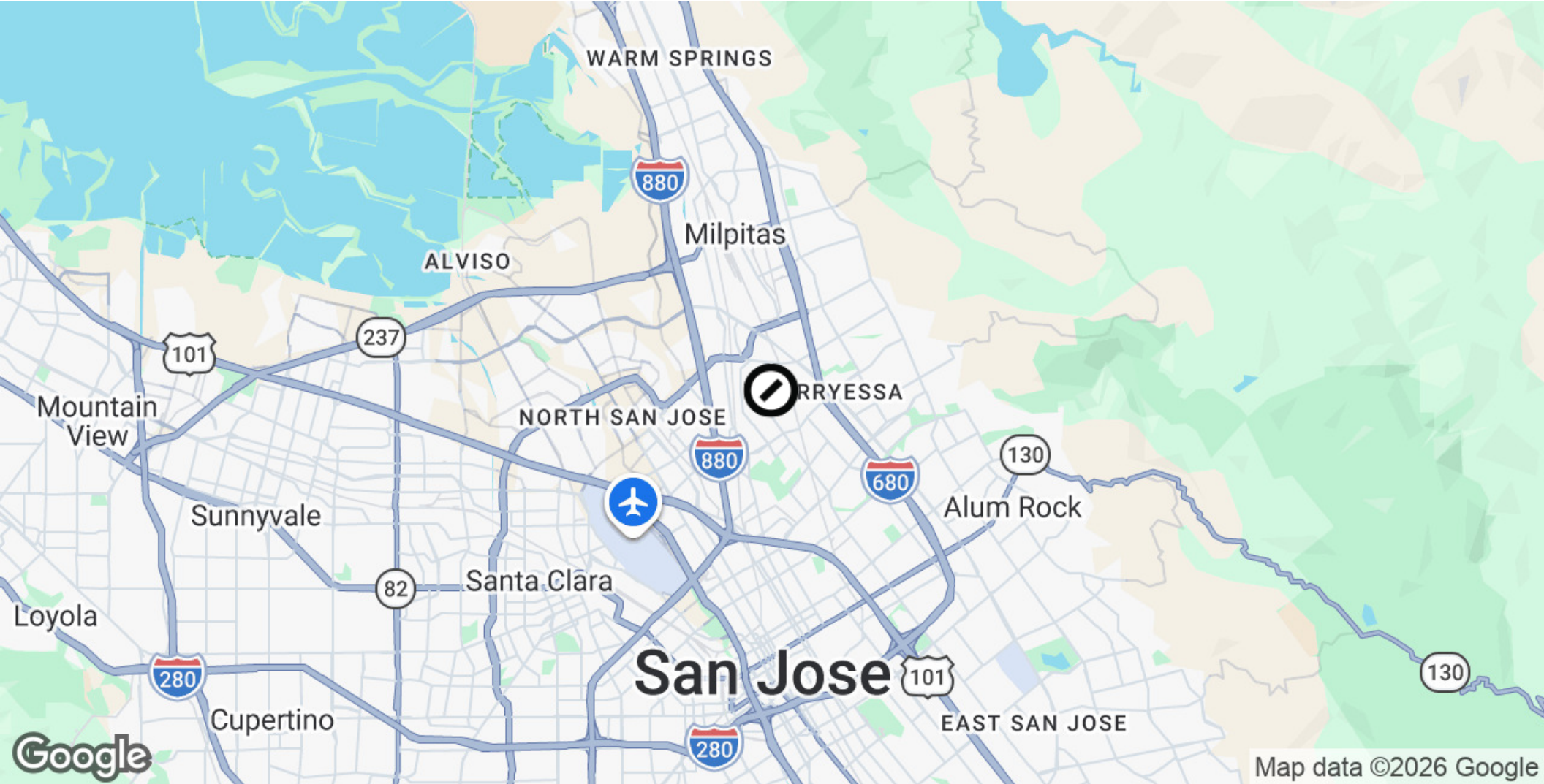
Devon Stout
Senior Vice President
408.693.8763
devon.stout@compass.com
CalDRE #01997975

Additional Photos



Devon Stout
Senior Vice President
408.693.8763
devon.stout@compass.com
CalDRE #01997975

Regional Map



Devon Stout
Senior Vice President
408.693.8763
devon.stout@compass.com
CalDRE #01997975

Compass is a real estate broker licensed by the State of California and abides by Equal Housing Opportunity laws. License Number 01991628, 01527235, 1527365. All material presented herein is intended for informational purposes only and is compiled from sources deemed reliable but has not been verified. Changes in price, condition, sale or withdrawal may be made without notice. No statement is made as to the accuracy of any description. All measurements and square footage are approximate.

Retailer Map



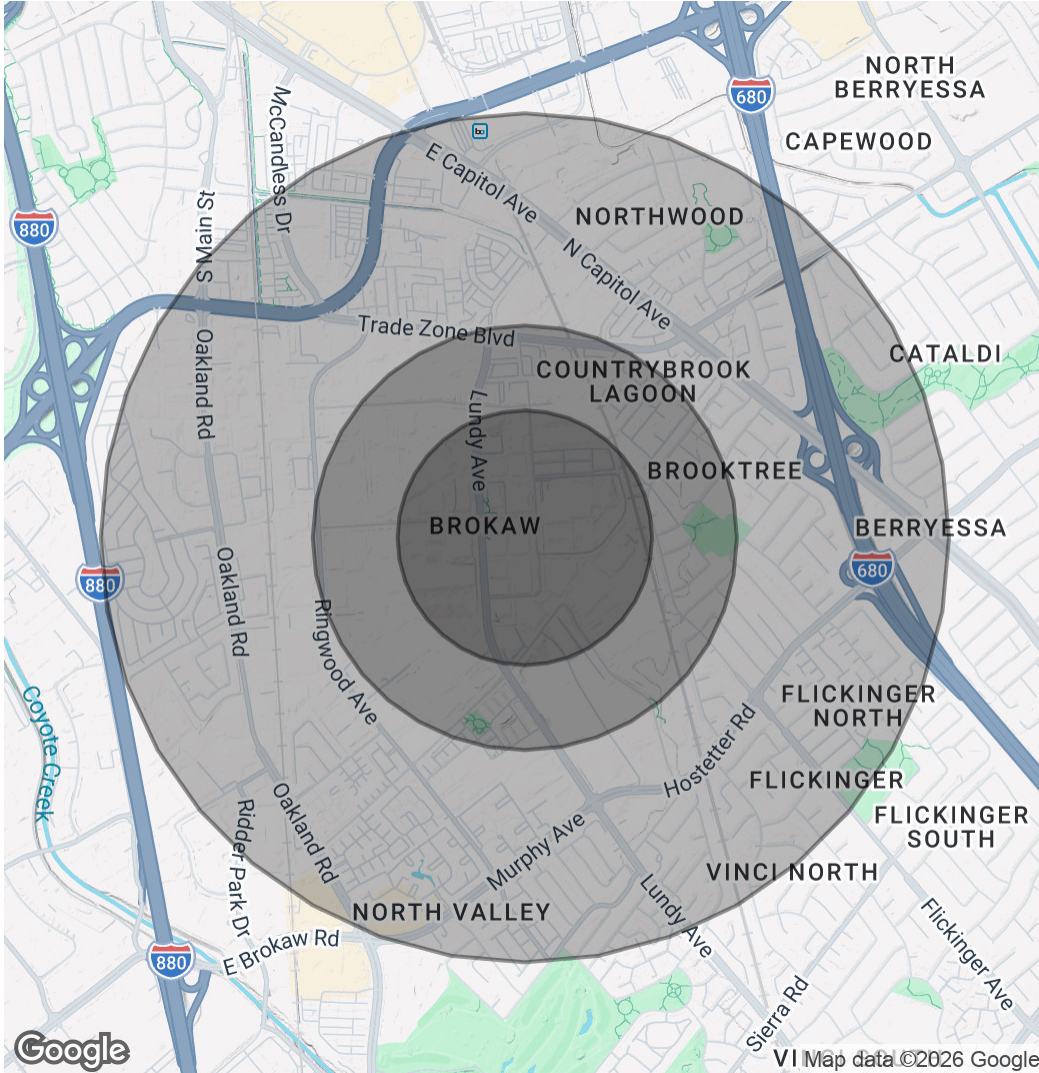
Devon Stout
 Senior Vice President
 408.693.8763
 devon.stout@compass.com
 CalDRE #01997975

Compass is a real estate broker licensed by the State of California and abides by Equal Housing Opportunity laws. License Number 01991628, 01527235, 1527365. All material presented herein is intended for informational purposes only and is compiled from sources deemed reliable but has not been verified. Changes in price, condition, sale or withdrawal may be made without notice. No statement is made as to the accuracy of any description. All measurements and square footage are approximate.

Demographics Map & Report

Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	2	2,609	28,543
Average Age	36	37	38
Average Age (Male)	35	36	37
Average Age (Female)	36	37	38
Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	1	864	9,412
# of Persons per HH	2	3	3
Average HH Income	\$245,786	\$222,795	\$230,673
Average House Value	\$1,284,569	\$1,217,582	\$1,213,683

2020 American Community Survey (ACS)



Devon Stout
 Senior Vice President
 408.693.8763
 devon.stout@compass.com
 CalDRE #01997975