

LIGHT INDUSTRIAL/R&D FOR LEASE

651 Giguere Court, San Jose, CA.
±7,388 Square Feet



HIGHLIGHTS:

- ±30% Office (Including 3 Restrooms, and Kitchen)
- Two 12'x12' Grade Level Doors
- 18' Clear Height
- 200 Amp | 480/277 Volt | 3 Phase Power
- 2.2/1,000 SF Parking Ratio
- Heat and Insulation in Warehouse
- High Image
- End Unit
- Fully Fire Sprinklered
- Proximity to Numerous Retail Amenities - McKee Road
- 1-Mile from Berryessa/North San Jose BART Station
- Highways 101 & 680 Proximity & Access
- \$1.30/SF, NNN

RITCHIE *Commercial*
RESPONSIBLE REAL ESTATE

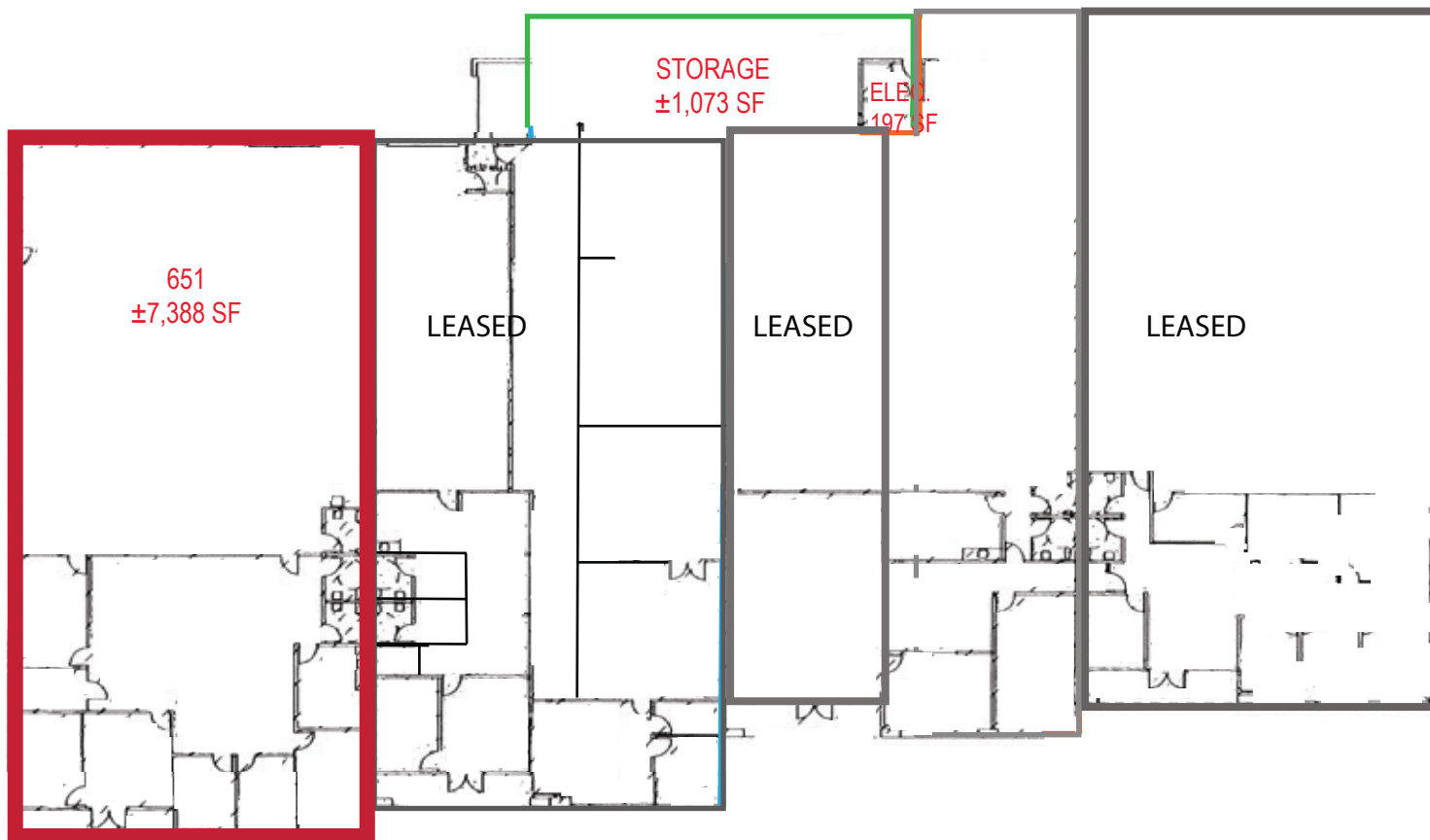
Please Contact Exclusive Agent:

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DRE Lic #01914680



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Floorplan Not To Scale

34 WEST SANTA CLARA STREET, SAN JOSE, CA. 95113
408.971.2700 fax: 408.971.1600
DRE #01209214 | www.ritchiecommercial.com

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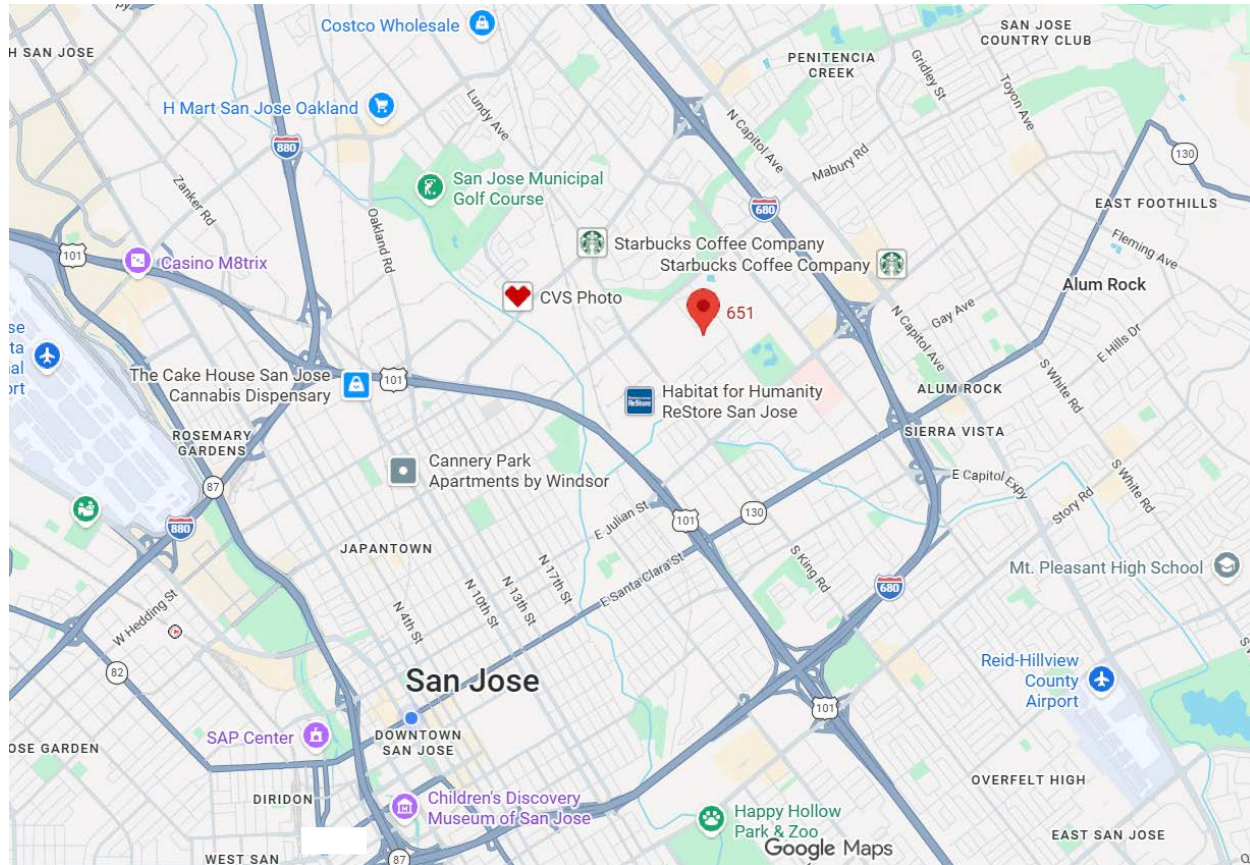
San Francisco | San Jose | Santa Cruz

The information contained herein has been obtained from sources we deem reliable.
We cannot, however assume responsibility for its accuracy.

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