

1706 Monterey

Hwy

San Jose, CA

For Sale or For Lease | 28 Unit Motel - 1.84 AC  
Combined Industrial/Commercial General Plan Designation



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# Property Information



## Property Overview

**1706 Monterey Hwy**, is an existing 28-unit motel on 1.84 Acres. The tenant is currently on a month-to-month lease and the entire 1.84 AC site can be made available within 30 days. This Property presents a unique opportunity to purchase or lease a 28-unit motel on 1.84 AC site located on Monterey Hwy just outside of Downtown San Jose. There is approximately 15,000 SF of unutilized land in the back of the motel which allows an investor to potentially add additional units to the existing 28-unit motel. The property is in the **Combined Industrial/Commercial General Plan Designation** which is intended for commercial or industrial uses, or a compatible mixture of these uses, that support the goals of the combined industrial/commercial general plan designation. The district allows for a broad range of commercial uses with a local or regional market, including big box retail, and a narrower range of industrial uses, primarily industrial park in nature, but including some low-intensity light industrial uses.

## Property Summary

**Location:** 1706 Monterey Hwy, San Jose

**Sales Price:** \$7,500,000

**Rental Rate:** Contact Listing Agents

**# of Units:** 28

**Building Size:** ± 19,865

**Lot Size:** 1.84 AC (±80,150 SF)

**Year Built:** 1990

**Zoning:** Commercial General

**General Plan 2040:** Combined Industrial/Commercial



# Photos





# Photos | Aerials







# Demographics

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2021 SUMMARY	2-MILE	5-MILE	10-MILE
Population	116,753	709,714	1,504,069
Households	36,718	223,870	499,343
Average Household Size	3	3.1	2.9
Owner Occupied Housing Units	16,543	116,645	283,108
Renter Occupied Housing Units	20,159	106,766	216,486
Median Age	34.1	35.5	37.2
Median Household Income	\$83,491	\$102,515	\$128,133
Average Household Income	\$116,827	\$133,967	\$157,258





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PARKING RESTRICTED  
24 HRS A DAY  
TOWED AWAY

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