

18 A & B N. First Street  
San Jose,  
California

# DOWNTOWN SAN JOSE FIRST AND SANTA CLARA STREETS GROUND FLOOR RETAIL/OFFICE FOR SALE



## PROPERTY INFORMATION:

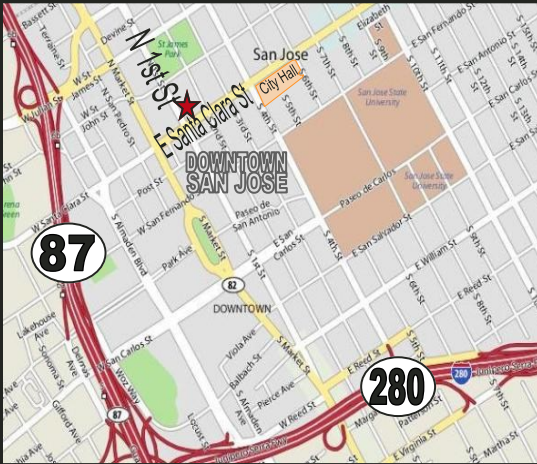
- Retail or Office Use
- 3,431 SF Commercial Space
- 2,231± SF and 1,200± SF Spaces, Currently Divided
- Ground Floor Location in Multi-Story Office Bldg.
- Full Height Basement of Nearly 2,000 SF Additional Space Included
- Great Location Near Santa Clara St. and VTA Light-Rail Stop
- High Ceilings
- Asking \$1,200,000.00

## ESTIMATED DEMOGRAPHICS:

	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
POPULATION:	37,687	118,030	239,011
AVG. HH INCOME:	\$71,130	\$76,023	\$79,025

## FOR MORE INFORMATION CONTACT:

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(408) 477-2508



**COMMERCIAL BROKERAGE | INVESTMENT SALES | PROPERTY MANAGEMENT**

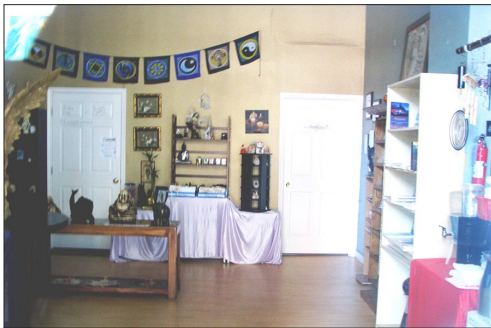
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# 18 A & B N. First Street · SAN JOSE, CALIFORNIA



2,231± SF Space



1,200± SF Space—Month-To-Month Tenant

Part of the ± 2,000 SF Basement Space

Tenant	SF	Monthly Rent	Lease
18 - B N. First Street	2,231± SF		
18 A - N. First Street Bookstore	1,200± SF	\$2,000 Gross	Mo. To Mo.

**\$2,000 Monthly Gross**

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