

WILLOW PLAZA PRIME RETAIL END CAP FOR LEASE

820-860 Willow Street San Jose, California



Bobby Facchino

Lic. #02178873

bobby@moinc.net

(408) 318-0623

David Taxin

Lic. #00983163

dtaxin@moinc.net

(408) 966-5919

The Space

- Suite 400 / 500
- Perfect for **Medical or Dental** use!
 - **2 individual lab rooms**
 - **Multiple wash stations** with existing plumbing
- Former veterinarian clinic kept suite in excellent condition.
- **Try out this End Cap Space, AVAILABLE NOW**, with an assignment of the current lease until July 2024!



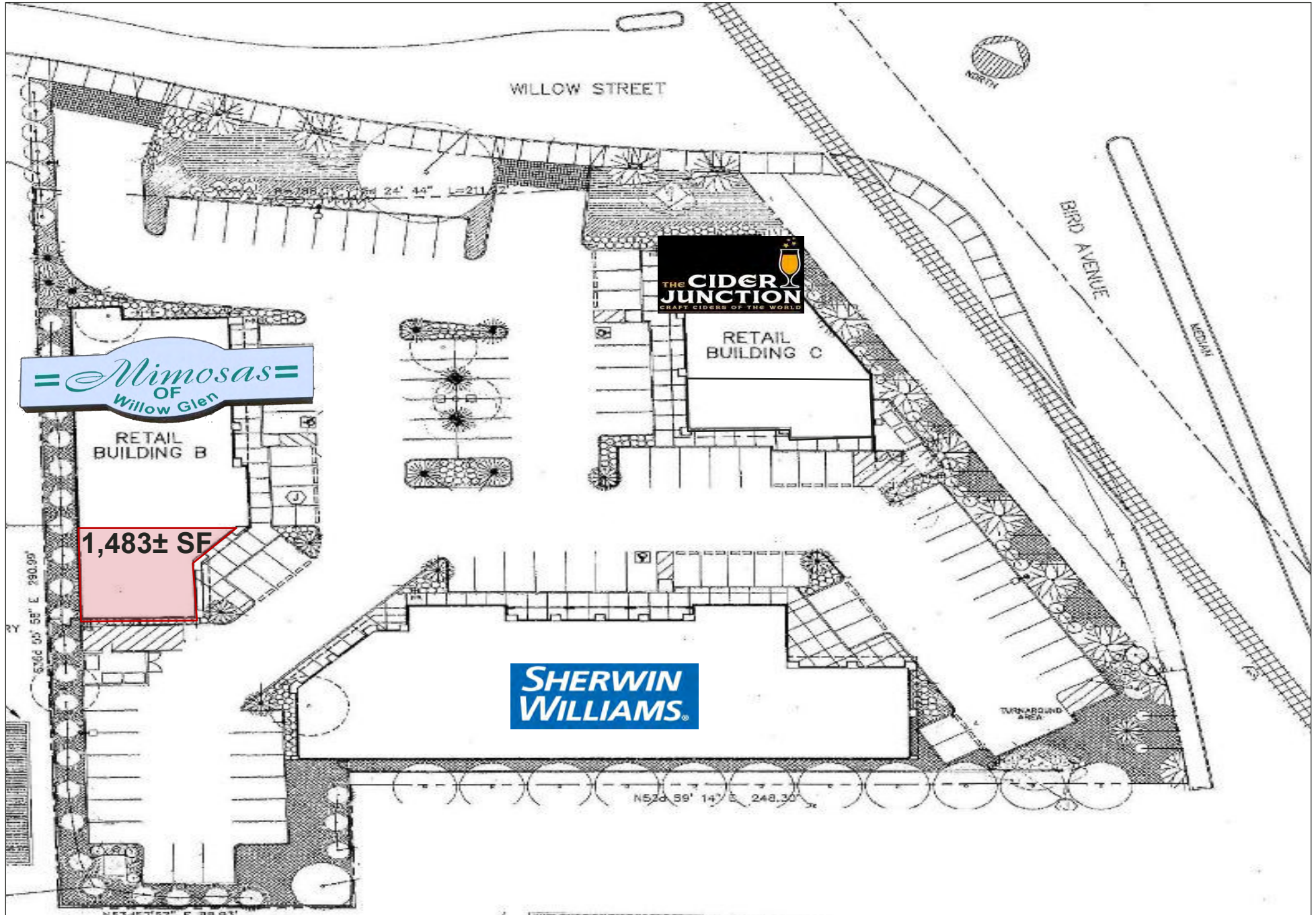
The Property

- Prime Retail End Cap Space located near the heart of Downtown Willow Glen
- At the corner of Willow Street and Bird Avenue
- Rent: \$2.82 PSF plus NNN charges (\$0.80)
- Space with Incredible Visibility
- Ample Parking Provided in Center
- Existing Neighboring Tenants: Sherwin-Williams, Mimosas of Willow Glen, Willow Glen Pet Hospital and more!
- Dense Residential and Daytime Population to Support the Center.
- Easy Access to Highways 280 & 87

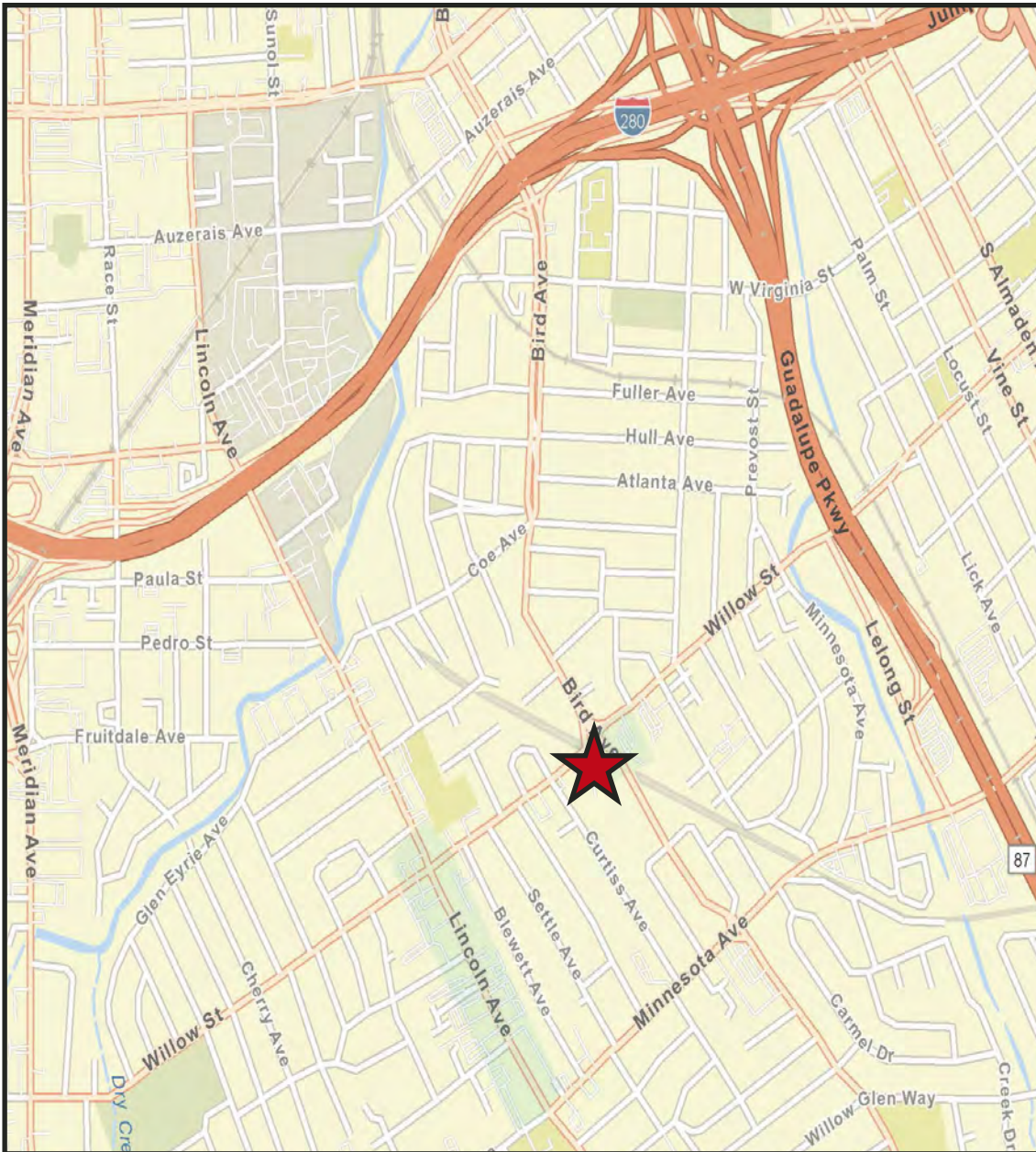
Photos: Suite 400 / 500 - 1,483± SF "End Cap" Unit



Site Plan







AREA DEMOGRAPHICS

2023	1 MI.	3MI.	5 MI.
<u>Population</u> :	29,156	253,022	706,785
<u>Avg. HH Income:</u>	\$189,841	\$167,757	\$162,951

CONTACT INFORMATION

Bobby Facchino

Lic. #02178873

bobby@moinc.net

(408) 318-0623

David Taxin

Lic. #00983163

dtaxin@moinc.net

(408) 966-5919



MEACHAM/OPPENHEIMER, INC.
8 N San Pedro St. #300
San Jose, CA 95110
Tel. 408.378.5900
Www.moinc.net