

FOR LEASE

744 Aldo Avenue
SANTA CLARA, CALIFORNIA

4,600 SF FLEX INDUSTRIAL
SPACE AVAILABLE NOW



EXCLUSIVELY
LISTED BY

RALPH BORELLI

Chairman

P: 408-521-7117

E: ralph@ralphborelli.com

DRE # 00465691

JON D'AMICO

Property Mgmt./Brokerage

P: 408-521-7107

E: jon@borelli.com

DRE # 01838839



SUMMARY

ADDRESS

744 ALDO AVENUE, SANTA CLARA, CA 95054

BLDG SF

4,600 SF (DIVISIBLE INTO TWO 2,300 SF SPACES - CALL FOR DETAILS)

LEASE RATE

\$1.55/SF/MO. IG + \$0.15/SF/MO. CAM

TERM

3-5 YEARS PREFERABLE

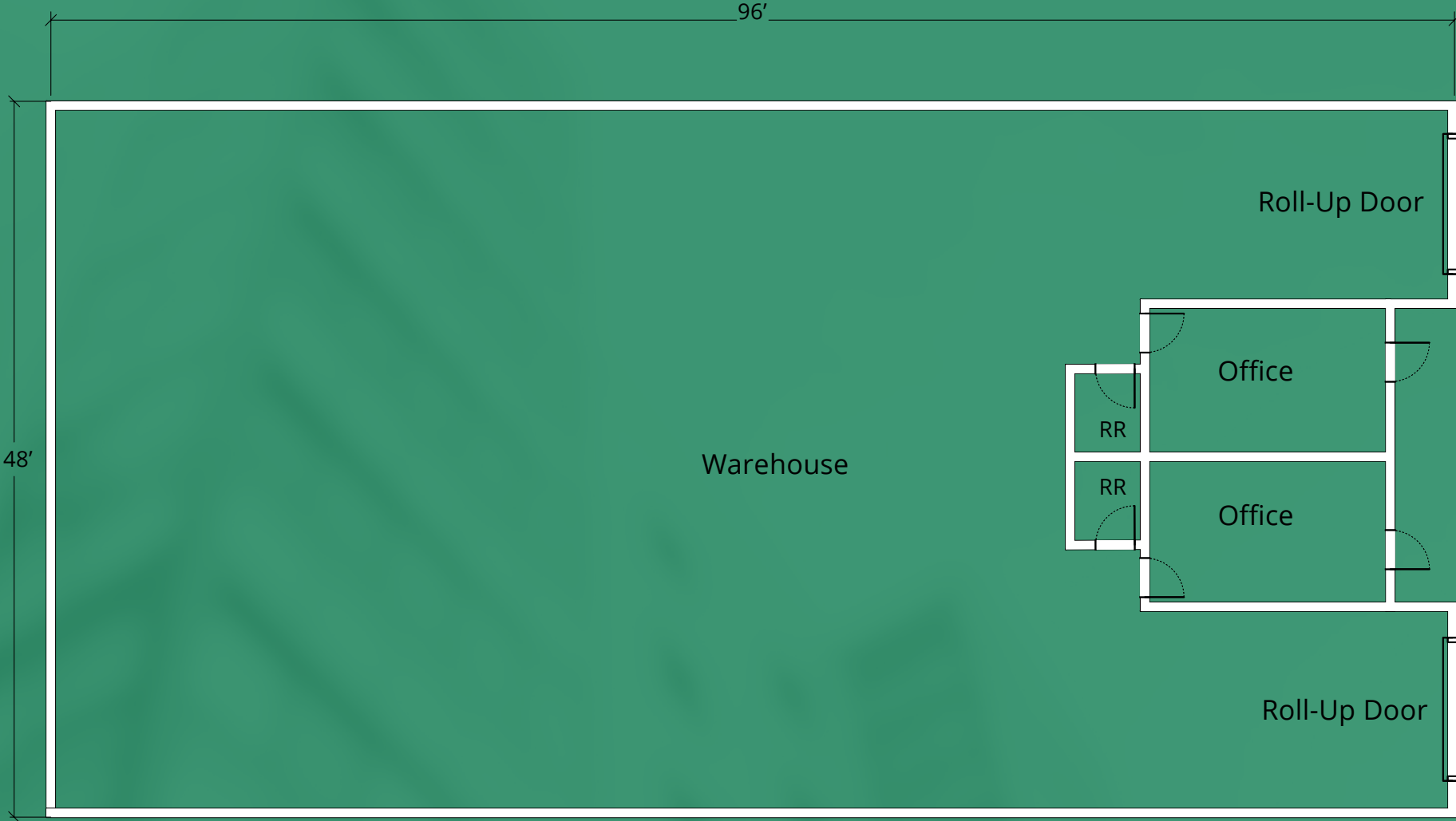
OCCUPANCY

AVAILABLE WITH 30 DAYS NOTICE

FEATURES

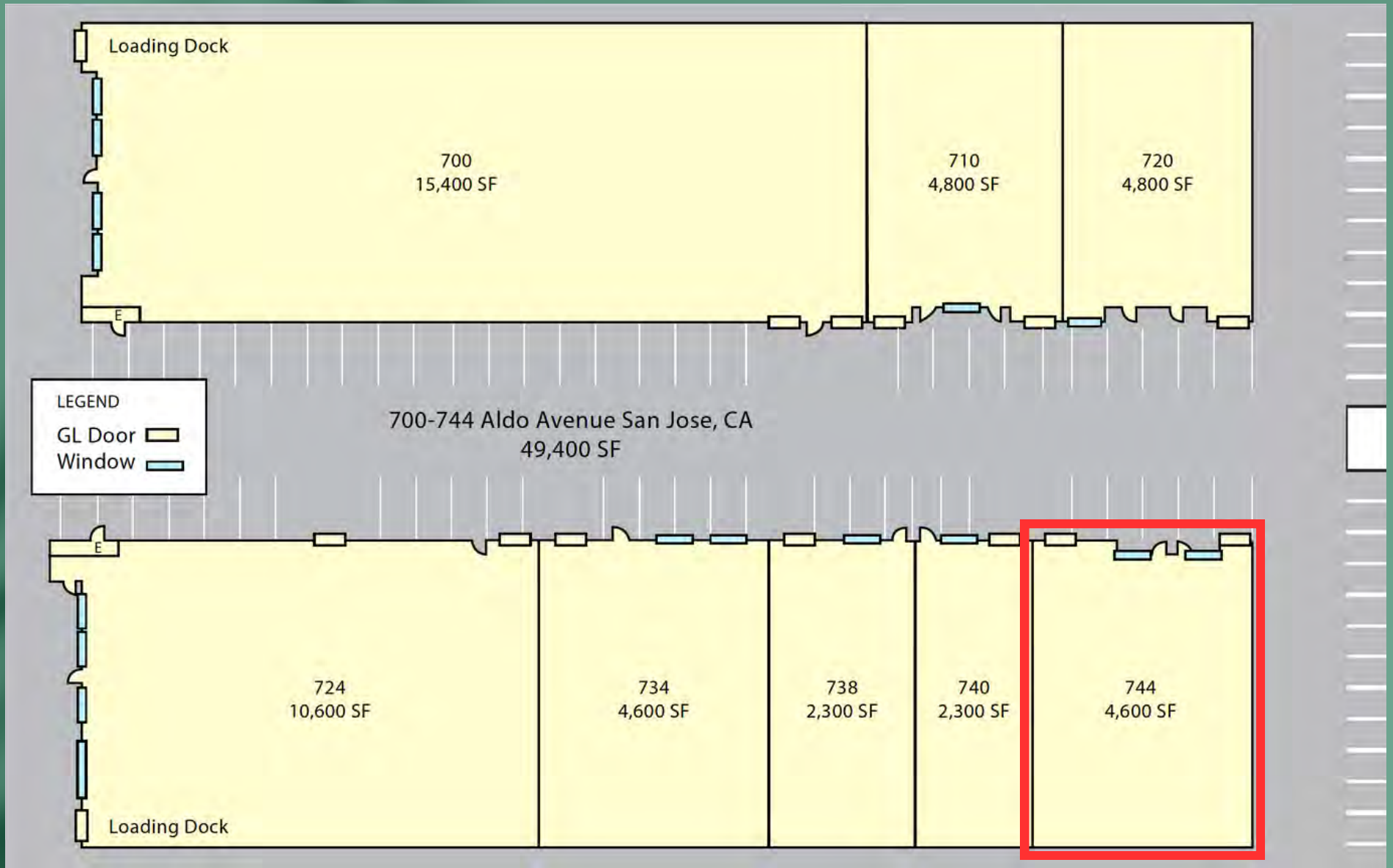
- TWO GRADE LEVEL ROLL-UP DOORS, TWO OFFICES, TWO RESTROOMS AND WAREHOUSE
- 18' CLEAR HEIGHT IN WAREHOUSE
- TWO 200 AMP PANELS
- 2/1,000 PARKING
- SANTA CLARA UTILITIES
- CLOSE TO U.S. HIGHWAY 101
- LOCAL OWNERSHIP AND MANAGEMENT

FLOOR PLAN



NOT TO SCALE
DIMENSIONS ARE APPROXIMATE

SITE PLAN



LOCATION



744 Aldo Avenue



LOCATION



SAN FRANCISCO

OAKLAND

OAKLAND INTERNATIONAL AIRPORT

SAN FRANCISCO INTERNATIONAL AIRPORT

PALO ALTO

SAN JOSÉ MINETA INTERNATIONAL AIRPORT

744 ALDO AVE

SAN JOSE

— Est. 1955 —

BORELLI

INVESTMENT COMPANY

2051 Junction Ave., STE 100, San Jose, CA 95131

P: 408-453-4700 | borelli.com

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