



INDUSTRIAL / COMMERCIAL REAL ESTATE SERVICES

April 21, 2024

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Rentable SF	Property Location	Price	Access
Office	Santa Clara - Sapena Court and Belick Street		

Office Space for Lease in Santa Clara.

570	473 Sapena Court Suite 4 Great business park location/visibility. New paint, carpet and mini blinds. Large open space.	\$2.15 +/- \$0.15 CAM	Avail. Now
600	473 Sapena Court Suite 11 Open office area, restroom. New paint and carpet.	\$2.15 +/- \$0.15 CAM	Avail. Now

Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

Office	San Mateo - South El Camino Real and East Fifth
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Office Space adjacent to Central Park Plaza

2,541	493 South El Camino Real Two Offices, Large Collaborative Open Office, Large Conference Room, Two Restrooms, Kitchenette, Dishwasher, High End finishes	\$4.85 NNN	Avail. Now
3,042	487 South El Camino Real Suite A One Office, Large Collaborative Open Office, Large Conference Room, Two Restrooms, Kitchenette, Dishwasher, High End finishes.	\$4.85 NNN	Avail. Now
5,583	487 South El Camino Real Suite 487A-493 Three Offices, Large Collaborative Open Office, Two Large Conference Rooms, Two Restrooms, Two kitchenettes, Dishwasher, High End finishes, Elevator to second floor parking garage.	\$4.85 NNN	Avail. Now

Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com

Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com

Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com

Office	San Mateo - East Fifth & South El Camino Real
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Office space adjacent to Central Park Plaza

2,740	30 East Fourth Avenue Open Office layout, Two Offices, Large Conference Room with built in credenza and upgraded lighting. The collaborative open areas has upgraded lighting, a beautiful polished concrete floor, kitchenette, dishwasher, unisex restroom, elevator access to rooftop parking and level one public parking area.	\$4.50 NNN	Avail. Now
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INDUSTRIAL / COMMERCIAL REAL ESTATE SERVICES

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Rentable SF	Property Location	Price	Access
Office	Menlo Park - El Camino & Ravenswood		
Class A improvements in the heart of downtown Menlo Park			
2,738	1010 El Camino Real Suite 210 Class A Improvements, Large Executive Office with beautiful glass line, 4 Offices - 3 with exterior glass lines, Conference Room with Balcony, Open Office, Storage Room.	\$8.75 NNN	Avail. Now
2,957	1010 El Camino Real Suite 250 Class "A" Improvements, Crown Molding Throughout Common Area of Suite, Windows throughout Interior Suite, Large Executive Office with beautiful glass line, 7 Offices – 3 with exterior glass lines, 1 Multi-person Office with exterior glass, Large Conference Room with built-in credenza and Balcony, Kitchenette.	\$8.75 NNN	Avail. Now
3,544	1010 El Camino Real Suite 360 Class "A" Improvements, Reception, Beautiful Glass line, 10 Offices - 6 with exterior glass lines, Two Conference Rooms, Open Office, Server Room, Kitchenette. (Possibly Available earlier with 30 day notice)	\$8.75 NNN	5/1/2024
<i>Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com</i> <i>Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com</i> <i>Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com</i>			

Office	Los Altos - First & San Antonio		
On-site parking and central location			
5,115	496 South First Street Suite 100 Class A Office Suite, Double Door Glass Front Entry, Reception Counter and built-in cabinetry, Executive Corner Office, Large Corner Conference Room with great glass line, 11 Private Offices - 9 with exterior glass lines, Large Open Office Area, Kitchenette, Sink, Monument Signage Available.	\$6.25 NNN	Avail. Now
<i>Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com</i> <i>Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com</i> <i>Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com</i>			

Office	Palo Alto - Charleston & San Antonio		
Convenient location near many restaurants and shopping			
1,630	870 East Charleston Road Suite 100 One corner executive Office with glass entry, Conference room with glass entry, Open Office Area, Storage Room, Open Kitchenette, Dishwasher, Two Private Restrooms with showers.		Avail. Now
3,105	870 East Charleston Road Suite 210 Class A Interiors, One Executive Office, Two Private Offices, Large Conference Room, Suspended upgraded Light Fixtures, Open Collaborative Office Area, Beautiful Reception Counter, Open Lunch Area, Sink, Dishwasher.		Avail. Now
<i>Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com</i> <i>Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com</i> <i>Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com</i>			



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Rentable SF	Property Location	Price	Access
Office	San Jose - Junction Avenue and Charcot Avenue		

Office Space for Lease in Golden Triangle

1,106	2055 Junction Avenue Suite 235 Office condominium with two private offices, large open area and coffee bar. Access to shared conference room. Located within well-maintained office condominium project in the Golden Triangle of San Jose. Near Norman Y Mineta San Jose Int. Airport, with great access to highways 880, 101 and 87.	\$2.50	Avail. Now
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Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

Office	West San Jose - South Winchester Boulevard and Payne Avenue
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Office Space at Solar Row. Full commission to procuring broker. Visit Solar-Row.com

1,462	1275 S. Winchester Blvd. Suite D Large Open Area, Storage Room. 2 Building, 3 story office complex, abundant parking, high street visibility, on site banking, monument signage available, flexible lease terms, responsive & local property management and ownership, visit www.Solar-Row.com for more information.	\$2.50 FS	Avail. Now
2,041	1245 S. Winchester Blvd. Suite 300 Four Private Offices, Open Area, Corner office with plenty of light. 2 Building, 3 story office complex, abundant parking, high street visibility, common conference room, on site banking, monument signage available, flexible lease terms, responsive & local property management and ownership, visit www.solar-row.com for more information.	\$3.50 FS	Avail. Now
2,371	1245 S. Winchester Blvd. Suite 304 Three Private offices, Conference Room, Open Area. 2 Building, 3 story office complex, abundant parking, high street visibility, on site banking, monument signage available, flexible lease terms, responsive & local property management and ownership, visit www.Solar-Row.com for more information.	\$3.50 FS	Avail. Now
3,237	1245 S. Winchester Blvd. Suite 220 Three Private offices, kitchenette, Reception, Open Area. 2 Building, 3 story office complex, abundant parking, high street visibility, on site banking, monument signage available, flexible lease terms, responsive & local property management and ownership. www.Solar-Row.com	\$3.50 FS	Avail. Now
10,310	1245 S. Winchester Blvd. Suite 108 Office and Classroom space for Adult Education. Open Office, reception, 5 privates, 7 large Classrooms, 4 having plumbing/cabinetry, VCT flooring, Server Rm, Kitchen break room. 2 Building, 3 story office complex, abundant parking, high street visibility, on site banking, monument signage available, flexible lease terms, responsive & local property management and ownership. www.Solar-Row.com	\$3.50 FS	Avail. Now

*Lockbox on wall @ 1245 bldg near elevator. Combo 1-2-9-0.

Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com

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Rentable SF	Property Location	Price	Access
Office	Fremont - Christy Street and Albrae Street		
On site conference room and gym. FULL COMMISSION! Visit www.FremontBusinessPark.com			
357	42808 Christy Street Suite 224 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$949.00 PER MONTH, BASED ON A MINIMUM ONE (1) YEAR LEASE. Private Micro Suite, Interior Office. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$949 /mo.	Avail. Now
423	42840 Christy Street Suite 230 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$1,124.00 PER MONTH, BASED ON A MINIMUM ONE (1) YEAR LEASE. Open internal micro space, kitchenette. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$1,124 /mo.	Avail. Now
1,168	42840 Christy Street Suite 243 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Two Private Offices, Open Area, Kitchenette. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.38 FS	Avail. Now
1,449	42840 Christy Street Suite 206 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Three Private Offices, Conference Room, Storage Room, Open Area, Corner office with plenty of glass. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.38 FS	Avail. Now
1,579	42840 Christy Street Suite 210 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Three Private Offices, Open Area. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.38 FS	Avail. Now
2,562	42808 Christy Street Suite 221 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Three Private Offices with furniture, Conference Room, Storage/Server Room, Large Open Area, Kitchenette. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.38 FS	Avail. Now
2,623	42840 Christy Street Suite 108 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Four Private Offices, Conference Room, Kitchen, Large Open Area. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	2.38*	Avail. Now

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Rentable SF	Property Location	Price	Access
3,323	42840 Christy Street Suite 110 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Four Private Offices, Conference Room, Kitchen, Large Open Area. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	2.29*	Avail. Now
4,008	42808 Christy Street Suite 200 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.29 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Five Privates, Storage, Large Open Area. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.29 FS	Avail. Now
5,809	42840 Christy Street Suite 201 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.29 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Twelve Private Offices with furniture, Conference Room, Server/storage room, Kitchen, Large Open Area with existing cubicles, Space ready for occupancy, Corner office with plenty of glass. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit www.FremontBusinessPark.com for more information.	\$2.29 FS	Avail. Now
6,045	42808 Christy Street Suite 101 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.29 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Corner suite off main lobby with plenty of glass, Reception, Six Privates, Two Large Conference Rooms, Kitchen, Storage, Large Open Area. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit FremontBusinessPark.com for more information.	\$2.29 FS	Avail. Now

*Lock Box located outside main bldg (left of main entrances). Combo: 1-2-9-0.
 Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com

Office	Los Altos - Third & Whitney
Centrally located Class A office space in downtown Los Altos	
1,560	240 Third Street Suite 110 Class A Office Space, One Private Office, One Conference Room, Open Area, Reception, Storage, Kitchenette.
9,970	240 Third Street Suite 200-210 Class A Office Space, Two Collaborative Open Areas, Lobby, Board Room, Break Room, Five Offices, Storage, 28 unreserved parking stalls at no charge.

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 Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com



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Rentable SF	Property Location	Price	Access
Office	San Jose - Almaden Expressway and Capitol Expressway		
FULL COMMISSION TO PROCURING BROKER. COMCAST HIGH SPEED INTERNET READY.			
966	3150 Almaden Expressway Suite 222 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Two Private Offices, Open Area, Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	\$2.38 FS	Avail. Now
1,040	3150 Almaden Expressway Suite 232 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Three Private Offices, Open Area, Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	\$2.38 FS	Avail. Now
1,292	3150 Almaden Expressway Suite 215 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Three Private Offices, Open Area, Kitchenette. Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	2.38*	Avail. Now
1,808	3150 Almaden Expressway Suite 102 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Corner office at the Main Lobby, Four Private Offices, Open Area, Kitchenette, Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	\$2.38 FS	Avail. Now
1,959	3150 Almaden Expressway Suite 202 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. One Office, Server Room, Open Area, Kitchenette. Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	2.38*	Avail. Now
2,148	3150 Almaden Expressway Suite 147 *FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.38 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.94 PER RSF PER MONTH. Four Offices, Conf Room, Reception, Open Area, Kitchenette, Private exterior entrance, Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.	\$2.38 FS	Avail. Now



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Rentable SF	Property Location	Price	Access
5,327	3150 Almaden Expressway Suite 145	\$2.29 FS	Avail. Now

*FOR THE FIRST YEAR OF OCCUPANCY, THE AVERAGE RATE IS \$2.29 PER RSF PER MONTH, BASED ON A MINIMUM TWO (2) YEAR LEASE. THE SECOND YEAR'S AVERAGE RATE IS \$2.83 PER RSF PER MONTH. Twelve Privates, Conf room, Lunch room, Storage, Open Area, Reception, Corner suite with own entrance. Comcast High-Speed Internet and phone service available, 63,117 sf office building, abundant parking, high street visibility, monument signage available, flexible lease terms, competitive pricing, responsive & local property management and ownership, expansion opportunities.

*Lock Box located on #236, code 1290.

Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com

Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com

Office Menlo Park - Menlo Avenue & San Marino

Office Space in the heart of Menlo Park

1,681	707 Menlo Avenue Suite 200		Avail. Now
	Conference Room, Five Private Offices, Reception Area, Large Storage Room, 7 unreserved parking stalls, Monument Signage Available.		

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Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com

Industrial Santa Clara - Belick Street & Laurelwood Road

Industrial Space for Lease in Santa Clara

3,110	3193 Belick Street Suite 1	\$1.75 SF +/- \$0.15 CAM	10/15/2024
	Reception area, 3 offices, restroom, open area/drop ceiling, grade level roll up door and warehouse. Approx. 70 % office, 30% warehouse.		

Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

Industrial Santa Clara - Sapena Court/Belick Street and Laurelwood Road

Industrial Space for Lease in Santa Clara.

1,220	500 Laurelwood Road Suite 15	\$2.15 IG +/- \$0.10 CAM	Avail. Now
	Front office/Reception room, restroom, roll up door and a large warehouse. Approx. 30% office/drop ceiling, 70% warehouse.		

Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

Industrial San Jose - Junction Avenue South of Brokaw

Industrial Space for Lease in North San Jose

13,700	1750 Junction Avenue	\$1.75 SF +/- \$0.14 CAM	5/1/2024
	Reception area, Kitchen/break room, 10 offices, 5 restrooms, 4 grade level roll up doors, 4 multipurpose rooms/conference areas, multiple storage areas, mezzanine for storage. Mostly drop ceiling throughout. Building was used as a gathering space/church for the past 10 years.		

Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

Industrial San Jose - Junction Avenue and Rogers Avenue

Affordable Industrial Space for Lease in North San Jose

1,600	1713 Junction Avenue Suite B	\$1.75 IG +/- \$0.25 CAM	6/1/2024
	Reception area, 2 restrooms, Office, warehouse with roll up door.		

Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com



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Rentable SF	Property Location	Price	Access
Land San Jose - Mitzi Drive & Saratoga Avenue			
Fully Entitled 14-Unit Residential Development Community			
27,442	4146 Mitzi Drive 0.63 acre fully entitled development opportunity.	\$4,550,000	Avail. Now
Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com Caleb Scherer (408) 453-4700 ext. 126 email - caleb@borelli.com			
Land San Jose - Market Park - Berryessa & Sierra			
Potential Office or Assisted Living Development Site			
97,125	1655 Berryessa Road ** IN ESCROW ** Opportunity to acquire the southern 2.23 acre commercial development site within the Facchino District of the Berryessa BART Urban Village plan. Potential development includes office or assisted living. The planned capacity for the greater Facchino District is up to 820 residential units and up to 464,000 SF of commercial.		Avail. Now
Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com			
Land Fremont - Vacant Land			
1.17 Acres of Vacant Land in Fremont			
50,965	1550 Washington Blvd. 1.17 acres of vacant land in Fremont.		Avail. Now
Caleb Scherer (408) 453-4700 email - caleb@borelli.com Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com			
Retail San Mateo - East Fifth & South El Camino Real			
Retail space adjacent to Central Park Plaza			
4,200	24 East Fourth Avenue Current bank space. Large Open Area with high ceiling, Two Private Offices, Conference Room, Men's and Women's restrooms, Break Room.		Avail. Now
Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com			
Retail Sunnyvale - South Murphy & El Camino			
Retail Center Located Near Corner of East El Camino Real & South Murphy			
3,215	564 S. Murphy Avenue One Tenant Building, Open Area, Back Storage Room, Restroom, Mezzanine.	Negotiable +/- \$0.68 CAM	Avail. Now
Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com Abigail Parsons (408) 453-4700 email - abigail@borelli.com			
Retail San Mateo - Fourth & San Mateo			
Restaurant space adjacent to Central Park Plaza			
4,200	24 East Fourth Avenue Current bank space. Large Open Area with high ceiling, Two Private Offices, Conference Room, Men's and Women's restrooms, Break Room.		Avail. Now
Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com Abigail Parsons (408) 453-4700 ext. 100 email - abigail@borelli.com			



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Rentable SF	Property Location	Price	Access
Retail	San Jose - Capitol Expressway and Hwy 87		

Prime Retail Space for Lease in San Jose

1,200	705 W Capitol Expressway Suite 80 1,200 - 1,800 sq. ft available. Retail space / restaurant near Capitol Auto Mall. High street visibility, high traffic volume. Abundant parking. Close to multiple high-residential communities. Easy access to Highways 87 and 85.	\$2.25 NNN +/- \$1.10 CAM	Avail. Now
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Patrick Bumb (408) 453-4700 email - patrick@borelli.com
Lockbox suite 80 - Borelli vacant master key

Retail	Marina - New Retail Construction
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Dunes Promenade is New Retail Construction in Marina

859	2755 Ocean Bluff Avenue Suite F2 New construction. Details at thedunespromenade.com	10/1/2024
934	98 Stilwell Drive Suite D3 New construction. Details at thedunespromenade.com	10/1/2024
1,070	98 Stilwell Drive Suite D2 New construction. Details at thedunespromenade.com	10/1/2024
1,148	106 10th Street Suite E2 New construction. Details at thedunespromenade.com	10/1/2024
1,236	2754 Sand Dune Avenue Suite B1 New construction. Details at thedunespromenade.com	10/1/2024
1,240	2754 Sand Dune Avenue Suite B2 New construction. Details at thedunespromenade.com	10/1/2024
1,362	140 10th Street Suite G2 New construction. Details at thedunespromenade.com	10/1/2024
1,366	140 10th Street Suite G1 New construction. Details at thedunespromenade.com	10/1/2024
1,558	98 Stilwell Drive Suite D1 New construction. Details at thedunespromenade.com	10/1/2024
1,628	2755 Ocean Bluff Avenue Suite F1 New construction. Details at thedunespromenade.com	10/1/2024
1,805	98 Stilwell Drive Suite D4 New construction. Details at thedunespromenade.com	10/1/2024
1,888	106 10th Street Suite E1 New construction. Details at thedunespromenade.com	10/1/2024

Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com

For Sale	San Jose - Junction Avenue and Charcot Avenue
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1 of 52 office condos in 77,000 sq. ft. complex.

2,338	2051 Junction Avenue Suite 205 Office condo on second floor of a 2 building office park in North San Jose. Currently used as an insurance office. Reception area, 6 offices, storage room, open area currently set up with cubes. All furniture, partitions, and cubes can be left if desired.	\$1,285,900	Avail. Now
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Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com



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Rentable SF	Property Location	Price	Access
For Sale	San Jose - North First Street & Skyport		
Two pads for sale adjacent to Bay 101 Casino			
94,089	1790 North First Street *** IN ESCROW *** Pad 2 is a 2.16 acre site originally designed for a 10 story hotel.	\$12,500,000	Avail. Now
127,630	1770 North First Street *** IN ESCROW *** Pad 1 is a 2.93-acre site, fully entitled for a 171 room Home2 Suites by Hilton. Conveniently located adjacent to Bay 101 Casino.	\$18,000,000	Avail. Now
Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com Chris Andersson (408) 453-4700 x134 email - chris@borelli.com			

For Sale	San Jose - Market Park - Berryessa & Sierra		
Potential Office or Assisted Living Development Site			
97,125	1655 Berryessa Road Opportunity to acquire the southern 2.23 acre commercial development site within the Facchino District of the Berryessa BART Urban Village plan. Potential development includes office or assisted living. The planned capacity for the greater Facchino District is up to 820 residential units and up to 464,000 SF of commercial.	\$18,500,000	Avail. Now
Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com			

Report Legend**www.borelli.com**

Visit our website to find more information about each listing. You will find building photos, floorplans, and, on most properties, a flyer.

Plug N Play

Plug N Play listings have been professionally space planned. The space includes work cubicles in place.