



January 13, 2019

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Rentable SF	Property Location	Price	Access
<b>Office Santa Clara - De La Cruz and Reed Street</b>			
Office Space Available for Lease with Great Exposure - Close to Costco and Mineta San Jose International Airport			
432	<b>1885 De La Cruz Boulevard Suite 205</b> Second floor office space, open floor plan. Close to highway 101 and 880. Comcast High Speed Internet Available!	\$1.70 FS	Avail. Now
1,214	<b>1825 De La Cruz Boulevard Suite 205</b> Second Floor Office space, open floor plan, with 3 built out offices, Comcast High Speed Internet Available!	\$1.70 FS	2/5/2019
<p>Mitch Nazzisi (408) 453-4700 ext. 101 email - mitch@borelli.com            1825 Building - Lockbox on Suites 205/207 - Combo 1-2-9-0            1885 Building - Lockbox on first floor stair handrail - Combo 1-2-9-0</p>			

<b>Office San Jose - North First Street and Trimble</b>			
Office Space in the Golden Triangle. Visit <a href="http://ValleyOfficeCentre.com">ValleyOfficeCentre.com</a>			
1,659	<b>2635 North First Street Suite 256</b> Two Privates, Open Area, Renovated Common Areas, Common Coffee Bar Sink, Relaxing interior and exterior water fountains, Comcast Internet Service, Showers on site, parking ratio 3.5/1000, Flexible lease terms, Responsive & local property management and ownership.	\$2.85 FS	Avail. Now
1,848	<b>2635 North First Street Suite 148</b> Three Privates, Open Area, Recently Renovated Common Areas, Common Coffee Bar Sink, Nice window line, Relaxing interior and exterior water fountains, Comcast Internet Service, Showers on site, parking ratio 3.5/1000, Flexible lease terms, Responsive & local property management and ownership.	\$2.85 FS	Avail. Now
<p>Lee Jatta (408) 453-4700 ext. 140 email: lee@borelli.com            Buddy Parsons (408) 453-4700 ext. 116 email: buddy@borelli.com            Full commission to procuring broker.            Lockboxes located at main entrance of building. Combo 1-2-9-0.</p>			

<b>Office San Jose - North First Street &amp; Skyport</b>			
Bay 101 Technology Place - Coming 2020. A 9 story Class-A office space, accommodations, entertainment and fine dining project. Visit: <a href="http://bay101technologyplace.com">bay101technologyplace.com</a>			
234,192	<b>1740 North First Street</b> Build to Suit Opportunity - 2020. Class A, 9 story office building.	\$4.25	1/1/2020
Ralph Borelli (408) 453-4700 email - ralph@ralphborelli.com			

<b>Office Santa Clara - Sapena Court and Belick Street</b>			
HALF COMMISSION TO PROCURING BROKER			
600	<b>473 Sapena Court Suite 1</b> Large open office area with one restroom. Close to airport and Highway 101.	\$1.90 FS	Avail. Now
<p>Mike Kronzer (408) 453-4700 ext. 135 email - mike@borelli.com            Mitch Nazzisi (408) 453-4700 ext. 101 email - mitch@borelli.com            Appointment Only</p>			



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Rentable SF	Property Location	Price	Access
<b>Office Fremont - Christy Street and Albrae Street</b>			
On site conference room and gym. FULL COMMISSION! Visit <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a>			
357	<b>42808 Christy Street Suite 224</b> Open internal micro space. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$1,017 /mo.	Avail. Now
423	<b>42840 Christy Street Suite 234</b> Open internal micro space, coffee bar. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$1,206 /mo.	Avail. Now
423	<b>42840 Christy Street Suite 230</b> 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 <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$1,206 /mo.	Avail. Now
451	<b>42808 Christy Street Suite 122</b> 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 <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$1,285 /mo.	Avail. Now
539	<b>42808 Christy Street Suite 104</b> Internal Micro Office, Kitchenette, storage room in back. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$2.80 FS	Avail. Now
2,328	<b>42840 Christy Street Suite 217</b> Three Privates, Conf Room, Kitchen, Reception, 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 <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$2.75 FS	Avail. Now
3,001	<b>42840 Christy Street Suite 112</b> Three Privates, Open Area, Kitchenette, Great glass line with convenient access near main entrance to building. Common conference room, fitness center with m/w showers, parking ratio 4/1000, flexible lease terms, responsive and local property management and ownership, visit <a href="http://www.FremontBusinessPark.com">www.FremontBusinessPark.com</a> for more information.	\$2.75 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](mailto:lee@borelli.com)



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Rentable SF	Property Location	Price	Access
<b>Office West San Jose - South Winchester Boulevard and Payne Avenue</b>			
Full commission to procuring broker. Visit <a href="http://www.Solar-Row.com">www.Solar-Row.com</a>			
510	<b>1245 S. Winchester Blvd. Suite 316</b> Open office. 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	Avail. Now
1,083	<b>1245 S. Winchester Blvd. Suite 306</b> Two Private offices, Open Area, Coffee Bar. 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	2/4/2019
1,462	<b>1275 S. Winchester Blvd. Suite D</b> 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$2.00 FS	Avail. Now
1,764	<b>1245 S. Winchester Blvd. Suite 303</b> Two 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	Avail. Now
1,776	<b>1245 S. Winchester Blvd. Suite 104</b> Two large open areas, storage, Corner location with large windows. 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.75 FS	Avail. Now
1,883	<b>1245 S. Winchester Blvd. Suite 201</b> Two Private Offices, Conference Room, Kitchen, 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	Avail. Now
1,987	<b>1245 S. Winchester Blvd. Suite 304</b> 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	Avail. Now
2,003	<b>1245 S. Winchester Blvd. Suite 209</b> 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, visit <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.25 FS	Avail. Now
4,545	<b>1245 S. Winchester Blvd. Suite 110</b> Large Open Office, Standard Interiors to suit, Separate first floor pod, Natural glass on three sides. 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.75 FS	Avail. Now



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Rentable SF	Property Location	Price	Access
4,866	<b>1245 S. Winchester Blvd. Suite 102</b> Nine Privates, Conf Room, Storage, Open Area, Large Double Door entrance in main lobby. 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 <a href="http://www.Solar-Row.com">www.Solar-Row.com</a> for more information.	\$3.75 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](mailto:lee@borelli.com)*

**Office San Jose - Almaden Expressway and Capitol Expressway**

FULL COMMISSION TO PROCURING BROKER. COMCAST HIGH SPEED INTERNET READY.

958	<b>3150 Almaden Expressway Suite 204</b> 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.	\$2,874 /mo.	Avail. Now
1,040	<b>3150 Almaden Expressway Suite 232</b> Two Private Offices, Conference Room, 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.	\$2.90 FS	Avail. Now
2,377	<b>3150 Almaden Expressway Suite 111</b> Three Private Offices, Conference room, Kitchenette, Storage, Open Area. Newly Remodeled Lobby and Hallways, 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.	\$2.85 FS	2/1/2019
2,420	<b>3150 Almaden Expressway Suite 134</b> Three Private Offices, Open Area, Entrance door facing Almaden Expressway, 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.	\$2.85 FS	1/15/2019

*\*Lock Box located on #111. 2nd lock box (north end of building) in hallway leading to #145/147 near electric panels. Code is 1290.*

*Lee Jatta (408) 453-4700 ext. 140 email - [lee@borelli.com](mailto:lee@borelli.com)  
Buddy Parsons (408) 453-4700 ext. 116 email - [buddy@borelli.com](mailto:buddy@borelli.com)*

**Office Gilroy - Hwy 152 and Santa Teresa Blvd.**

Great location near Hecker Pass / Hwy 152. Half commission to procuring broker.

1,160	<b>7901 Westwood Drive Suite G</b> Open floorplan, with one restroom, and plenty of natural light. Great location near Hecker Pass Hwy 152.		1/15/2019
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*Lee Jatta (408) 453-4700 ext. 140 email - [lee@borelli.com](mailto:lee@borelli.com)  
Stephanie Sonthana (408) 453-4700 ext. 100 email - [stephanie@borelli.com](mailto:stephanie@borelli.com)*



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**Industrial Santa Clara - Aldo Avenue and De La Cruz Blvd.**

Easy access to and from Montague Expressway, Highways 101 and 87.

2,300	<b>740 Aldo Avenue</b> Reception area, restroom and warehouse with roll up door. Approx. 10 % office, 90% warehouse.	\$1.25 IG +/- \$0.06 CAM	Avail. Now
15,400	<b>700 Aldo Avenue</b> Available with 30 days notice. Reception area, 6 offices, 2 restroom and warehouse with 2 grade level roll up doors and 1 dock door. Shipping/Receiving office in warehouse Approx. 25 % office, 70% warehouse. 800 amps of 480 Volt 3 phase power. Bonus mezzanine.	\$0.99 IG +/- \$0.06 CAM	Avail. Now

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

**Industrial Fremont - Industrial and Fremont Boulevard**

One block from Hwy 880 at Fremont Blvd.

2,100	<b>45278 Industrial Drive</b> Reception area, open office area, 1 private office, restroom and warehouse with grade level roll up door. Approx. 50 % office, 50% warehouse.	\$1.30 +/- \$0.11 CAM	2/15/2019
2,100	<b>45266 Industrial Drive</b> Reception area, 1 private office, restroom and warehouse with roll up door. Approx. 20 % office, 80% warehouse.	\$1.30 IG +/- \$0.11 CAM	Avail. Now

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

2,000	<b>1715 Junction Avenue Suite B</b> 3 offices, reception area, 2 restrooms, 60% warehouse with grade level door. HVAC in offices. 100 amps, 3 phase power.	\$1.60 IG +/- \$0.11 CAM	Avail. Now
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Mike Kronzer (408) 453-4700 ext. 135 email - mike@borelli.com

Mitch Nazzisi (408) 453-4700 ext. 101 email - mitch@borelli.com

Appointment Only.

**Industrial West Sacramento - Enterprise Blvd. and Seaport Blvd.**

8,484	<b>1901 Enterprise Boulevard</b> End cap unit, Reception/open area, 8 private offices, conference room, 2 restrooms and warehouse with roll up door. Approx. 50 % office, 50% warehouse. Available with 45 days notice.	\$0.55 IG +/- \$0.10 CAM	Avail. Now
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Jon D'Amico (408) 453-4700 ext. 107 email - jon@borelli.com

**Retail San Jose - Lawrence Expressway**

Retail Space in Dense Residential - Lawrence & Moorpark

1,208	<b>5152 Moorpark Avenue Suite 90</b> Three Private rooms, Open Area, One Restroom, Divisible space – part of a larger suite.	\$3.00 +/- \$0.75 CAM	Avail. Now
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Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com

Half commission to procuring broker.





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Rentable SF	Property Location	Price	Access
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**Retail Gilroy - Hwy 152 and Santa Teresa Blvd.**

Great location near Hecker Pass / Hwy 152. Half commission to procuring broker.

1,160	<b>7901 Westwood Drive Suite G</b> Open floorplan, with one restroom, and plenty of natural light. Great location near Hecker Pass Hwy 152.		1/15/2019
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Lee Jatta (408) 453-4700 ext. 140 email - lee@borelli.com  
Stephanie Sonthana (408) 453-4700 ext. 100 email - stephanie@borelli.com

**Retail Angels Camp - Intersection of Highways 4 and 49**

Retail Suite in Angels Camp

1,740	<b>51 North Main Street Suite G</b> Retail unit in a busy crossroads shopping center anchored by CVS pharmacy.	\$1.40 NNN	Avail. Now
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Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.com

**Retail San Jose - Capitol Expressway and Hwy 87**

Prime Retail Space for Lease in San Jose

1,200	<b>705 W Capitol Expressway Suite 60</b> 1,200 square feet of 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.	\$2.30 NNN +/- \$1.01 CAM	Avail. Now
1,800	<b>705 W Capitol Expressway Suite 80</b> Retail space / restaurant near Capitol Auto Mall. High street visibility, high traffic volume.	\$2.25 NNN +/- \$1.01 CAM	Avail. Now

Mike Kronzer (408) 453-4700 ext. 135 email - mike@borelli.com  
Mitch Nazzisi (408) 453-4700 ext. 101 email - mitch@borelli.com  
Lockbox suite 80 - Borelli vacant master key

**For Sale Angels Camp - Intersection of Highways 4 and 49**

Multi-tenant pad in Central Angels Camp

10,200	<b>51 North Main Street</b> This listing is for a multi-tenant pad in the Frog Jump Plaza. Featuring a Subway, tanning salon, nail salon, two restaurants, and anchored by CVS pharmacy. Frog Jump Plaza Shopping Center is designed to serve the needs of the local residents plus the thousands of vacationers who come through the area throughout the year. Highway 4 is the primary road leading up to the Bear Valley Ski Resort and is ideally located on Highway 49 with excellent ingress and egress.	\$2,100,000	Avail. Now
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Buddy Parsons (408) 453-4700 ext. 116 email - buddy@borelli.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.