



FOR LEASE ~~\$1.75/sf~~ \$1.50/sf NNN

2800 Bowers Ave, Santa Clara, CA | APN 216-28-087

± 10,658 square feet | Light Industrial (ML) zoning

Potential Assembly, Religious, Indoor Recreational/Sports Usage

* Tenant to verify usage with City of Santa Clara



THE IVY GROUP
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Cal DRE# 01784630

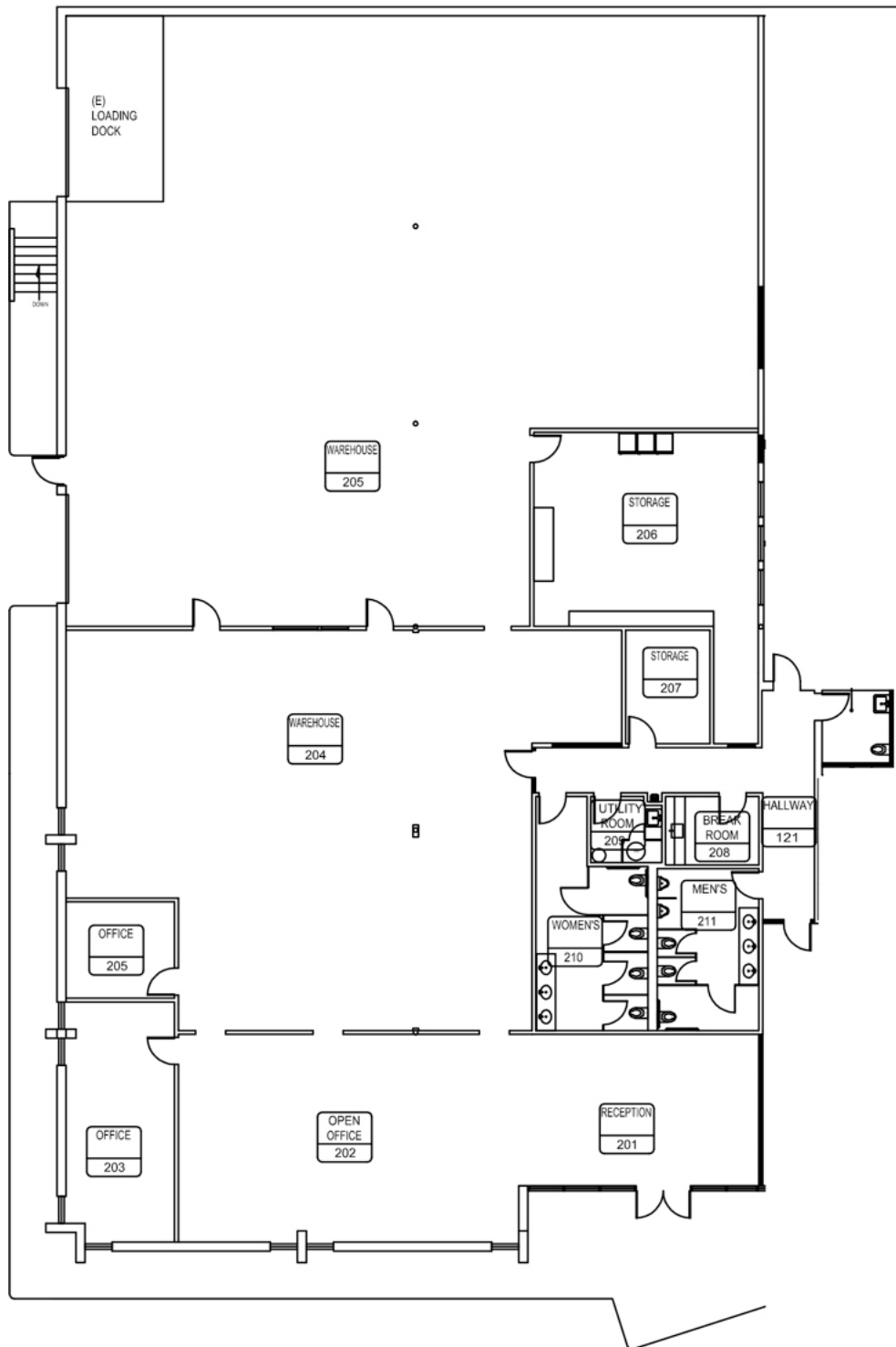


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Property Highlights

Available Size: ± 10,658 square feet

Office / warehouse balance: 50% office / 50% warehouse

Loading Dock: one

Grade Level Door: one roll up door

Power: 600 amps, 208 volts, 3 phase, shared with existing tenant

Ceiling Height: ± 18 feet

Year Built: 1974

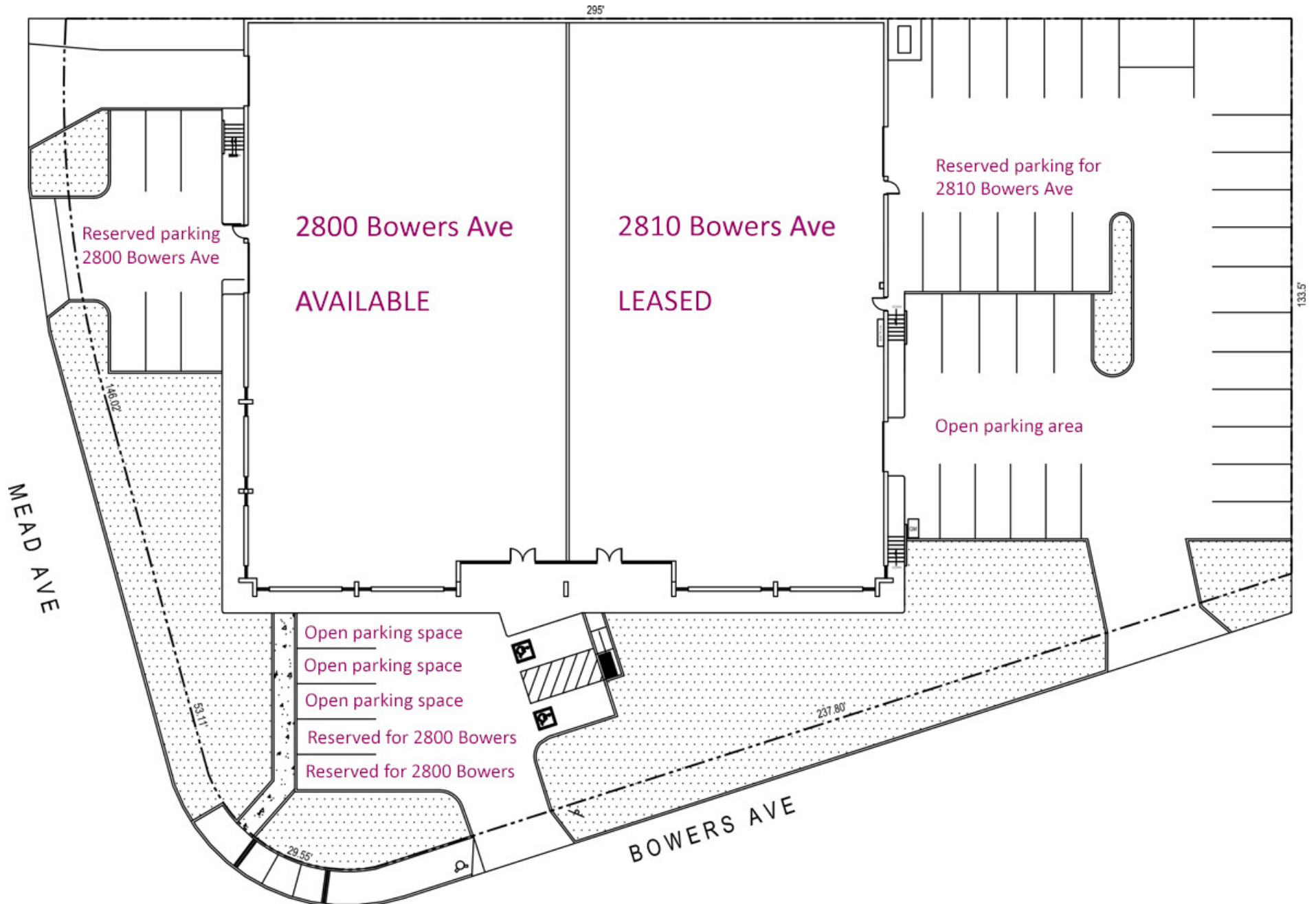
HVAC: heating / air conditioning in dropped ceiling areas

Fire Sprinkler: fully sprinklered

Zoning: ML (Light Industrial)

Parking: 8 reserved spaces onsite, plus additional unreserved & street parking

SITE MAP



PHOTOS





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