

RETAIL SPACE FOR LEASE

Senter Road Plaza 2623-2651 Senter Road • San Jose, CA 95111





For additional information, contact Exclusive Agents: **MARK BIAGINI** BRE #00847403 **(408) 331-2308** Email: Mark@BiaginiProperties.com

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Property Profile

Location Northwest corner of signalized intersection of Senter Road at Umbarger Road near Santa Clara County Fairgrounds. This shopping center has good exposure and visibility and has an attractive architectural design with ample parking.

Available Space

2625 Senter Road: 1,350 Square Feet

 \pm 19' W x 66' D. Near end cap space. Improvements include 1 ADA restroom, rear door, 100% drop T-bar ceiling with 2' x 4' recessed fluorescent lighting.

Property Highlights

- Good Exposure & Visibility
- Signalized Intersection
- Full Height Storefront Glass
- Secured Rear Employee Parking & Storage Area in Back
- Separately Metered for Gas & Electricity
- Separate HVAC
- Ample Parking
- High Traffic Counts
- Building Signage

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

SENTER ROAD PLAZA 2623-2651 Senter Road• San Jose, CA 95111 Property Profile & Property Highlights

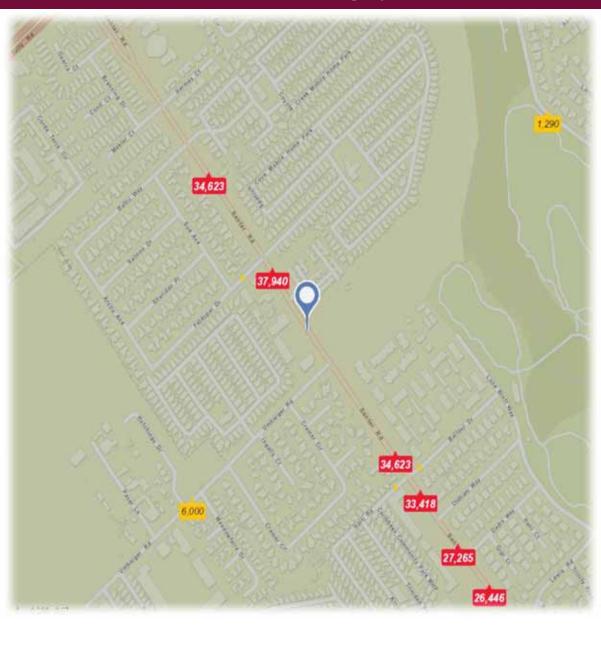


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SENTER ROAD PLAZA 2623-2651 Senter Road • San Jose, CA 95111 Demographics & Traffic Counts

DEMOGRAPHICS			
2016	1-Mile	3-Mile	5-Mile
Population	30,748	270,830	672,023
Daytime Population	7,593	59,470	227,160
Avg. HH Income	\$80,639	\$91,573	\$101,339



TRAFFIC COUNTS

(24-hour ADT, as of 2010, see complete traffic count map attached)

Senter Road at Senter Court37,940Senter Road at Baltic Way34,623

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Senter Road Plaza 2623 - 2651 Senter Road U U San Jose, California 1. Vien Dong Bakery & Fast Food Secured, gated rear courtyard 2. 1,350 Square Feet delivery area 3. JT Liquors 4. A Team Wireless 12 11 10 9 8 7 6 5. KimNgan Beauty Salon 6. ABC Trading 7. Danh's Garden Restaurant Umbarger Road 5 8. A. Dai Orchids & Plants The BE 9. Excellent Pure Water 4 13 PU 10. Nhat Mai, M.D. 11. Senter Pharmacy 11 14 3 12. 2643 Dentistry 13. Dong Em Spa 15 Secured rear 011 111 parking and 14. VND Registration 11 storage area 2 15. Senter Iced Drinks 16 16. Tao Ngo Restaurant 11 1 Monument Sign Senter Road Biagini Properties,inc Trash Enclosure 333 W. El Camino Real, Suite 240 Sunnyvale, CA 94087-1969 U Utility Closet Phone (408) 331-2300

P Phone Closet

INV.07/15/2017

Sile plan not to scale and subject to change without notice

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SENTER ROAD PLAZA

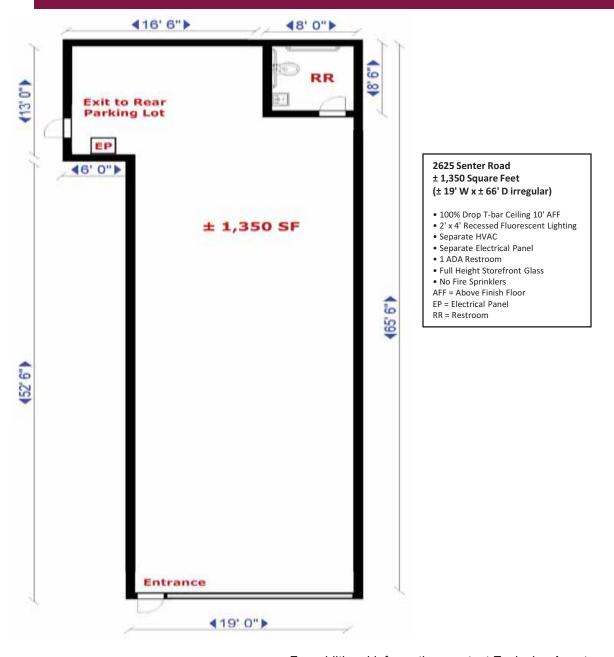
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Site Plan

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SENTER ROAD PLAZA 2623-2651 Senter • San Jose, CA 95111 #2625 Floor Plan



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SENTER ROAD PLAZA

2623-2651 Senter Road • San Jose, CA 95111 Aerial



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Vien Dong Bakery & Fast Food JT Liquors A Team Wireless Kim Ngan Beauty Salon ABC Trading

se, CA

SITE

Danh's Garden Rest A. Dai Orchids & Plants Excellent Pure Water Nhat Mai, MD Senter Pharmacy

Dong Em Spa VMD Driving School Senter Iced Drinks Da Nang Restaurant

Senter Rd

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Umbarger Road