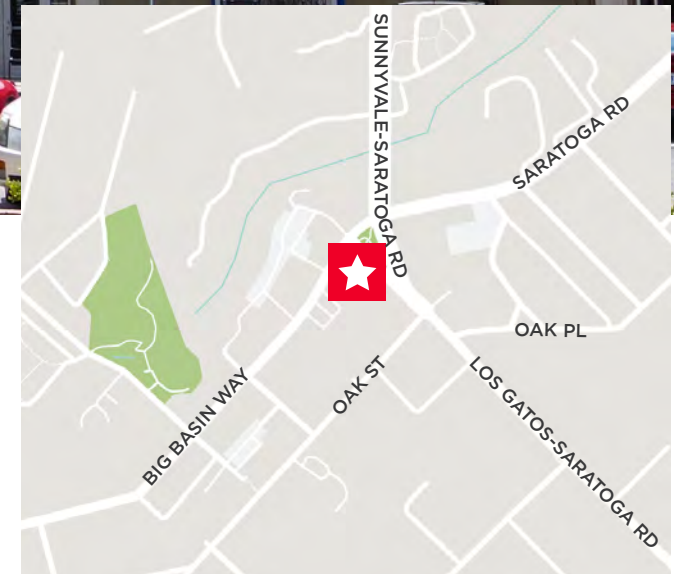




**±1,686 SF Medical Office For Lease
in Downtown Saratoga**



Property Highlights

- Suite B: ±1,686 SF Medical Office
- Gateway into Downtown Saratoga
- Anchored by Starbucks & Chase Bank
- High Traffic Volume and Exposure
- Two (2) Private Covered Parking Stalls
- \$3.50/SF NNN + \$1.15/SF NNN

**ASVB LOCKBOX ONSITE
CONTACT BROKER FOR LOCATION**

2019 Demographics

	1-mile	2-mile	3-mile
Population	8,340	20,982	51,573
AVG. HH Income	\$225,346	\$211,722	\$195,677
Daytime Population	2,476	4,110	9,114

2019 Traffic Counts

Big Basin Way @ Saratoga Los Gatos Rd 13,865 MPSI

For more information contact:

Kevin M. Sweatt
Senior Director
+1 408 436 3644
kevin.sweatt@cushwake.com
LIC #01221048

300 Santana Row, Fifth Floor
San Jose, California 95128
main +1 408 615 3400
fax +1 408 615 3444

www.cushmanwakefield.com

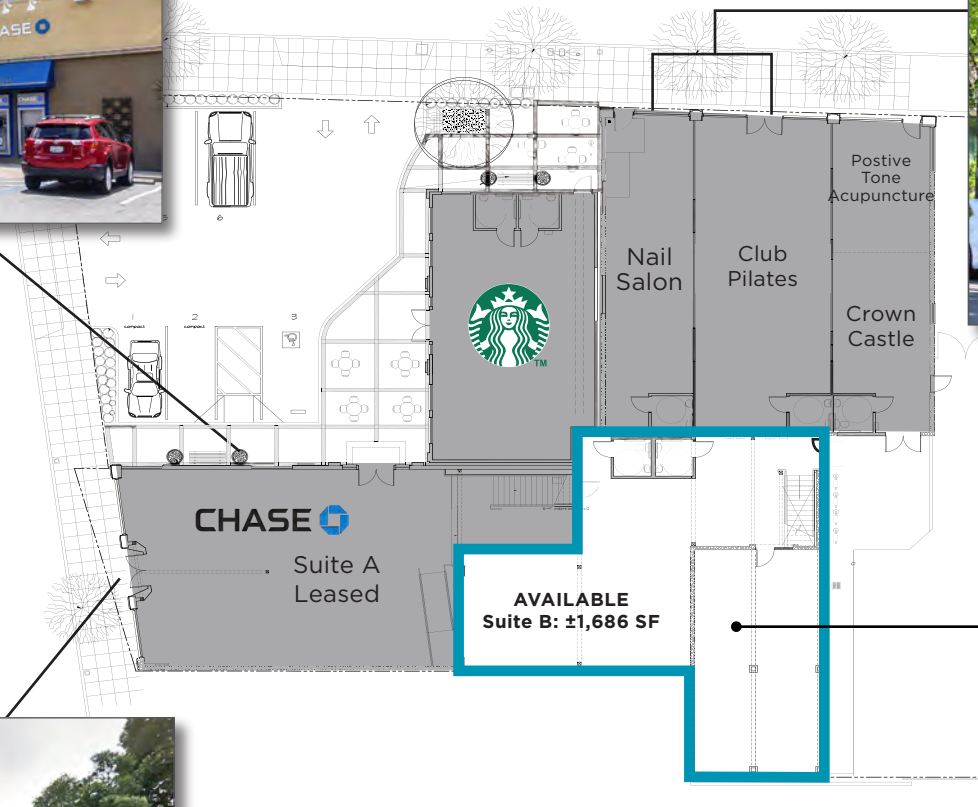
Property



SARATOGA -LOS GATOS ROAD



BIG BASIN WAY



PRIVATE COVERED
PARKING



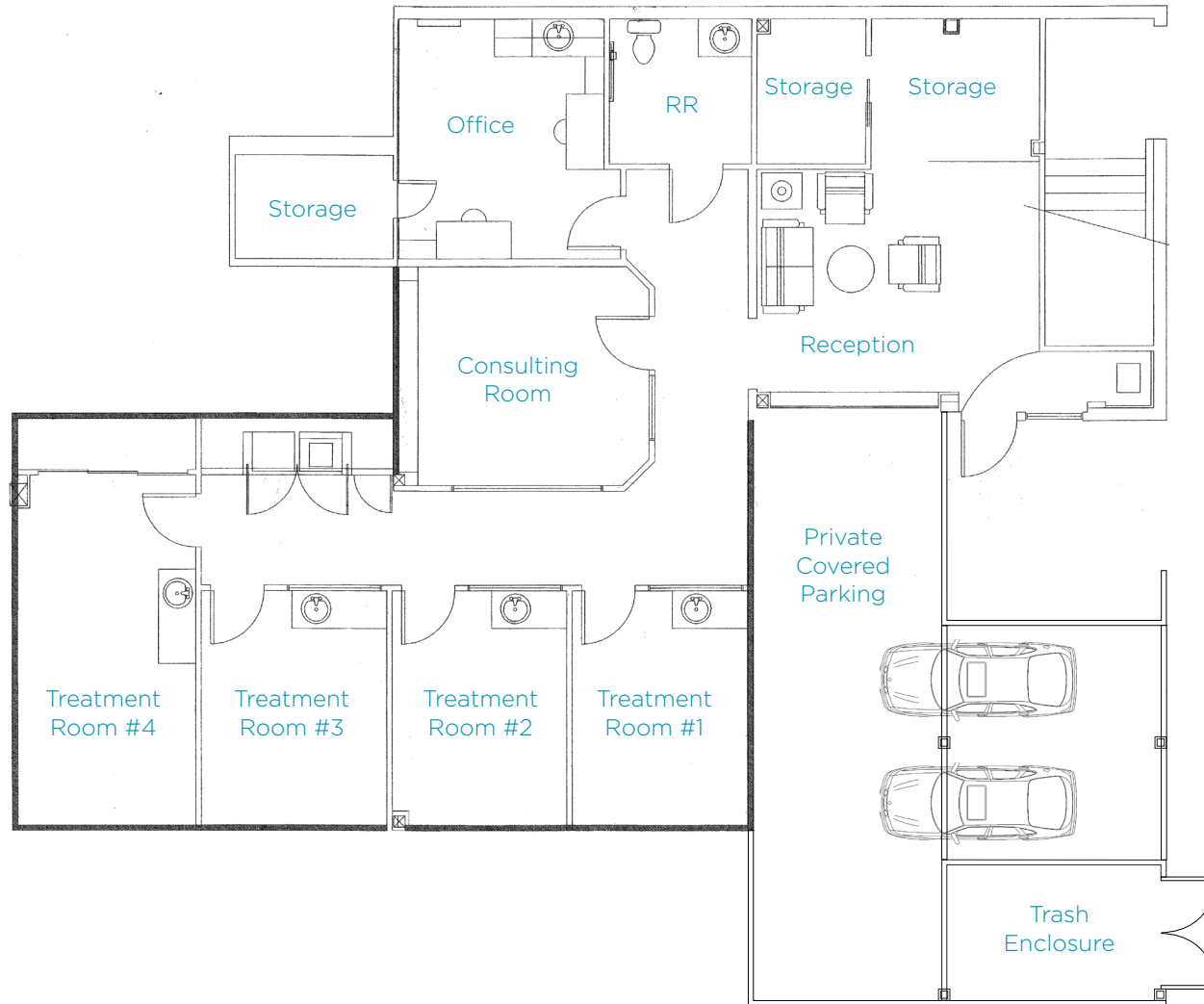
For more information contact:

Kevin M. Sweatt
Senior Director
+1 408 436 3644
kevin.sweatt@cushwake.com
LIC #01221048

300 Santana Row, Fifth Floor
San Jose, California 95128
main +1 408 615 3400
fax +1 408 615 3444

www.cushmanwakefield.com

Floor Plan



For more information contact:

Kevin M. Sweatt
Senior Director
+1 408 436 3644
kevin.sweatt@cushwake.com
LIC #01221048

300 Santana Row, Fifth Floor
San Jose, California 95128
main +1 408 615 3400
fax +1 408 615 3444

www.cushmanwakefield.com

Area Businesses

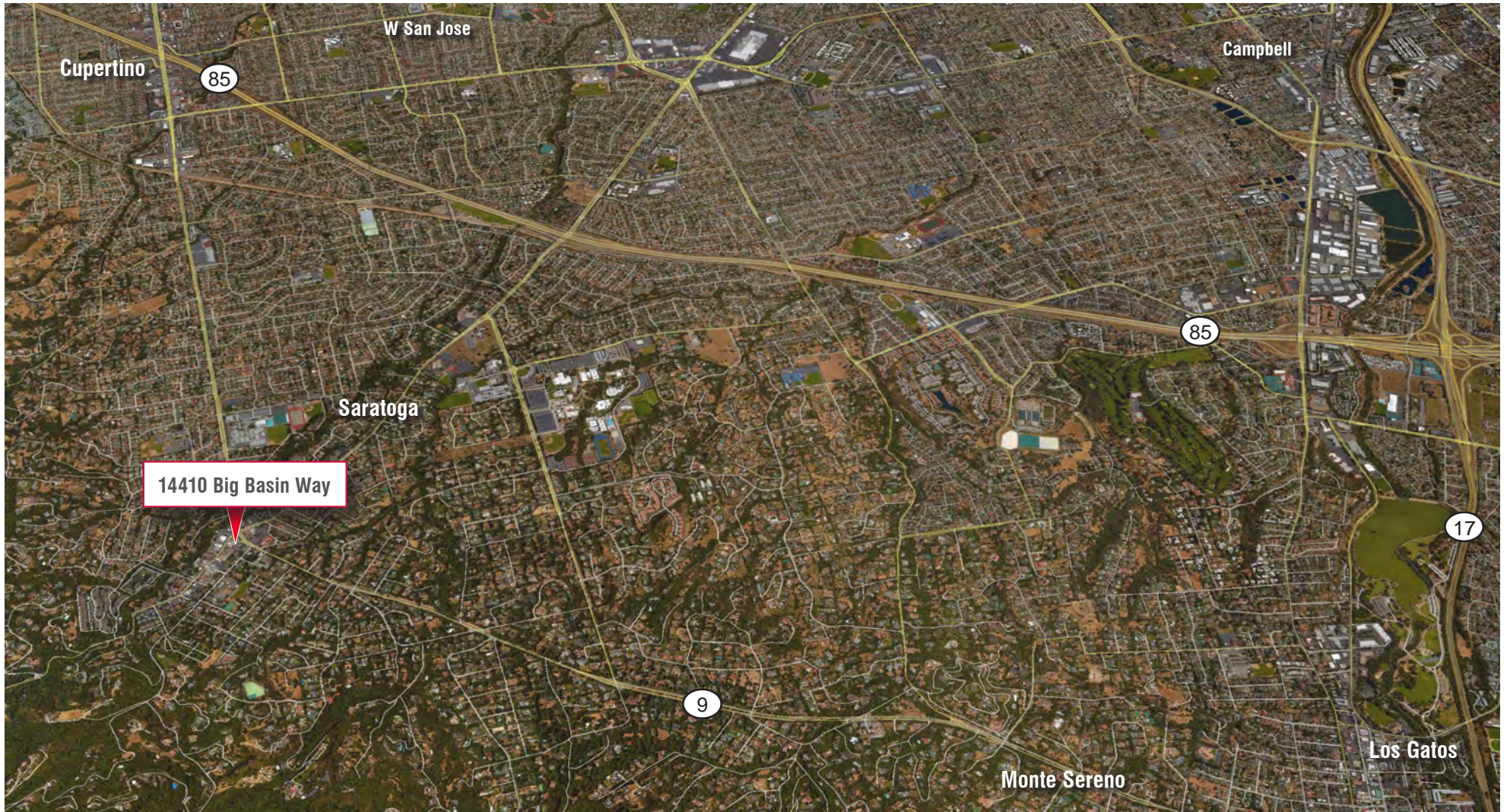
The City of Saratoga is an attractive residential community with a small-town vibe. Known for its high quality of life, excellent schools and distinctive businesses.

14410 Big Basin Way is minutes away from:

- The Mountain Winery & Mountain Winery Concert Venue
- Montalvo Art Center (Villa Montalvo)
- Hakone Gardens
- Cinnabar Winery
- Cooper-Garrod Estate Vineyards
- Savannah-Chanelle Vineyards
- Big Basin Redwoods State Park



Area Aerial



For more information contact:

Kevin M. Sweatt
Senior Director
+1 408 436 3644
kevin.sweatt@cushwake.com
LIC #01221048

300 Santana Row, Fifth Floor
San Jose, California 95128
main +1 408 615 3400
fax +1 408 615 3444

www.cushmanwakefield.com