

# 5729 FONTANOSO WAY

±80,000 SF | R&D FOR LEASE



**NEW MARKET-READY IMPROVEMENTS UNDERWAY**

**Erik Hallgrimson**

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**CUSHMAN &  
WAKEFIELD**



**TA REALTY**

# 5729 FONTANOSO WAY

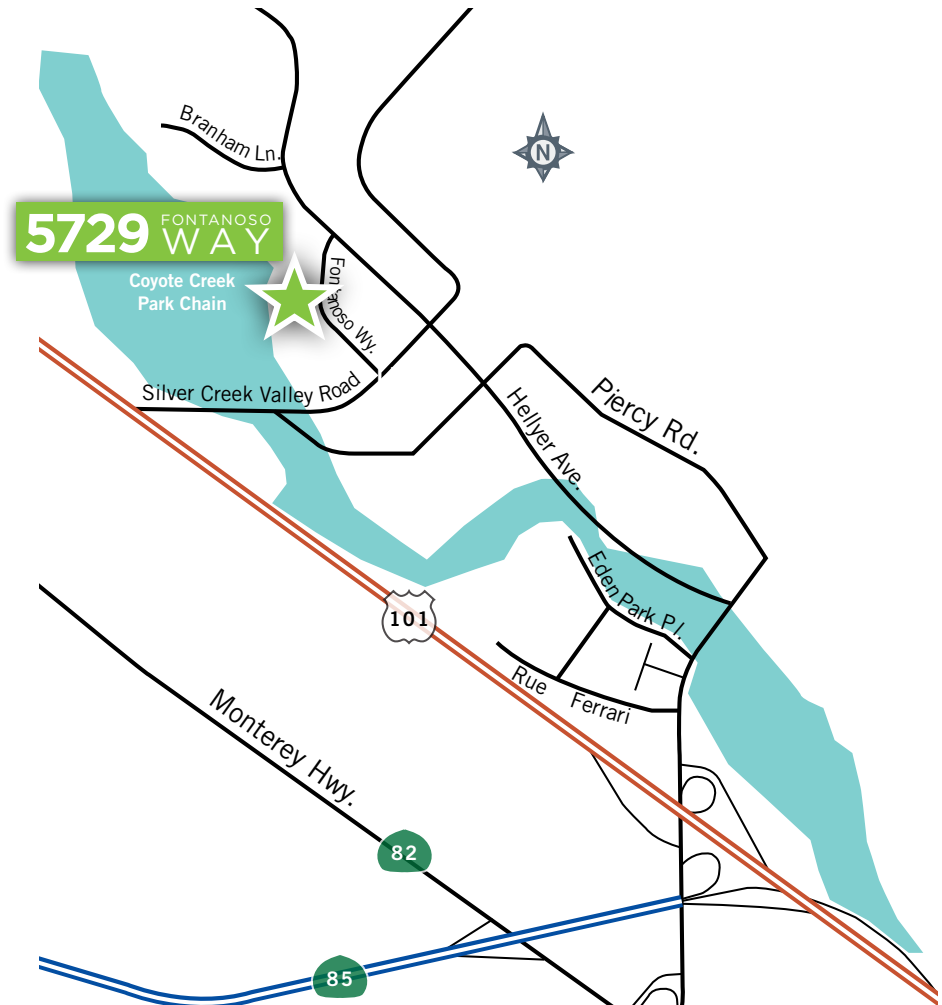
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## PROPERTY DETAILS

- Rare R&D Building with 24' clear height
- Built in 2000
- High-end Office Interiors with 10' Ceilings
- 100% HVAC
- 2,000 Amps @ 480 Volts (Upgradable to 4,000 Amps)
- Dock & Grade Level Loading
- Locker Room with Showers
- Easy Access to 85 & 101
- Key Amenities Nearby:
  - Silver Creek Sportsplex
  - Club One Sports Facility
  - Silver Creek Landings Retail Center
  - Cottle Road Retail

## SOUTH SAN JOSE BENEFITS

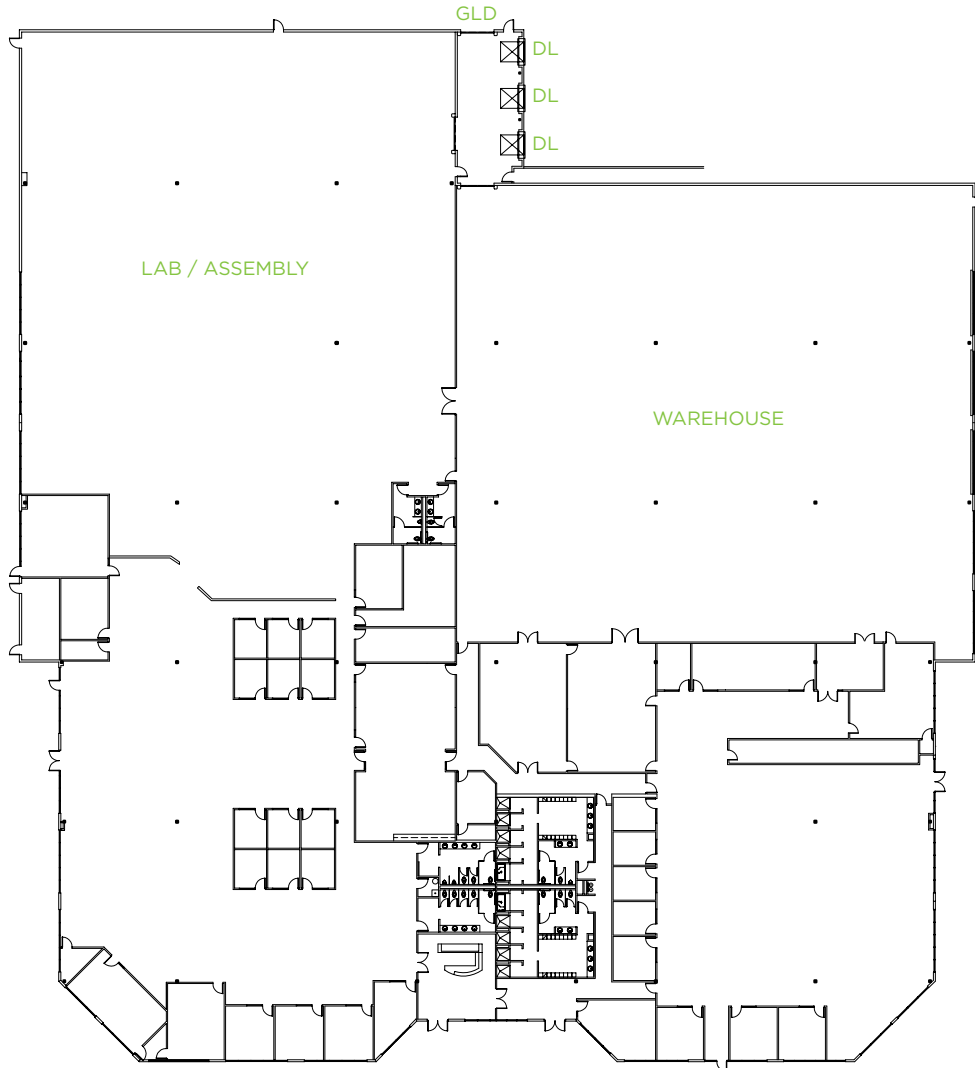
- Affordable Rent
- Reverse Commute
- Expansion Opportunities
- Diverse Amenity Base
- Home to Dozens of Fortune 1000 Companies



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## FLOOR PLAN ±80,000 SF



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## AMENITIES MAP



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## REVERSE COMMUTE



AVERAGE MORNING COMMUTE TIME TO SOUTH SAN JOSE

# 19 MINUTES

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[View Site Specific COVID-19 Prevention Plan](#)