



**1266 W. SAN CARLOS ST.
SAN JOSE,
CALIFORNIA**

**New Anchor Retail Available
29,565± SF Building on Former
Mel Cotton's Property**



PROPERTY INFORMATION:

- 2 Acres at Race Street and W. San Carlos Street
- 29,565± SF Building Planned, Potentially Divisible
- Ground Lease or Build-to-Suit
- Major Thoroughfare To Downtown: 25,000+ ADT
- Rapidly Developing Midtown Neighborhood, With New Residences and Commercial Units Coming In
- Adjacent to Safeway Shopping Center
- Contact Agent for Details

ESTIMATED DEMOGRAPHICS:

	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
POPULATION:	32,222	237,537	661,292
AVG. HH INCOME:	\$91,467	\$92,212	\$97,148
BUSINESS POP.	15,160	184,277	387,124

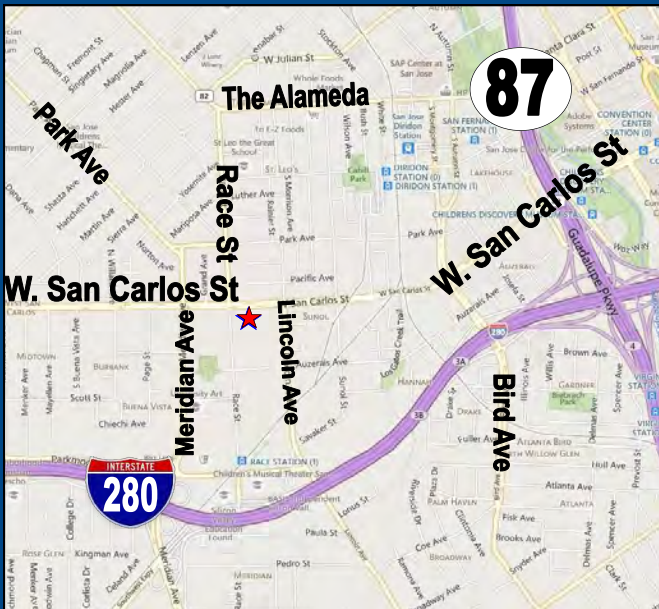
FOR MORE INFORMATION CONTACT:

David Taxin
Lic. #00983163

dtaxin@moinc.net

(408) 477-2508

(408) 378-5900



MEACHAM/OPPENHEIMER, INC.
CORFAC INTERNATIONAL
8 No. San Pedro St., Suite 300
San Jose, California 95110
Tel: 408.378.5900
Fax: 408.378.5903
www.moinc.net

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Downtown San Jose

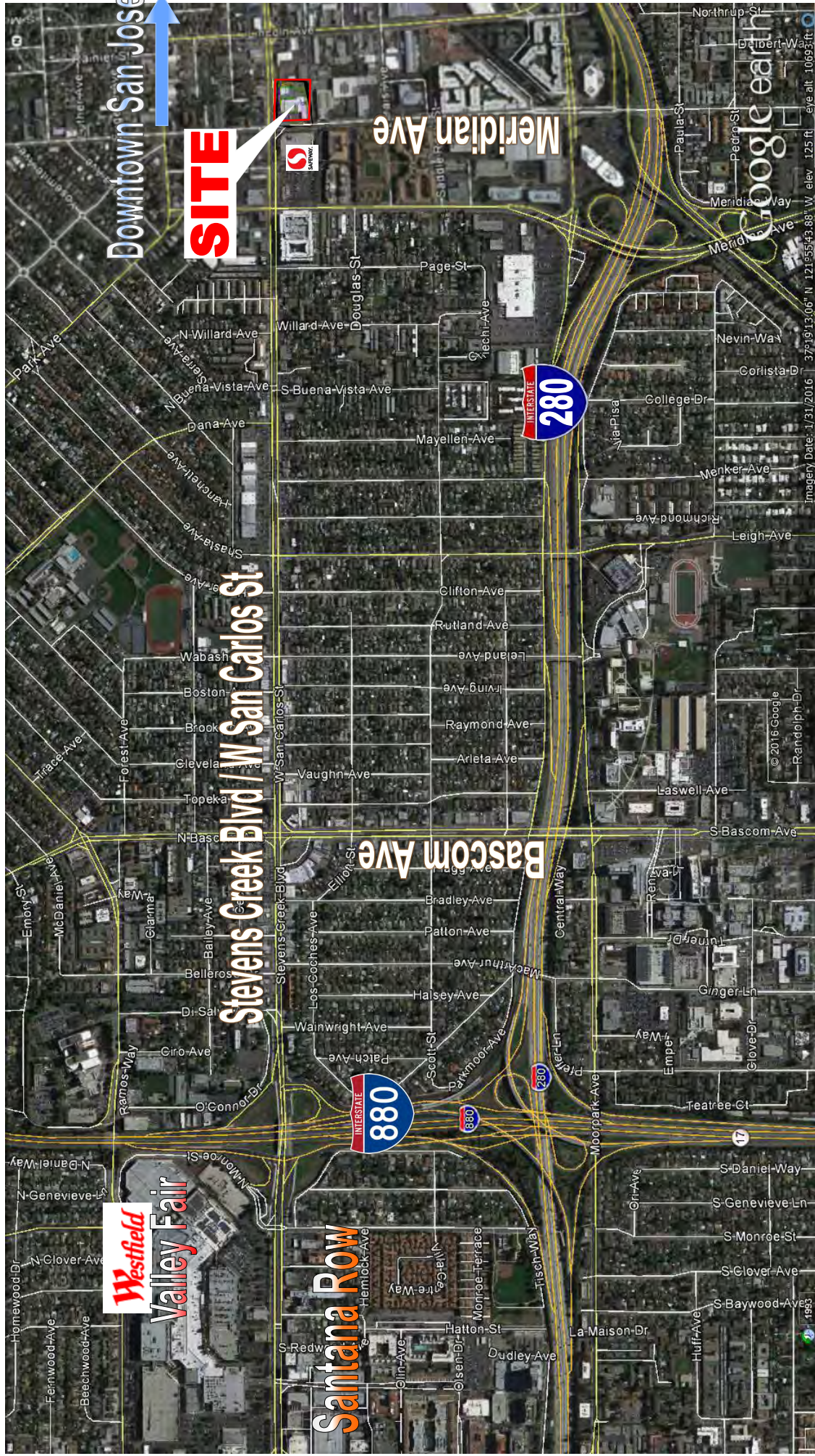


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