



EL GATO

BUSINESS CENTER

For Lease: ±23,784 SF | Divisible to ±10,331 SF & ±13,453 SF

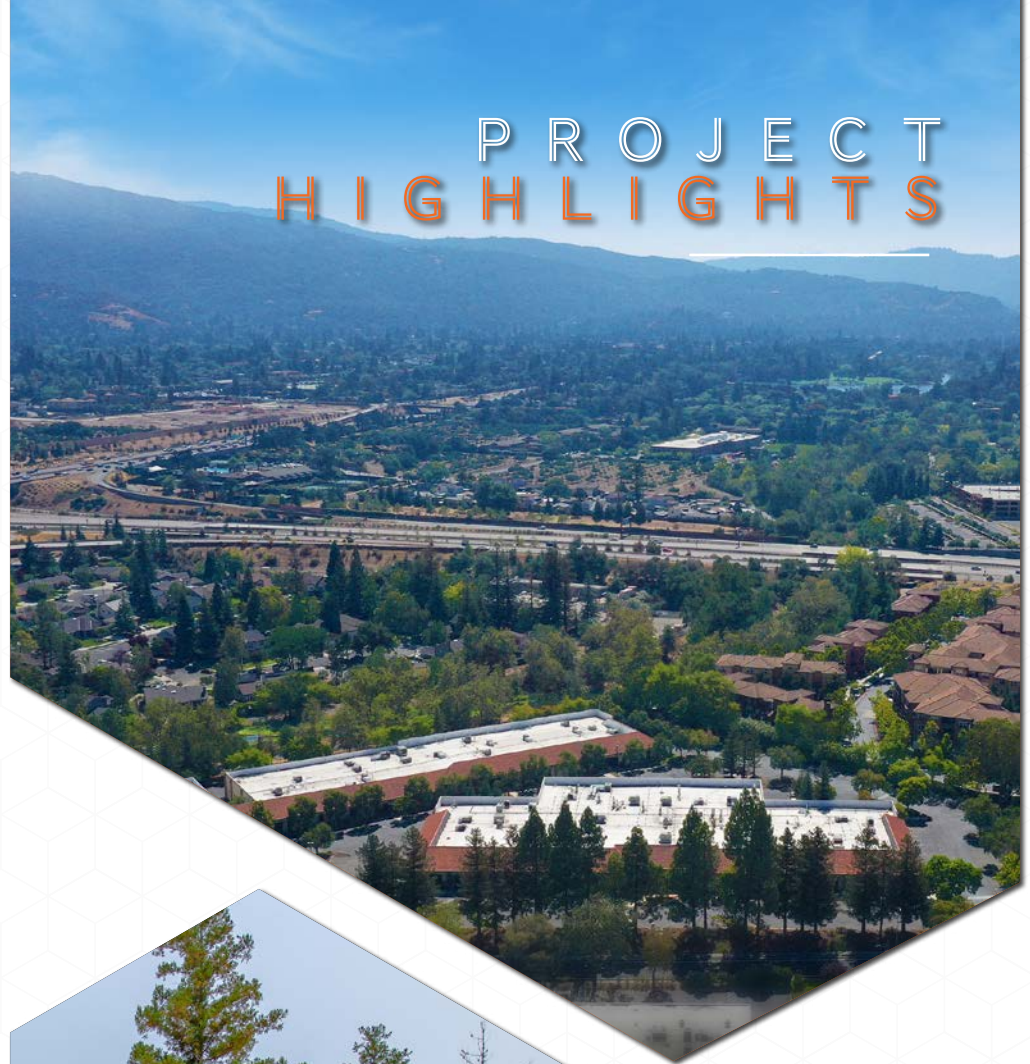
150 KNOWLES AVE | LOS GATOS, CA



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KURT HEINRICH
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- Located in Prestigious Los Gatos
- Class 10,000 Clean Rooms
- Great medical device space
- Showers
- Walk to Los Gatos Creek Trail and County Park
- Easy Access to Bay Club, Numerous Restaurants and Retail
- Close Proximity to Highways 85 and 17, San Tomas Expressway and VTA Light Rail



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EL GATO BUSINESS PARK
COURTYARD AREA

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EL GATO BUSINESS PARK
AMENITIES MAP

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EL GATO
BUSINESS CENTER

17

85

WINCHESTER BLVD

150

KNOWLES AVE



MOUNTAIN VIEW:
12.5 MILES /
14 MINUTES

DOWNTOWN SAN JOSE
9.5 MILES / 13 MINUTES

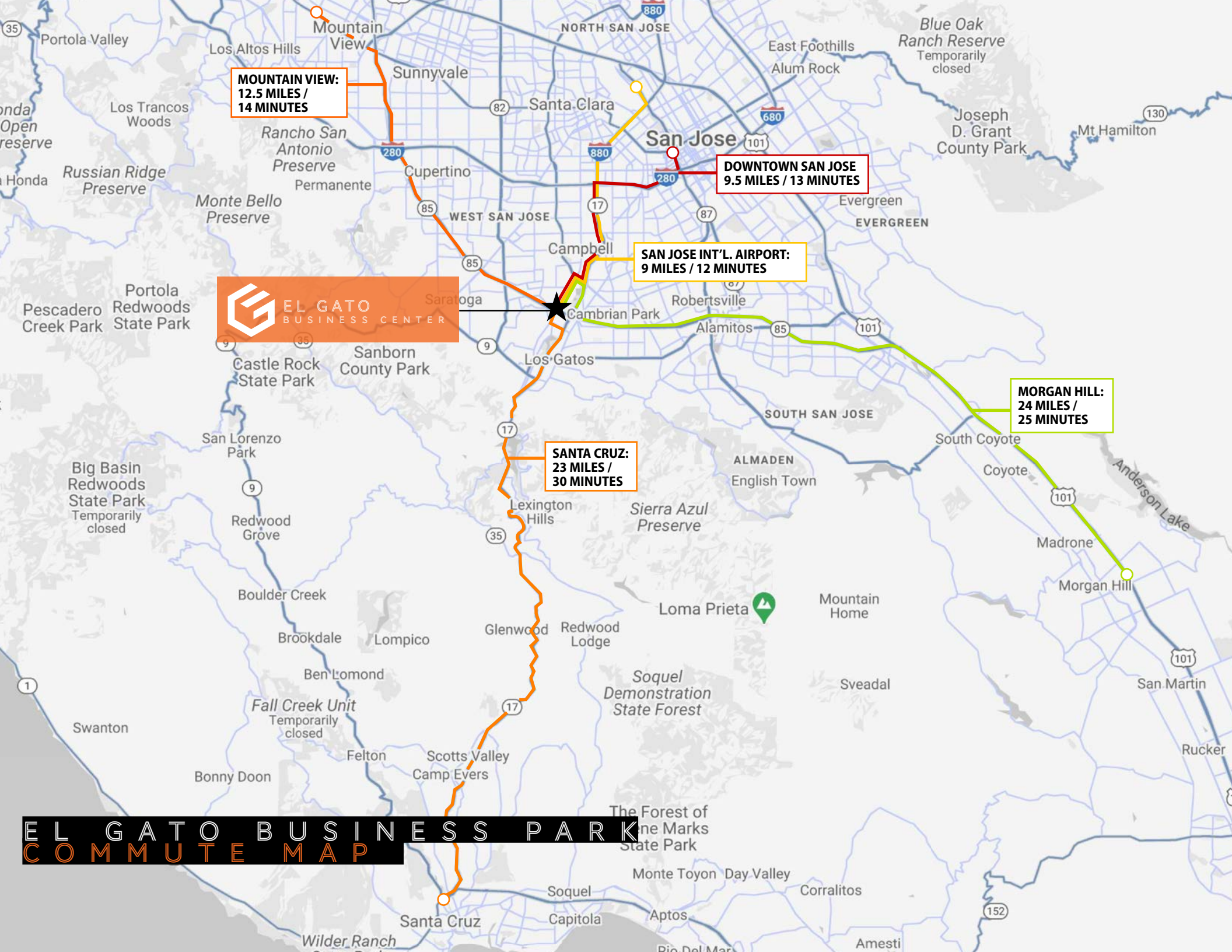
SAN JOSE INT'L. AIRPORT:
9 MILES / 12 MINUTES



SANTA CRUZ:
23 MILES /
30 MINUTES

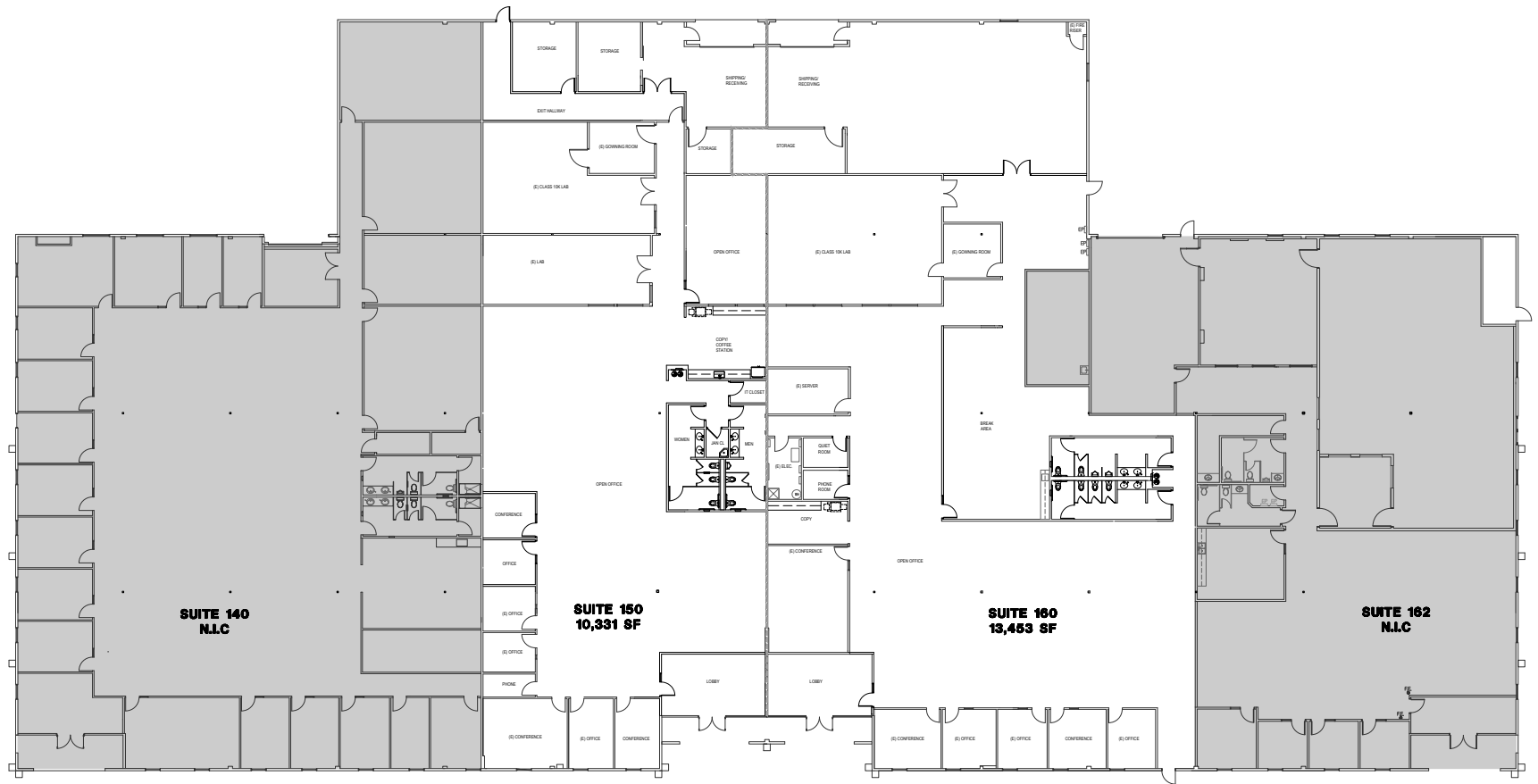
MORGAN HILL:
24 MILES /
25 MINUTES

EL GATO BUSINESS PARK
COMMUTE MAP





150/160 DIVISIBILITY PLANS



▲ ±23,784 SF - DIVISIBLE TO ±10,331 SF & ±13,453 SF

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