

# 1728 & 1750 ROGERS AVENUE SAN JOSE, CA

**FOR SALE: ±72,316 SF**  
TWO INDUSTRIAL BUILDINGS ON ±4.10 ACRES



## PROPERTY HIGHLIGHTS

- ±4.10 Acres
- 3 dock doors
- 5 grade level doors
- 2,000 Amps at 240 volt
- 17' to 20' clear height
- Drive around access
- Rear yard area
- Close proximity to Interstate 880, Hwy 101 & 87
- 1 Mile to Norman Mineta San Jose Airport
- Potentially divisible for multiple tenants

### JON DECOITE

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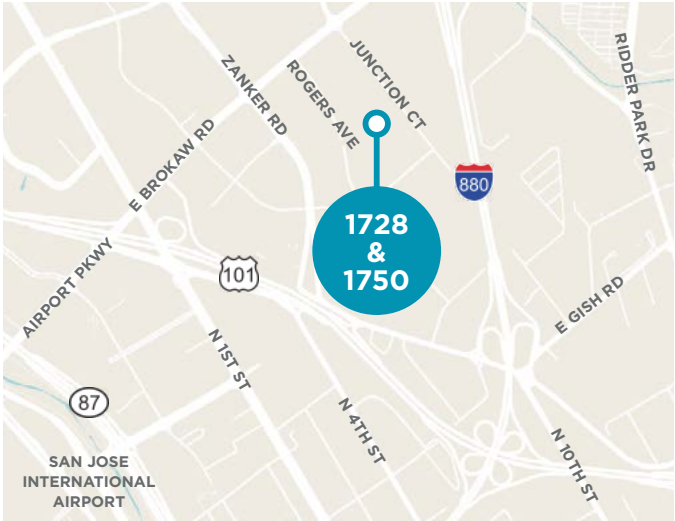
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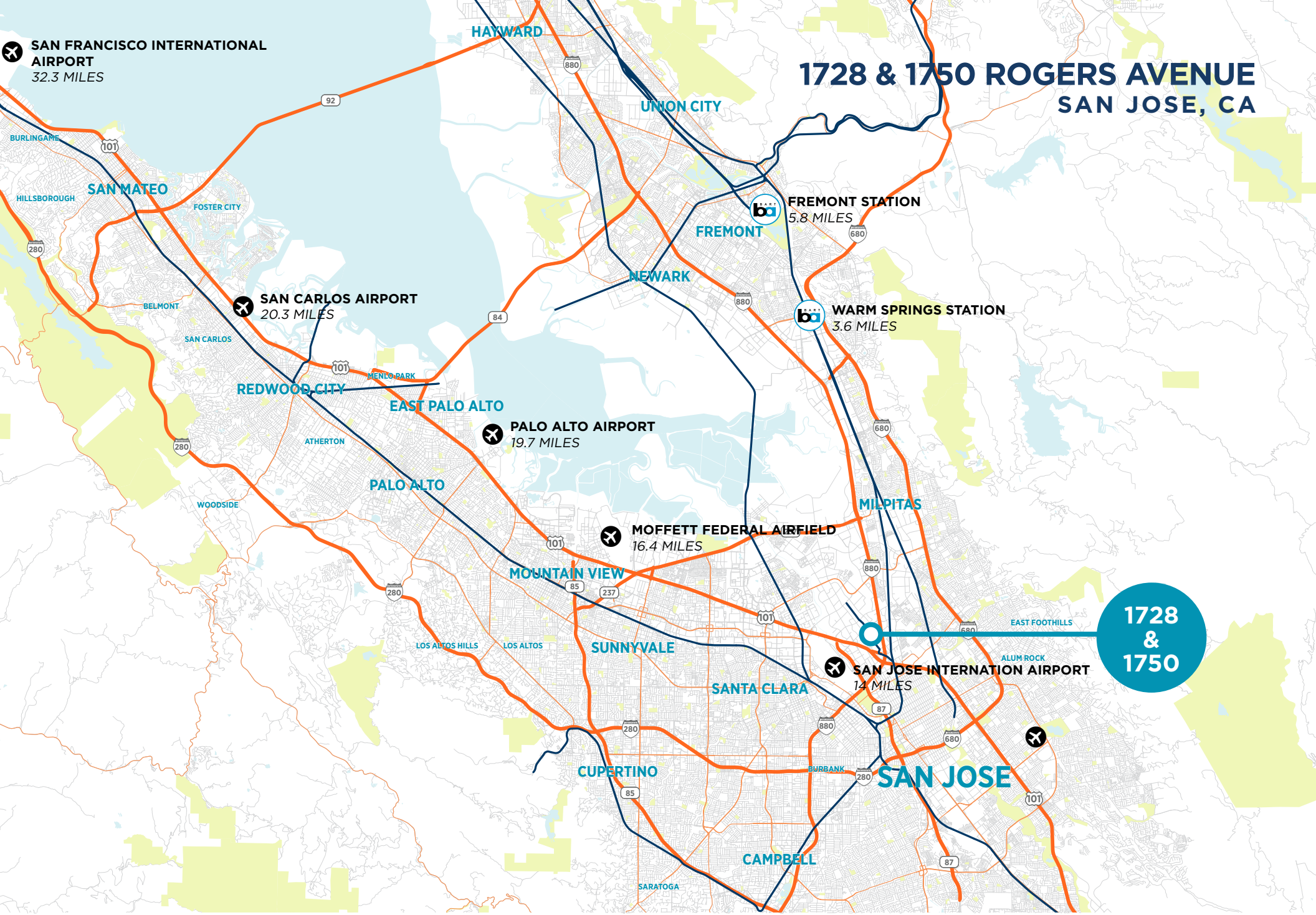
## the offering

Great Opportunity to purchase two industrial buildings in highly desirable North San Jose. The buildings are close to numerous retail amenities and conveniently located near Interstate 880 and Highways 101 & 87. The site is also walking distance to Light Rail.

## property summary

ADDRESS	1728 & 1750 Rogers Avenue San Jose, CA 95112
PARCEL # (APN)	237-09-129 & 237-09-130
LAND USE	Industrial
BUILDING AREA	±72,316 SF • 1728 Rogers: ±40,186 SF • 1750 Rogers: ±32,130 SF
LOT AREA	±178,749 SF (±4.10 Acres)
BUILDING/LOT RATIO	0.40
NO. OF BUILDINGS	2
YEAR BUILT	1966 & 1971
POWER	2000 Amps @ 240V
CLEAR HEIGHT	Up to 20'
LOADING	Dock (3) and Grade Level (5) Loading





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1728  
&  
1750

floor plan | ±72,316 SF

FIRST FLOOR

**1750  
ROGERS**  
(±32,130 SF)

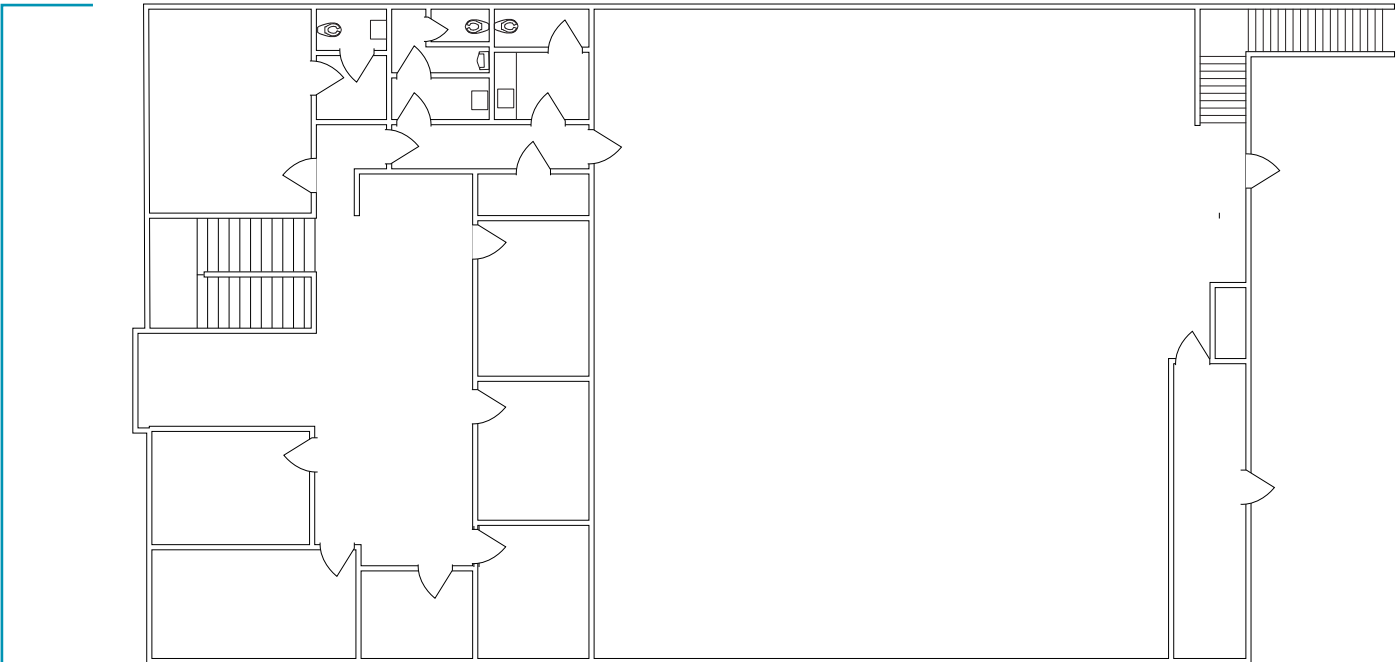
**1728  
ROGERS**  
(±40,186 SF)



**floor plan | ±72,316 SF**

**SECOND FLOOR**

**1750  
ROGERS**



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property highlights

**LOCAL AMENITIES**

<ul style="list-style-type: none"> <li>Jamba Juice</li> <li>Quizinos Sub</li> <li>Safeway</li> <li>Baka Fresh</li> <li>Red Robin</li> <li>The Posh Bagel</li> <li>Piatti</li> <li>Yan Can Asian Bistro</li> <li>McDonald's</li> <li>Yo Yo Sushi Basr &amp; Grill</li> <li>Cold Stone</li> <li>Mezbaan Indian Cuisine</li> </ul>	<ul style="list-style-type: none"> <li>Specialty's Cafe and Bakery</li> <li>Honba Sushi</li> <li>Subway</li> <li>Starbucks</li> <li>Pho Viet</li> <li>Premier Pizza</li> <li>Tahi Orchard</li> <li>Sangram Indian Cuisine</li> <li>Olive's Greek &amp; Middle Eastern Cafe</li> <li>Una Mas!</li> <li>Carl's Jr.</li> <li>BB's Small World Cafe</li> <li>Athena Grill</li> </ul>	<ul style="list-style-type: none"> <li>Spencer's Steak and Chops</li> <li>Sonoma Chicken Coop</li> <li>Booster Juice</li> <li>Shagun Indian</li> <li>Vito's New York Italian</li> <li>Camille's Sidewalk Cafe</li> <li>Quiznos</li> <li>It's a Grind Coffe House</li> <li>Ume Chinese Food</li> <li>Madhuban Indian Cuisine</li> <li>Cutting Board Deli</li> <li>Bagel Street Cafe</li> <li>Starbucks</li> <li>Senor Jalapeno Taqueria</li> <li>That's a Wrap</li> <li>DD's Cafe</li> <li>Star Cafe</li> <li>Denny's</li> <li>McDonalds</li> <li>LeBoulanger</li> <li>Zeytoun</li> <li>Hawaiian Drive Inn</li> <li>Chipotle</li> <li>Red Brick Pizza</li> <li>Subway</li> </ul>
<ul style="list-style-type: none"> <li>Hobees</li> <li>Premier Pizza</li> <li>Una Mas!</li> <li>Starbucks</li> <li>Wahoo's</li> <li>Patxi's Pizza</li> </ul>		



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