



Exclusive Property Summary

LAND > COLLIERS INTERNATIONAL > SAN JOSE CA 95113

Scott Siegfried > Research Analyst

450 West Santa Clara Street > San Jose, CA > 95113 > +1 408 282 3800 > [colliers.com](https://www.colliers.com)





EXCLUSIVE LISTINGS

FEBRUARY 01, 2012

INDUSTRIAL - FOR LEASE

Property Information

Availability Information

Comments

1

**5680 Obata Way
Gilroy, CA 95020**



Type: Industrial
Status: Existing
Bldg SF: 43,560
Avail ID: 1016086098
APN: 841-79-015

Available SF: 43,560
Min/Max: 43,560-43,560
Avail Date: Immediate
Unit/Suite:
Avail Type: Lease
TI Allow: TBD
Expenses: TBD
Rental Rate: \$0.064 IG

Office SF:
Amps ; Volts:
Clear Ht:
Park Ratio:
DH Doors:
GL Doors:
Columns:

Agents:
Jeff Barnes 408-842-7000
Mark Sanchez 408-842-7000
Lease Comment: Fully fenced and paved storage yard.
Modular office on site. Zoned M2 - Heavy industrial.
\$2,800/mo gross.
Features: Highway Access - 101, 152

[View Flyer](#) [View Map](#)





EXCLUSIVE LISTINGS

FEBRUARY 01, 2012

INDUSTRIAL - FOR SALE

Property Information

Availability Information

Comments

1

1131 Auzerais Ave
San Jose, CA 95126

FOR SALE

Office SF: 1,016

Agents:
Steve Zamudio, CCIM 408-282-3824



Asking Price: \$805,000

Amps ; Volts: 400 ; 240

Sale SF: 1

Clear Ht:

Type: Industrial

Price/SF: \$805,000.00

Park Ratio: 2.00 /1000

Status: Existing

Cap Rate:

DH Doors: 0

Bldg SF: 3,000

Occupied?: No

GL Doors: 1

Avail ID: 1016100260

Sale Terms:

Columns:

APN: 264-14-010

Sale Comment: Land for sale. Fenced pave property located near downtown Willow Glen. Excellent in/fill site. Ideal for new development.
Features: Highway Access - 87, 280, 880 • Yard

[View Flyer](#) [View Map](#)



Property Description

43995 SF lot.



EXCLUSIVE LISTINGS

FEBRUARY 01, 2012

LAND - FOR LEASE

Property Information

Availability Information

Comments

1

**9760 Monterey Rd
Morgan Hill, CA 95037**



Type: Land
Avail ID: 1016116505

Available SF: 40,075
Min/Max: 40,075-40,075
Avail Date: Immediate
Unit/Suite
Avail Type: Lease
TI Allow: TBD
Expenses: TBD
Rental Rate: \$0.06 GR

Total Acres: 2.25
Useable Acres:
Dimensions:
Zoning:
Utilities:
Entitlements:
Topography:
Assessments:
General Plan:

Agents:
Dave Evans 408-282-3825
Lease Comment: Land. Remaining portion of larger site. .92 AC. Property fenced with baserock. Water & power available. Available now. Call to show.
Features: Yard

[View Flyer](#) [View Map](#)



2

**Commercial St
San Jose, CA 95112**



Type: Land
Avail ID: 1016122421
APN: 241-06-014

Available SF: 33,100
Min/Max: 33,100-33,100
Avail Date: Immediate
Suite
Avail Type: Lease
TI Allow: TBD
Expenses: TBD
Rental Rate: \$0.09 GR

Total Acres: 0.76
Useable Acres:
Dimensions:
Zoning: HI
Utilities:
Entitlements:
Topography:
Assessments:
General Plan:

Agents:
Dave Evans 408-282-3825
Carla Lindorff 408-282-3908
Lease Comment: Fenced yard. Corner location. Great freeway access. Available now. \$3,000 GR/month.
Features: Highway Access - 101, 680, 880

[View Flyer](#) [View Map](#)



3

**2225 Oakland Rd
San Jose, CA 95131**



Type: Land
Avail ID: 1016098331
APN: 237-01-052

Available SF: 180,338
Min/Max: 180,338-180,338
Avail Date: Immediate
Unit/Suite
Avail Type: Lease
TI Allow: TBD
Expenses: TBD
Rental Rate: \$0.12 NNN

Total Acres: 5.54
Useable Acres:
Dimensions:
Zoning:
Utilities:
Entitlements:
Topography:
Assessments:
General Plan:

Agents:
John Kovaleski 408-282-3844
Lease Comment: 18,900 SF Industrial building on 5.54 acre parcel for lease. Call agent to tour.
Features: Highway Access - 237, 680, 880 • Private Office - 9

[View Flyer](#) [View Map](#)



Property Information

Availability Information

Comments

4

660 Walsh Ave
Santa Clara, CA 95050



Type: Land
 Avail ID: 1016121916

Available SF: 28,000
 Min/Max: 28,000-28,000
 Avail Date: Immediate
 Unit/Suite
 Avail Type: Lease
 TI Allow: TBD
 Expenses: TBD
 Rental Rate: \$0.15 IG

Total Acres:
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Steve Zamudio, CCIM 408-282-3824
 Dave Evans 408-282-3825
Lease Comment: Fenced and paved yard.
Features: Highway Access - 101, 880 • Sprinklers • Yard

[View Flyer](#) [View Map](#)





EXCLUSIVE LISTINGS

FEBRUARY 01, 2012

LAND - FOR SALE

Property Information

Availability Information

Comments

1



**95 Hamilton Ave
Campbell, CA 95008**

Type: Land
Avail ID: 1016066893
APN: 279-27-061

FOR SALE

Asking Price: \$917,400
Sale SF: 1,107
Price/SF: \$60.00
Cap Rate:
Occupied?: No
Sale Terms:

Total Acres: 0.18
Useable Acres:
Dimensions: 55.00 X 141.00
Zoning: PO
Utilities:
Entitlements:
Topography:
Assessments:
General Plan:

Agents:
Jeffrey Nochimson, SIOR 408-282-3941
Thomas Trombatore 408-282-3969
Sale Comment: Rare opportunity under a million. In the City of Campbell. Many office type uses OK. Zoning is professional office. Lot size 15,290 SF.
Features: Highway Access - 17, 280

[View Flyer](#) [View Map](#)



2



**10333 N Wolfe Rd
Cupertino, CA 95014**

Type: Land
Avail ID: 1016101808
APN: 316-20-088

FOR SALE

Asking Price: \$6,745,000
Sale SF: 224,769
Price/SF: \$30.01
Cap Rate:
Occupied?: No
Sale Terms:

Total Acres: 5.16
Useable Acres:
Dimensions:
Zoning:
Utilities:
Entitlements:
Topography:
Assessments:
General Plan:

Agents:
John Machado 408-282-3862
Andy Zighelboim 408-282-3806
Nate Jones 408-282-3993
Sale Comment: Bank owned: Vallco Land - Cupertino land parcel adjacent to Vallco Fashion park / Cupertino Square

[View Flyer](#) [View Map](#)



Property Information

Availability Information

Comments

3

Auto Mall Parkway Business Center
4560 Auto Mall Pkwy
Fremont, CA 94530



Type: Land
 Avail ID: 1016091332

FOR SALE

Asking Price: \$4,656,529
 Sale SF: 145,517
 Price/SF: \$32.00
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 3.34
 Useable Acres: 3.34
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents: Michael Rosendin, SIOR, CCIM 408-282-3900
 Lease Comment: 3.3406 acres for sale. G-I zoning.
 Sale Comment: Highway Identity 3.3406 acre site along Automall Parkway for sale @ \$32/per land SF. Site improved w/utilities to building pad.
 Features: Highway Access - 880

[View Flyer](#) [View Map](#)



Property Description

3.3406 acres.

4

6605 Chestnut St
Gilroy, CA 95020



Type: Land
 Avail ID: 1016086256
 APN: 841-16-117

FOR SALE

Asking Price: \$0
 Sale SF: 0
 Price/SF: Call
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 8.95
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents: Mark Sanchez 408-842-7000
 Jeff Barnes 408-842-7000
 Sale Comment: Large commercial lot for Sale. Zoned CM. Allows most Commercial and Light Industrial uses. Great access to Hwys 101 and 152.
 Features: Highway Access - 101, 152

[View Flyer](#) [View Map](#)



5

305 Obata Way
Gilroy, CA 95020



Type: Land
 Avail ID: 1016081919

FOR SALE

Asking Price: \$1,078,763
 Sale SF: 110,642
 Price/SF: \$9.75
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 2.54
 Useable Acres:
 Dimensions:
 Zoning: M2
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents: Jeff Barnes 408-842-7000
 Mark Sanchez 408-842-7000
 Sale Comment: Zoned M2; Heavy industrial. 2.54 acre lot in established industrial area. Call for more info.
 Features: Highway Access - 101, 152

[View Flyer](#) [View Map](#)



Property Information

Availability Information

Comments

6

0 Royal Way
Gilroy, CA 95020



Type: Land
 Avail ID: 1016106596
 APN: 799-44-093

FOR SALE

Asking Price: \$2,150,000
 Sale SF: 146,361
 Price/SF: \$14.69
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 3.36
 Useable Acres:
 Dimensions:
 Zoning: R3
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Jeff Barnes 408-842-7000
 Mark Sanchez 408-842-7000
 Sale Comment: 3.36 acres of land zoned R3. 16 RDO units available now. Possible 2 phase development

View Flyer View Map



7

Gilroy Auto Mall
6800 Bearcat Ct
Gilroy, CA 93901



Type: Land
 Avail ID: 1016118101
 APN: 841-66-030

FOR SALE

Asking Price: \$1,400,000
 Sale SF: 87,120
 Price/SF: \$16.07
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 2.00
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Jeff Barnes 408-842-7000
 Mark Sanchez 408-842-7000
 Sale Comment: Commercial lot on Hwy 101. Former RV sales lots. Fully fenced, paved and lighted with small office.
 Features: Highway Access - 101 Frontage • Yard

View Flyer View Map



Property Description

220 Linear Feet of Hwy 101 Frontage. (No obstructions or setbacks). Approximately 2 Acres (APN 841-66-030). Large Freeway Sign. All utilities in place. Facility Paved, Lighted, Fenced, & Alarmed. Excellent High Traffic Count. High Growth Area. High Visibility lighting on Entire Lot. Located in Gilroy's Auto Mall. Directly Across the Freeway From: Super Wal-Mart, Lowe's, Best Buy, Target, Kohl's, Old Navy, Barnes and Noble.

8

McCarthy Business Park
6401-6501 Camino Arroyo
Gilroy, CA 95051



Type: Land
 Avail ID: 1016070820
 APN: 841-17-111, 841-17-112

FOR SALE

Asking Price: \$1,895,161
 Sale SF: 272,685
 Price/SF: \$6.95
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 7.33
 Useable Acres:
 Dimensions:
 Zoning: PUD - M2
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Jeff Barnes 408-842-7000
 Mark Sanchez 408-842-7000
 Sale Comment: \$6.95 PSF plus assessments. Previously approved for an 83,000 sf industrial condominium development. Zoned M2, heavy industrial (subject to PUD). Site is fully entitled.
 Features: Highway Access - 101

View Flyer View Map



Property Information

Availability Information

Comments

9

258 Union Ave
Los Gatos, CA 95032

Building Photo
 Not on File



Type: Land
 Avail ID: 1016122383
 APN: 527-44-011

FOR SALE

Asking Price: \$2,600,000
 Sale SF: 32,560
 Price/SF: \$79.85
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres:
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 John Machado 408-282-3862
 Features: Highway Access - 17

[View Flyer](#) [View Map](#)



10

1987 Leghorn St
Mountain View, CA 94043

Building Photo
 Not on File



Type: Land
 Avail ID: 1016109624
 APN: 153-02-003

FOR SALE

Asking Price: \$1,200,000
 Sale SF: 1,174
 Price/SF: \$1,022.15
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 0.81
 Useable Acres:
 Dimensions: 150.00 X 234.00
 Zoning: MM40
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Michael Rosendin, SIOR, CCIM 408-282-3900
 Ryan Rosendin 408-282-3902
 Lease Comment: Contractor yard with 1,174 SF residential/office, 1,600 SF wood frame storage shop, balance fenced yard. Call to tour. MM40 General Industrial zoning. Close to Highway 101/85 interchange.
 Sale Comment: Contractor yard with 1,174 SF residential/office, 1,600 SF wood frame storage shop, balance fenced yard. Call to tour. MM40 General Industrial zoning. Close to Highway 101/85 interchange.
 Features: Highway Access - 101

[View Flyer](#) [View Map](#)



11

208 S 24th St
San Jose, CA 95116

Building Photo
 Not on File



Type: Land
 Avail ID: 1016116814
 APN: 472-5-26-61

FOR SALE

Asking Price:
 Sale SF: 94,089
 Price/SF:
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 2.16
 Useable Acres:
 Dimensions:
 Zoning: li
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Michael Rosendin, SIOR, CCIM 408-282-3900
 Lease Comment: Accepting offers. Zoning L-I. Medium high density residential (12-25 DU/AC). Potential upzone to high density residential.
 Sale Comment: Accepting offers. Zoning L-I. Medium high density residential (12-25 DU/AC). Potential upzone to high density residential.

[View Flyer](#) [View Map](#)



Property Information

Availability Information

Comments

12

1173-1175 Campbell Ave
San Jose, CA 94024

Building Photo
 Not on File



Type: Land
 Avail ID: 1016082965
 APN: 230-13-009

FOR SALE

Asking Price: \$3,250,000
 Sale SF: 87,120
 Price/SF: \$37.30
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 2.00
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Nick Goddard 408-282-3858
 André Walewski 408-282-3837

[View Flyer](#) [View Map](#)



13

190 Chynoweth Ave
San Jose, CA 95123



Type: Land
 Avail ID: 1016104827
 APN: 690-13-059

FOR SALE

Asking Price: \$840,000
 Sale SF: 36,252
 Price/SF: \$23.17
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres:
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 André Walewski 408-282-3837
 Mark Sanchez 408-842-7000
 Sale Comment: 6 Lot Residential Subdivision -
 Chynoweth Development. Lot 1 = 5,760 SF; Lot 2 =
 4,686 SF; Lot 3 = 5,090 SF; Lot 4 = 5,810 SF; Lot 5 =
 5,110 SF; Lot 6 = 5,950 SF

[View Flyer](#) [View Map](#)



14

341-383 Delmas Ave
San Jose, CA 95126

Building Photo
 Not on File



Type: Residential
 Avail ID: 1016099763

FOR SALE

Asking Price: \$0
 Sale SF: 40,593
 Price/SF: Call
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 93.00
 Useable Acres:
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents:
 Robert Rowland 925-743-0791
 Sale Comment: Residential development site 20 plus
 du's/acre or more

[View Flyer](#) [View Map](#)



Property Information

Availability Information

Comments

15



Silver Creek Valley Place
Silver Creek Valley Place
San Jose, CA 95138

Type: Land
 Avail ID: 1016080522
 APN: 678-07-029, 678-07-030, 678-07-031

FOR SALE

Asking Price: \$0
 Sale SF: 382,457
 Price/SF: Call
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 8.80
 Useable Acres: 8.78
 Dimensions:
 Zoning:
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents: Craig Fordyce, SIOR, CCIM 408-282-3911
 Robert Rowland 925-743-0791
 Sale Comment: 8.8 acres. Immediate hospital development opportunity, excellent freeway visibility for commercial use. General Planned: IP with Commercial /Industrial Overlay. Zoning: Agricultural and APD (Hospital). APN's: 648-07-029, 30 & 31.
 Features: Highway Access - 101

[View Flyer](#) [View Map](#)



16



Santa Clara Village Center
1386 El Camino Real
Santa Clara, CA 95051

Type: Land
 Avail ID: 1016100629

FOR SALE

Asking Price: \$225,000
 Sale SF: 4,960
 Price/SF: \$45.36
 Cap Rate:
 Occupied?: No
 Sale Terms:

Total Acres: 0.11
 Useable Acres:
 Dimensions:
 Zoning: CT
 Utilities:
 Entitlements:
 Topography:
 Assessments:
 General Plan:

Agents: Steve Zamudio, CCIM 408-282-3824
 Lease Comment: Corner lot. Lease/sale. Current zoning is CT (Throughfare Commercial). GP Zone is CT. Part of "El Camino Focus Area". GP zoning to change to "Comm Mixed Use"
 Features: Highway Access - 101, 880

[View Flyer](#) [View Map](#)





EXCLUSIVE LISTINGS

FEBRUARY 01, 2012

RETAIL - FOR SALE

Property Information

Availability Information

Comments

1

**7680 Monterey Rd
Gilroy, CA 95020**

FOR SALE

Park Ratio:

Agents:



Type: Retail
Status: Existing
Bldg SF: 34,534
Avail ID: 1016119537
APN: 841-04-031

Asking Price: \$4,200,000
Sale SF: 34,534
Price/SF: \$121.62
Cap Rate:
Occupied?: No
Sale Terms:

Park Spaces:

Jeff Barnes 408-842-7000
Mark Sanchez 408-842-7000
Sale Comment: 3-story mixed use building. 22 residential units over approximately 10,000 SF of retail/commercial. Residential units are fully leased.
Features: Sprinklers

[View Flyer](#) [View Map](#)

