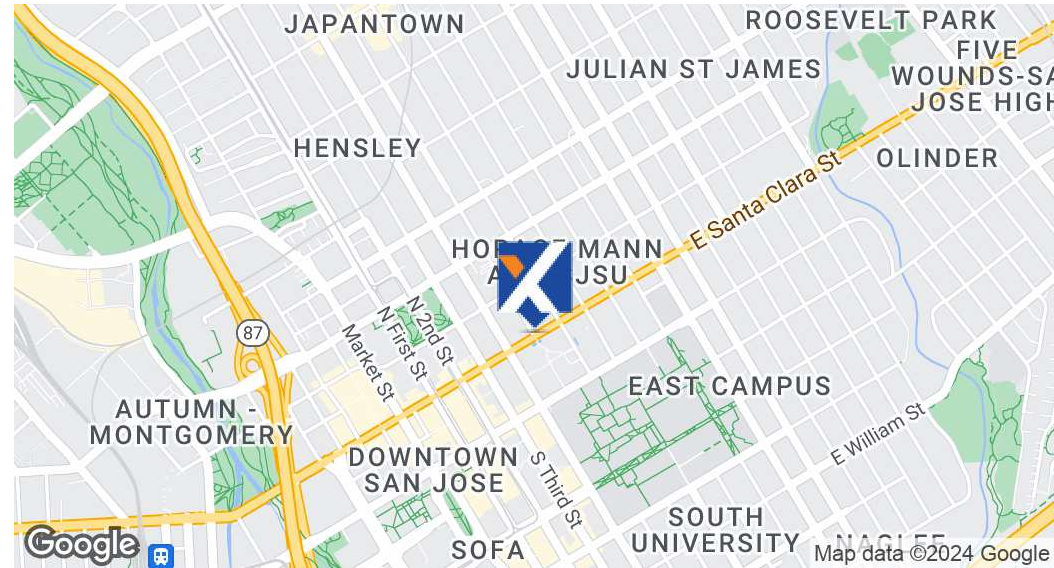


# FOR SALE | High Traffic Vacant Commercial Land

301 S market st, san jose, CA 95112



## OFFERING SUMMARY

Sale Price:	\$375,000
Lot Size:	3.22 Acres
Number of Units:	210
Price / Acre:	\$116,460
Year Built:	2002
Renovated:	2009
Zoning:	CC
Market:	San jose
Submarket:	San Jose west

## PROPERTY OVERVIEW

Prime Commercial 3.22+/- Acre Parcel in Beautiful Windover –Exceptional Investment Opportunity!

Frontage: Directly on State Rd 405/Columbia Blvd

Proximity: Minutes to Kennedy Space Center, Blue Origin, SpaceX

Access: Conveniently Located Near I-95 and US 1

Ideal for Commercial Use: High Traffic Area In The High Tech Corridor

Surrounded By Growth: Within Minutes of New Construction Homes, Apartments, and Existing Single Family Subdivisions

Nearby Amenities: Close to Popular Shopping Destinations Including Target, Walmart Supercenter, Lowe's, Home Depot, Starbucks, and the Upcoming Culver's

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**Lisa Earnhardt**

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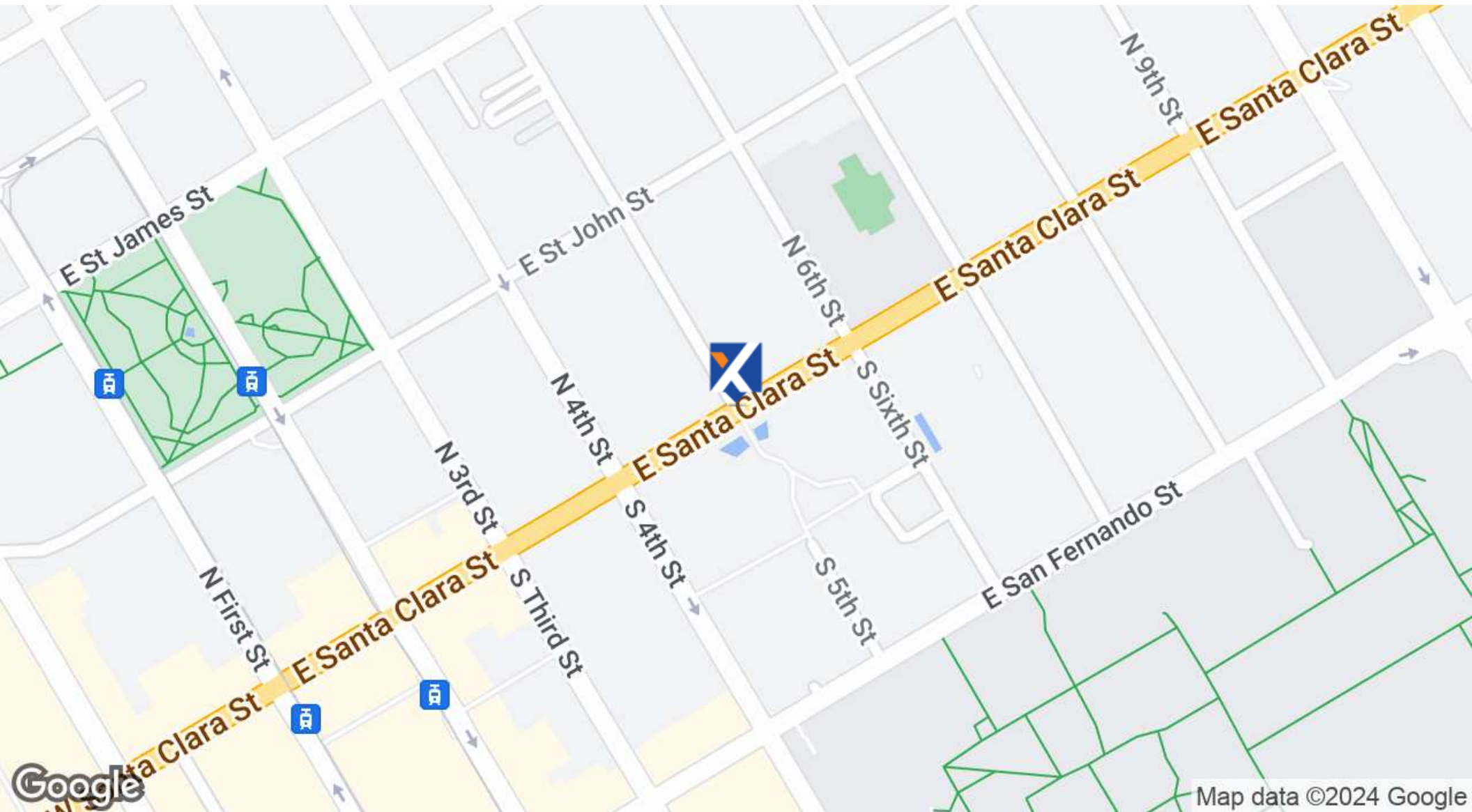
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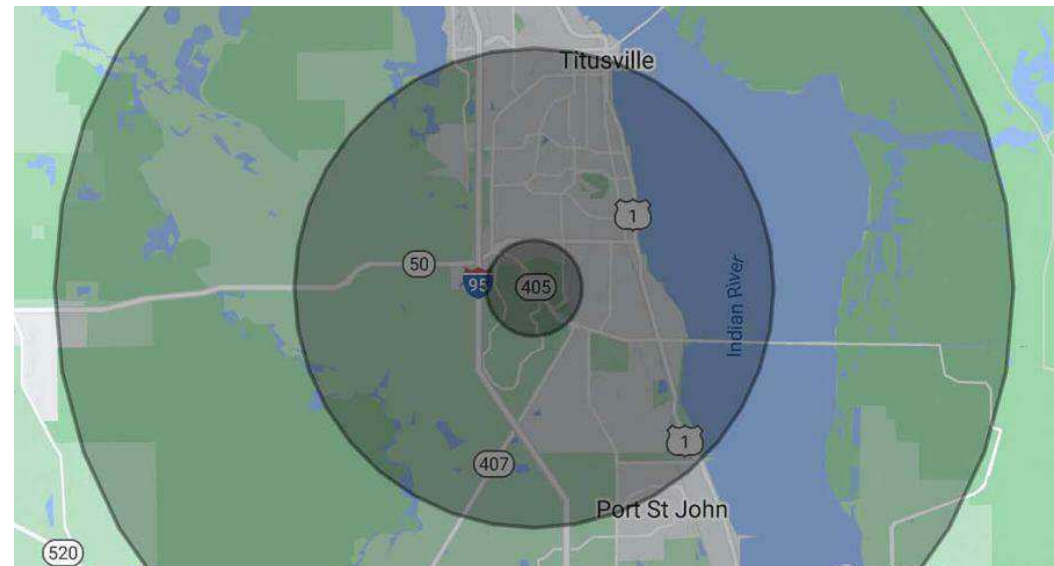
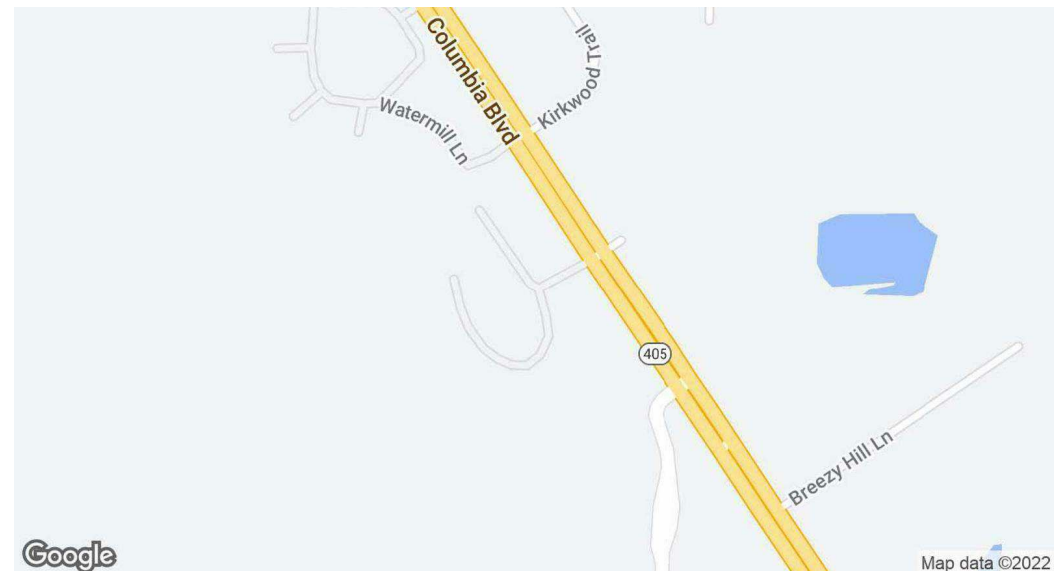
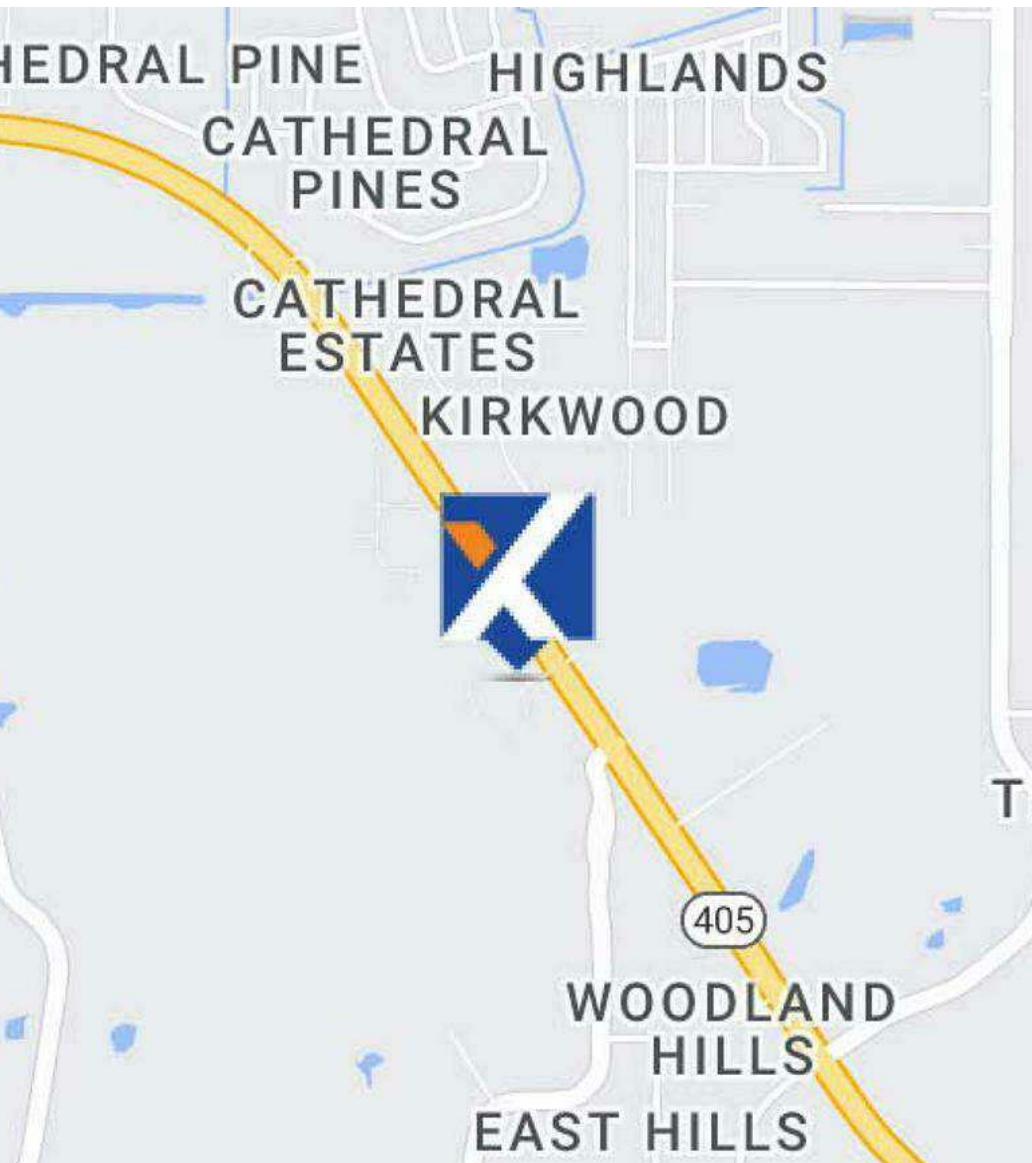
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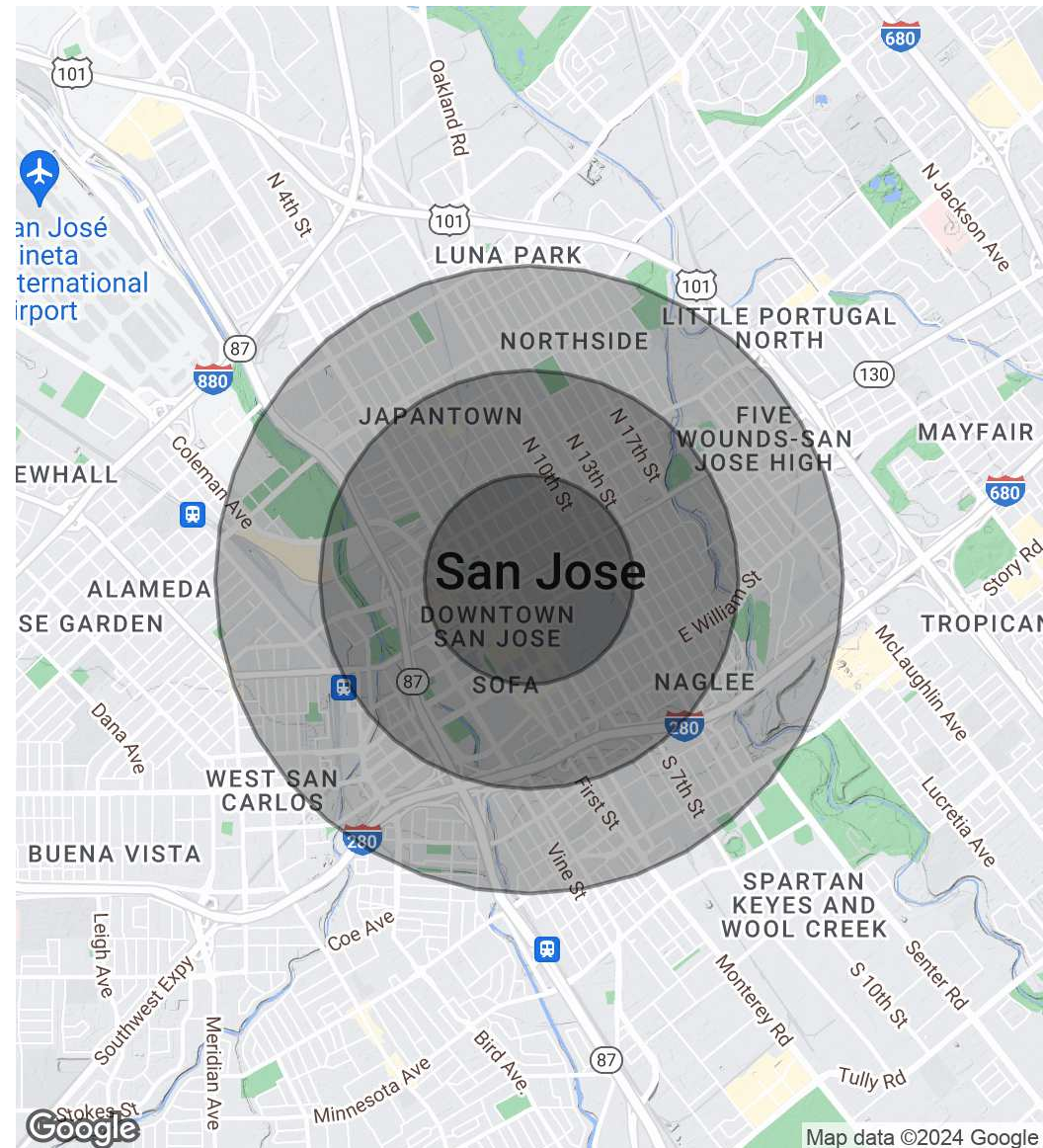
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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,019	3,113	5,560
Average Age	42.8	44.0	45.3
Average Age (Male)	47.5	47.5	47.9
Average Age (Female)	40.8	42.3	43.8

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	489	1,529	2,780
# of Persons per HH	2.1	2.0	2.0
Average HH Income	\$69,625	\$68,594	\$68,336
Average House Value	\$159,122	\$166,460	\$173,869

\* Demographic data derived from 2020 ACS - US Census



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