

**FOR LEASE**

Owned and Operated by



# WALSH AT LAFAYETTE

925 & 1135 WALSH AVENUE, SANTA CLARA, CA 95050

**±16,800 - ±26,400 RSF**



**LEASING INFO  
& CONTACT**

**VINCENT SCOTT**

Lic. 001833636 / (408) 453-7433 / [vincent.scott@cbre.com](mailto:vincent.scott@cbre.com)

**CHIP SUTHERLAND**

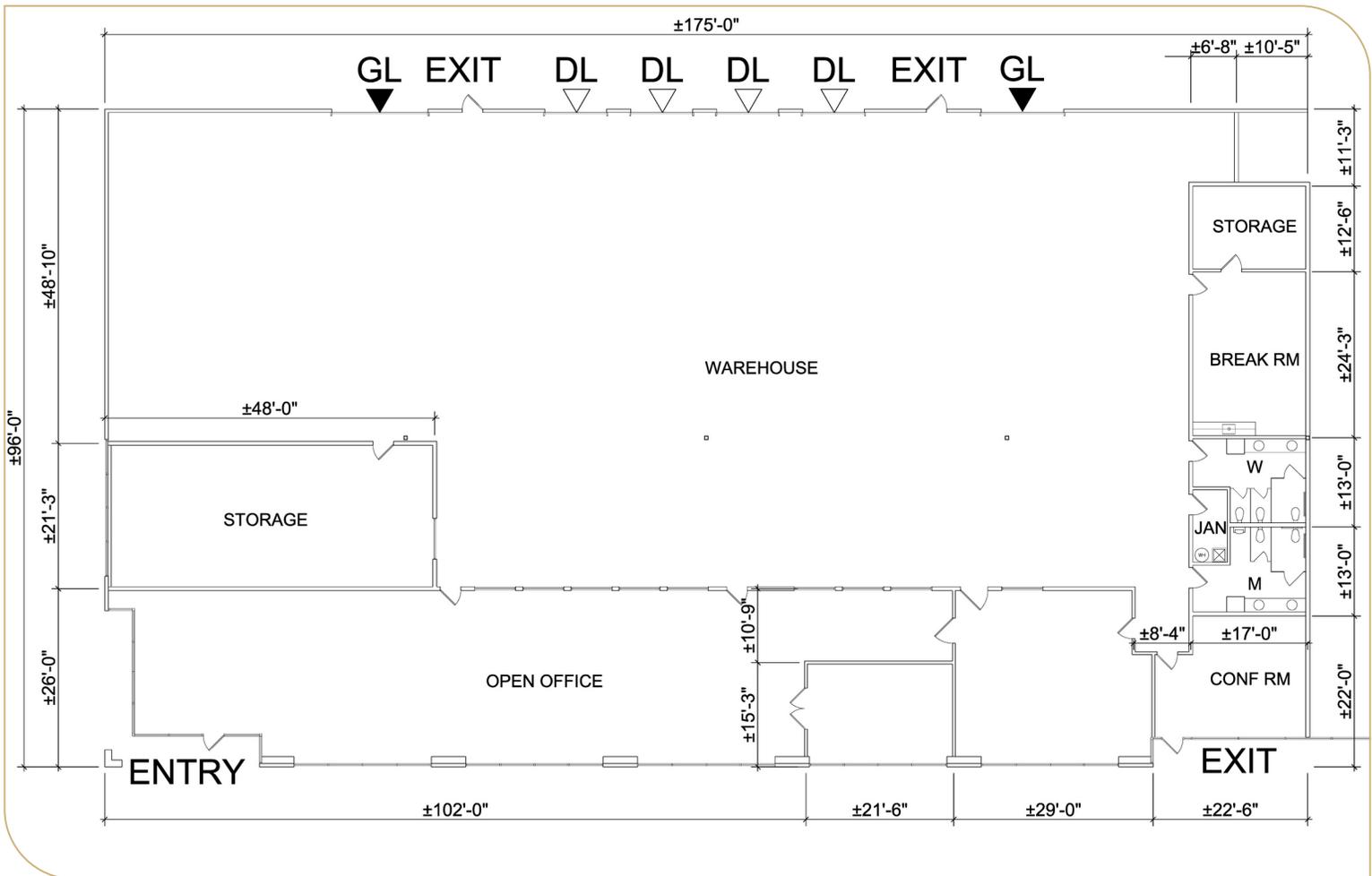
Lic. 01014633 / (408) 453-7410 / [chip.sutherland@cbre.com](mailto:chip.sutherland@cbre.com)

**SEAN WALSH**

Lic. 02226611 / (408) 790-5418 / [sean.walsh@cbre.com](mailto:sean.walsh@cbre.com)



This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.



## PROPERTY HIGHLIGHTS

**$\pm 16,800$  Square Feet  
Industrial/Manufacturing Space**

**Open Office**

**2 Conference Rooms**

**Break Room**

**IT Room**

**4 Dock High Doors**

**2 Grade Level Doors**

**$\pm 1,000$  Amps @ 277/480V, 3 Phase**

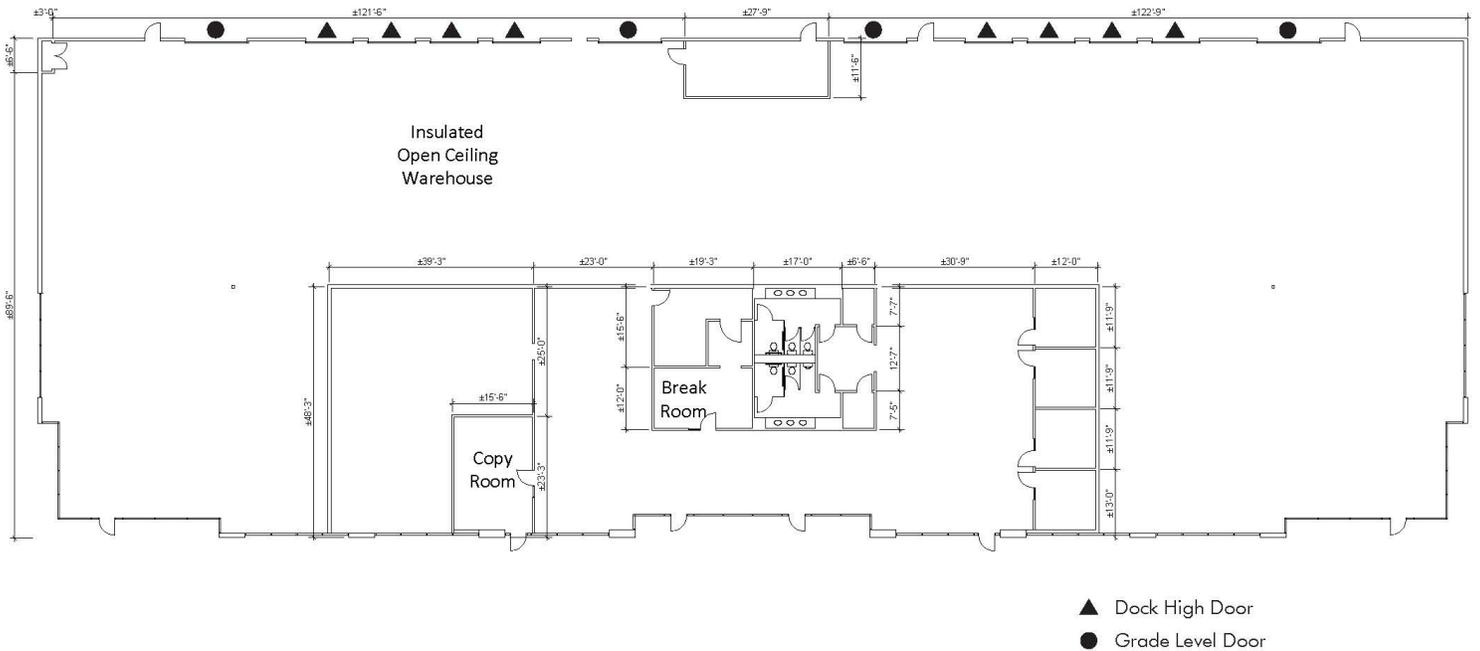
**$\pm 18.6"$  -  $20.8"$  Clear Height**

**Monument Signage**

**3/1,000 Parking**

**Great Access to Highway 101**

**Available 11/1/2025**



## PROPERTY HIGHLIGHTS

**±26,400 Square Feet  
Industrial/Manufacturing Space**

**±7,000 Square Feet Office, Balance  
Warehouse**

**4 Private Offices**

**1 Conference Room**

**Break Room**

**Space Heaters and Concrete Floor in  
Warehouse**

**8 Dock High Doors**

**4 Grade Level Doors**

**±1,000 Amps @ 277/480V, 3 Phase**

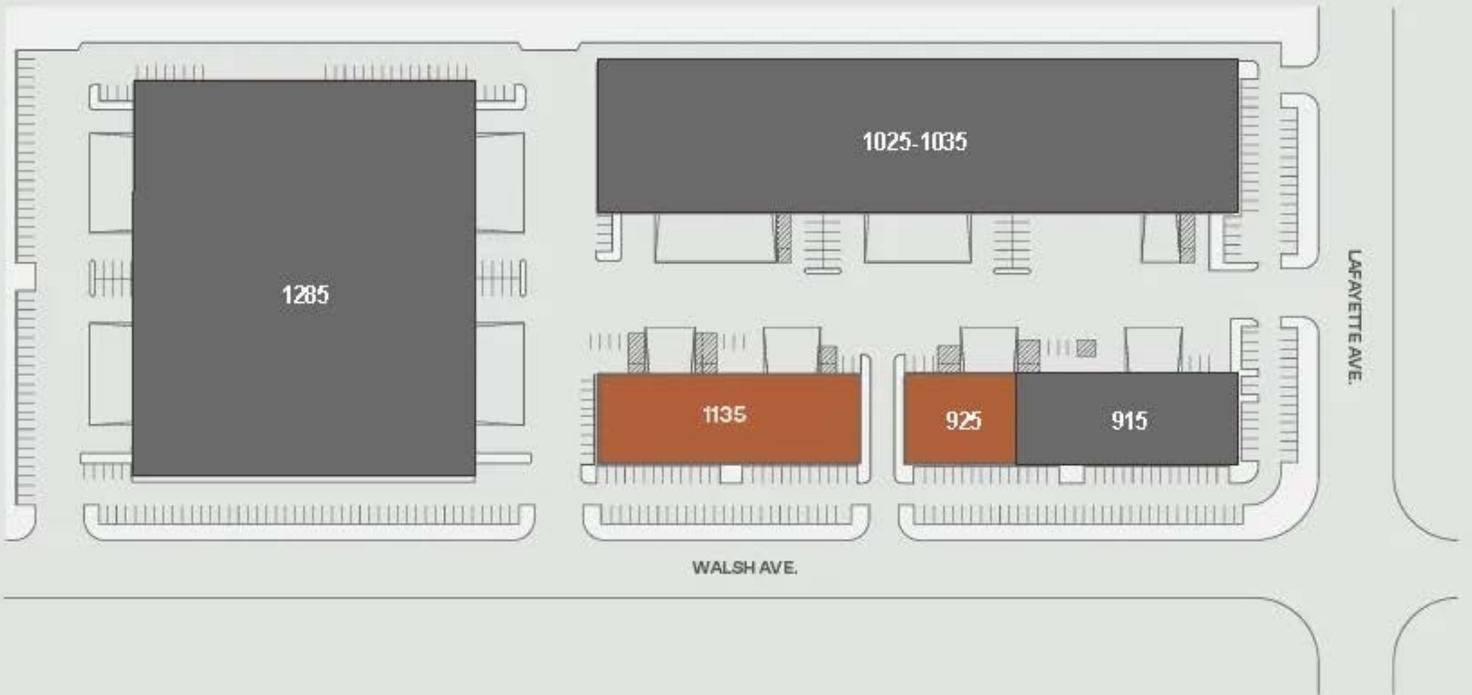
**±18.6" - 20.8" Clear Height**

**Monument Signage**

**3/1,000 Parking**

**Great Access to Highway 101**

**Available with 30 Day Notice**





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