

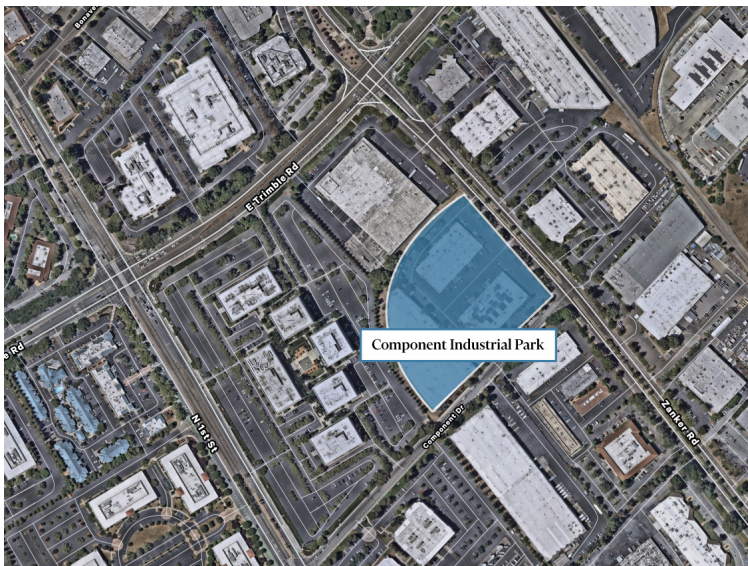
INDUSTRIAL SPACE FOR LEASE

Divisible to $\pm 13,685$ SF, $\pm 17,265$ SF,
 $\pm 43,685$ SF, $\pm 57,370$ SF



109 - 119 & 125 Component Dr
San Jose, CA 95131

Component Industrial Park



Property Features

Available Space	$\pm 13,685$ SF to $\pm 57,370$ SF
Clear Height	$\pm 22'$ - $\pm 24'$
Grade Level Doors	2
Dock Doors	15
Car Parking Spaces	1/1000
Sprinkler	Yes
Available	Now

- Located in the heart of Silicon Valley with easy access to Interstate 880 and Highway 101
- Located within 0.5 miles of The Market Place, offering a variety of eating establishments.

Component Industrial Park



109-119 & 125 Component Dr
San Jose, CA 95131



 AVAILABLE

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109-119 Component Dr San Jose, CA 95131

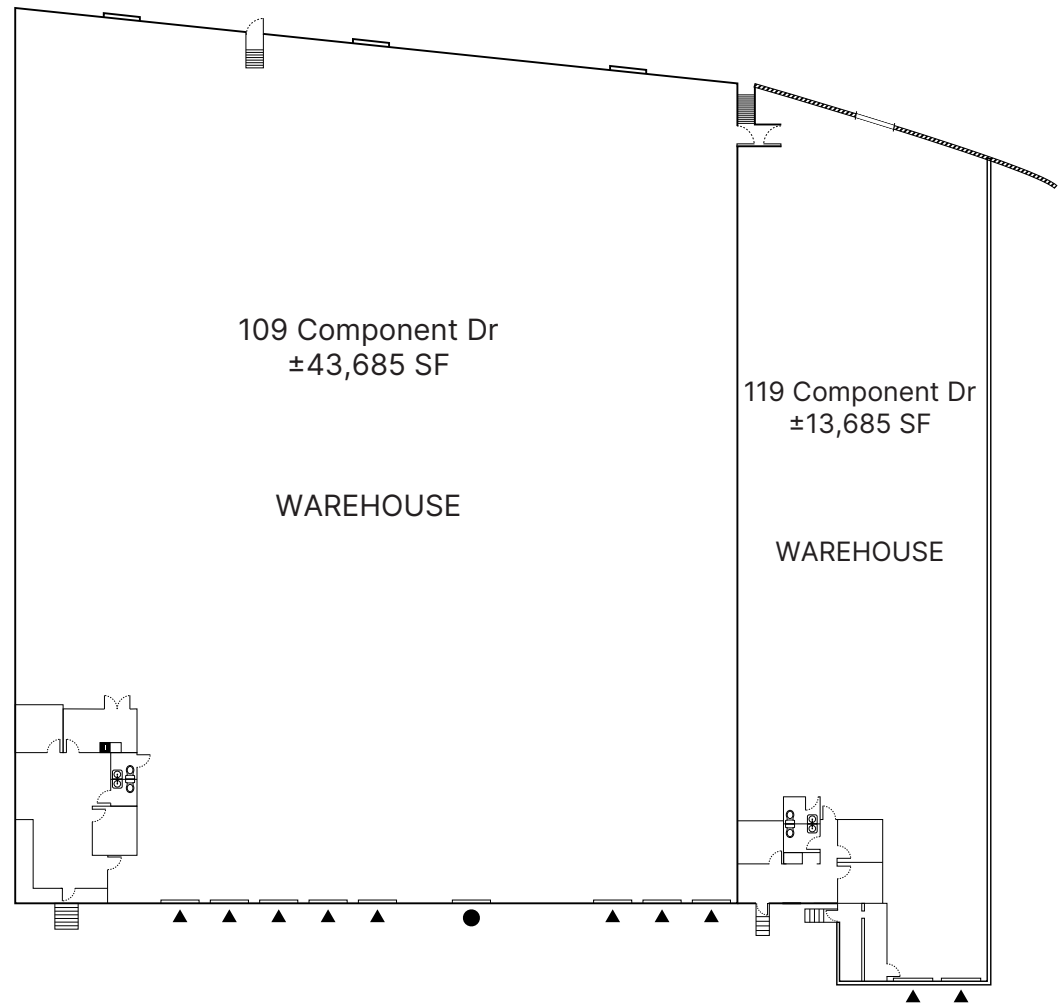
Can be combined for a total of ±57,370 SF

109 Component Drive

- ±43,685 SF
- ±1,631 SF of Office
- ±42,054 SF of Warehouse
- 2 Restrooms
- ±22' to ±24' Clear Height
- 1 Grade Level Door
- 8 Dock High Doors

119 Component Drive

- ±13,685 SF
- ±847 SF of Office
- ±12,838 SF of Warehouse
- 2 Restrooms
- ±22' to ±24' Clear Height
- 2 Dock High Doors



● Grade Level Door

▲ Dock High Door

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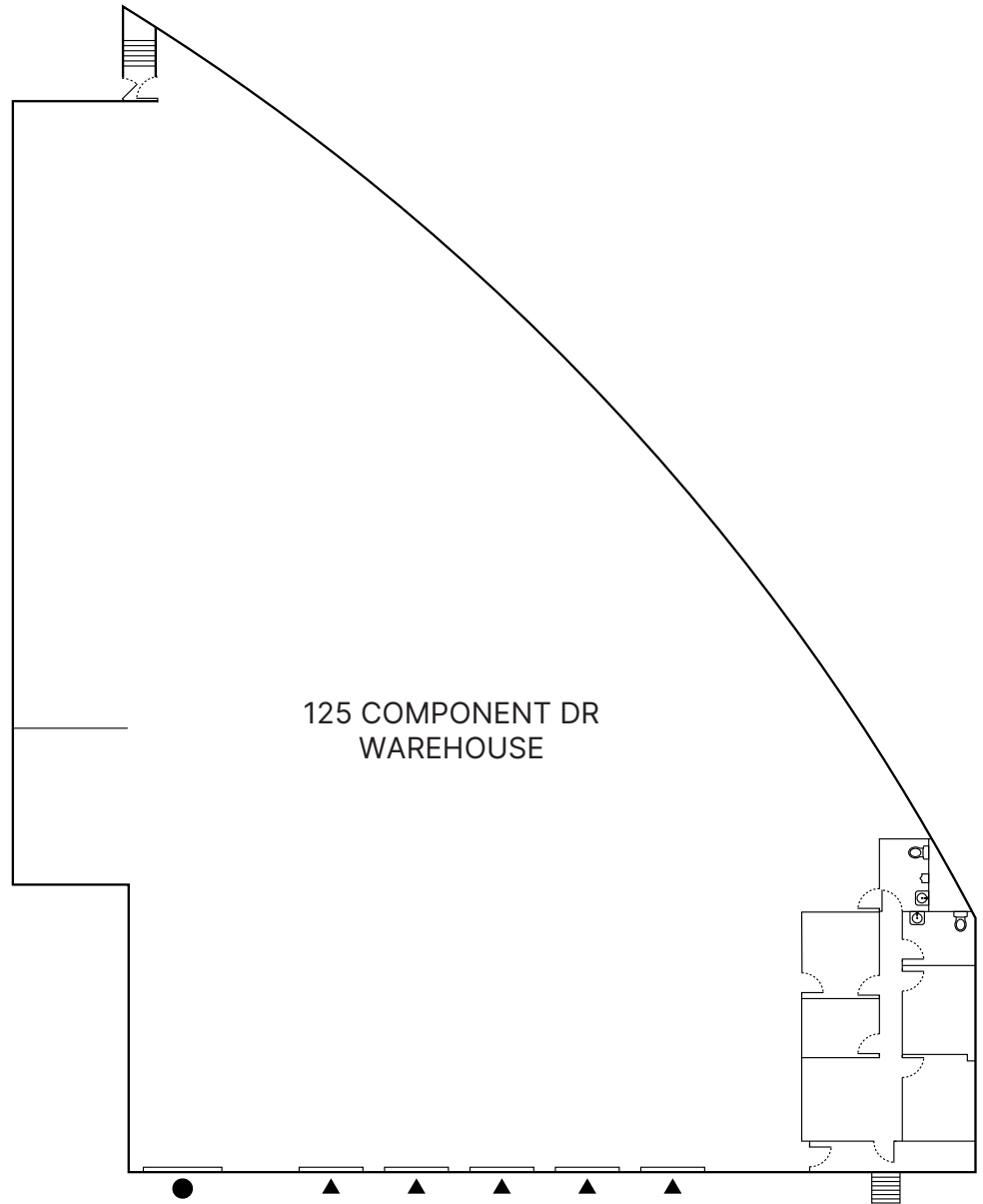
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125 Component Dr San Jose, CA 95131

- ±17,265 SF
- ±1,079 SF Office
- ±16,186 SF Warehouse
- 5 Dock High Doors
- 1 Grade Level Door



● Grade Level Door

▲ Dock High Door

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