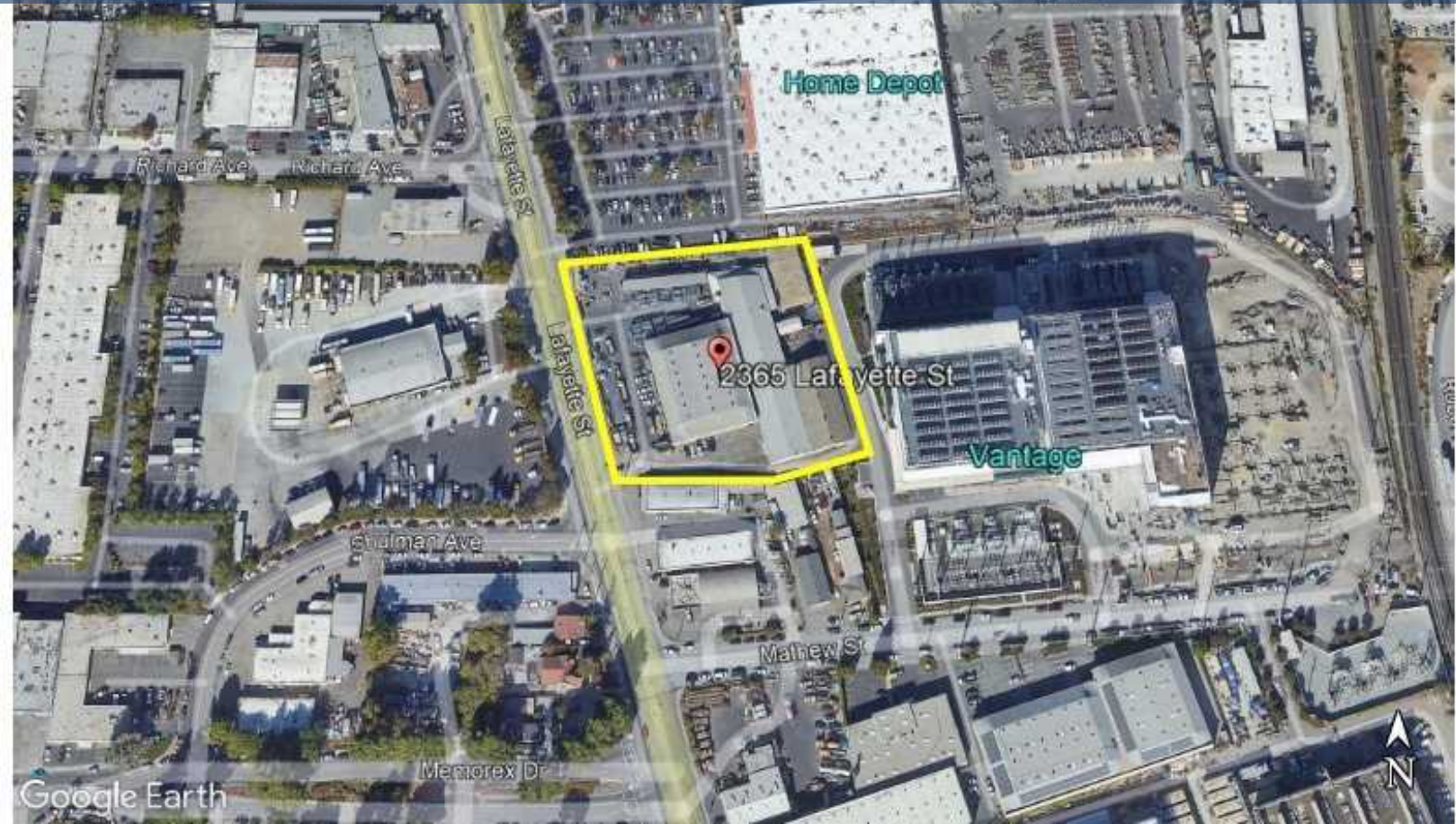


# FOR SALE & LEASE

## 2365 Lafayette Street, Santa Clara, CA

Need fenced yard? Need dock doors? Need a loading platform? We got it!!!



### Property Highlights

- 43,535 square feet (divisible to 17,067 and 26,468)
- Dock and grade level loading
- 1000 amps @ 208/120 volts 3 phase
- Clear Heights 30'+ to roof, 20' and 14' to beam.
- Sprinklered
- Huge Fenced Yard
- 2.6 acres FAR: .384
- Zoned MH (Heavy Industrial)
- 325' frontage on Lafayette
- Owner/User, Value Add Investment, Redevelopment
- Call for more information
- Shown by appointment only
- Now for sale or lease

### FOR SALE & LEASE

#### JAMES RANDLEMAN

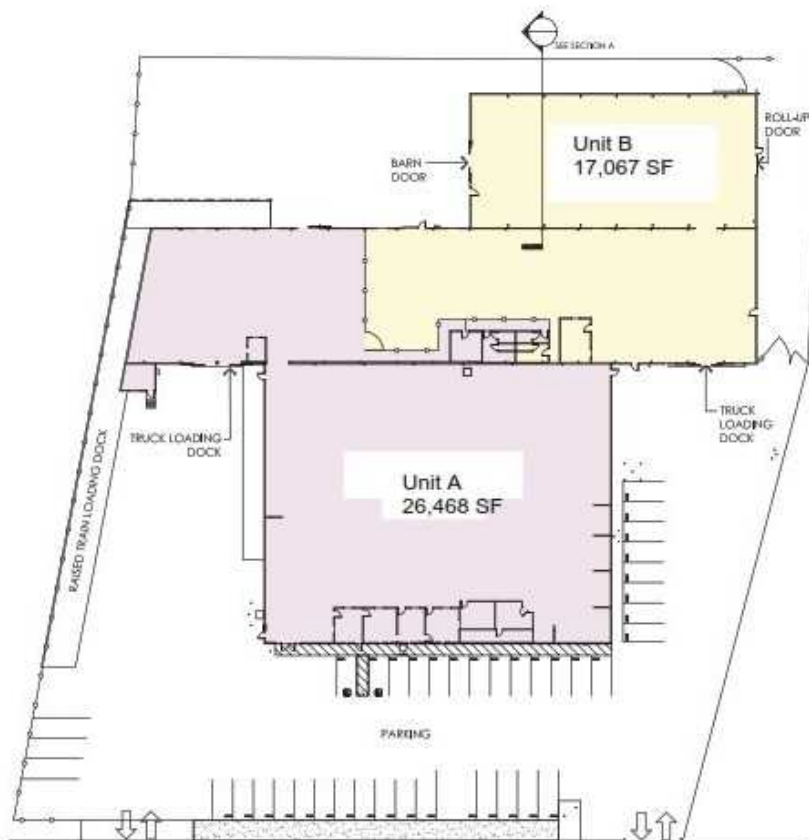
Broker

(408) 549-1780

jim@jr-commercial.com

BRE# 00860359, California





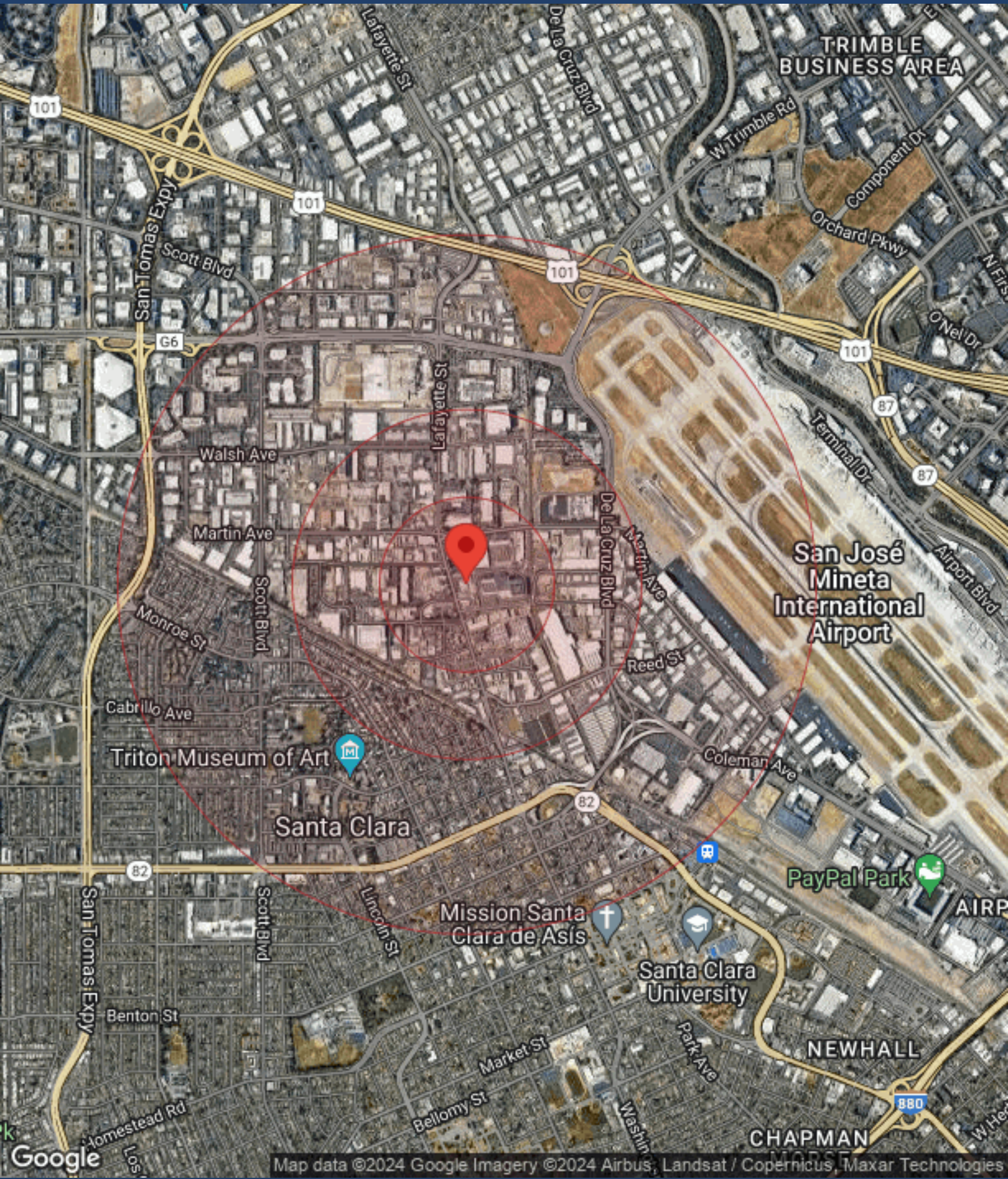
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