

NOW LEASING

437 QUEENS LANE

San Jose, CA 95112

± 29,104 SF

Heavy Industrial Zoned
Warehouse Space
In San Jose's Golden Triangle



**WAREHOUSE /
SHOWROOM /
INDUSTRIAL SPACE**

0.91 acre lot in one of Silicon
Valley's most desirable areas.

R & C
BROWN
ASSOCIATES

DREW BROWN

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HIGHLIGHTS

STAND ALONE BUILDING

±29,104 OFFICE /
SHOWROOM ±10% OFFICE

6 RESTROOMS

2 LOADING CRANES

HEAVY POWER, 2,000
AMPS @ 480 VOLT

4 GRADE LEVEL ROLL
UP DOOR

PROMINENT CORNER
SIGNAGE

Immediate access to 17/880 and 101

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IN THE HEART OF SILICON VALLEY

Two-story office with a large showroom.

20' Clear Height

6 restrooms

1 mile to SJC Airport

Easy access to 17/880, 101, 680, and 87 makes for a convenient commute



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