

Office/R&D/Lab

±7,155 SF for Lease



HIGH IMAGE CORNER LOCATION

172

COMPONENT DR.

SAN JOSE, CA



DOLLINGER PROPERTIES
DRE#02116818

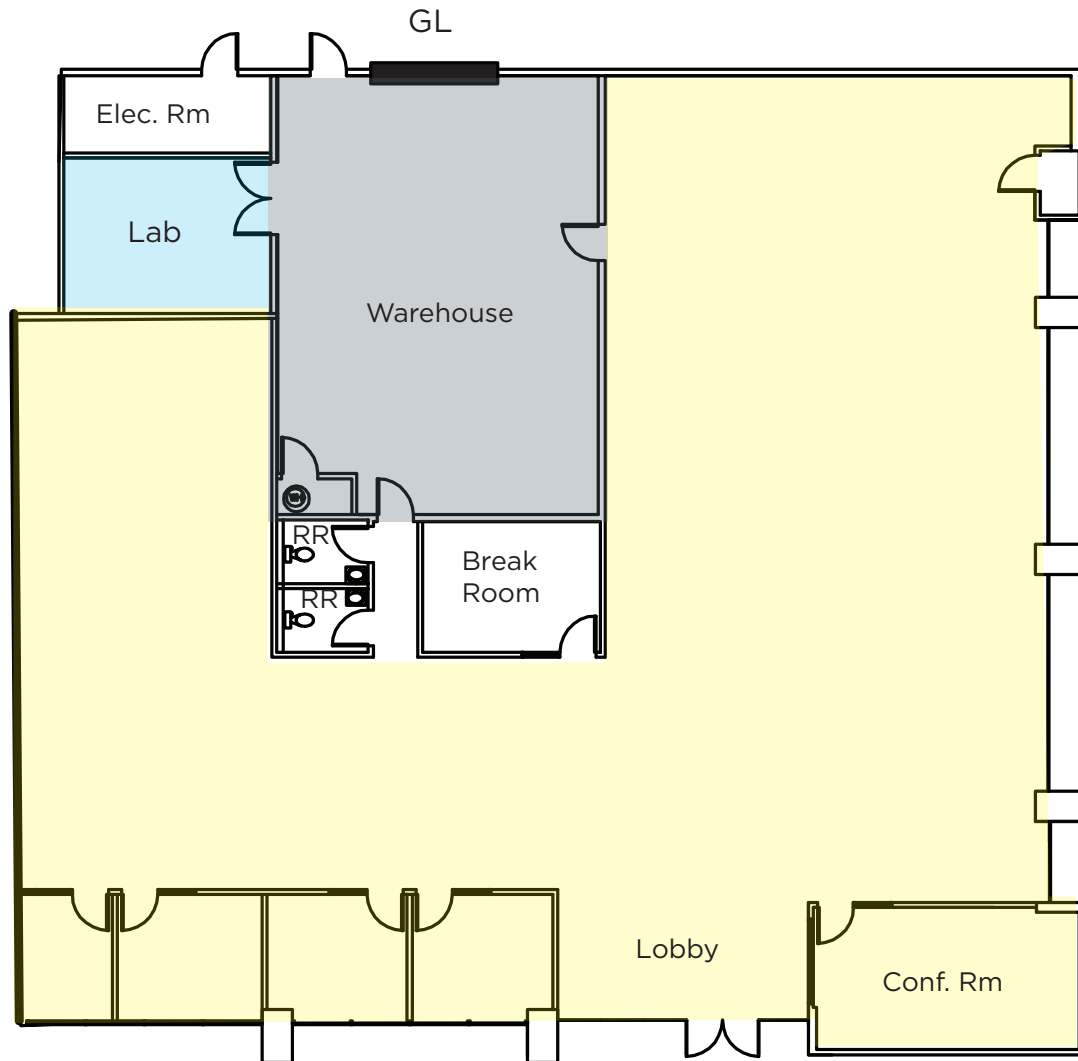


CUSHMAN &
WAKEFIELD

FLOOR PLAN

172 COMPONENT: ±7,155 SF

- POWER: 400 Amps @ 208 Volts
- HVAC: 20 Tons
- Clear Height: 17 ft
- Loading: GL



COMPONENT DRIVE

- Concrete
- Carpet
- VCT
- LVT



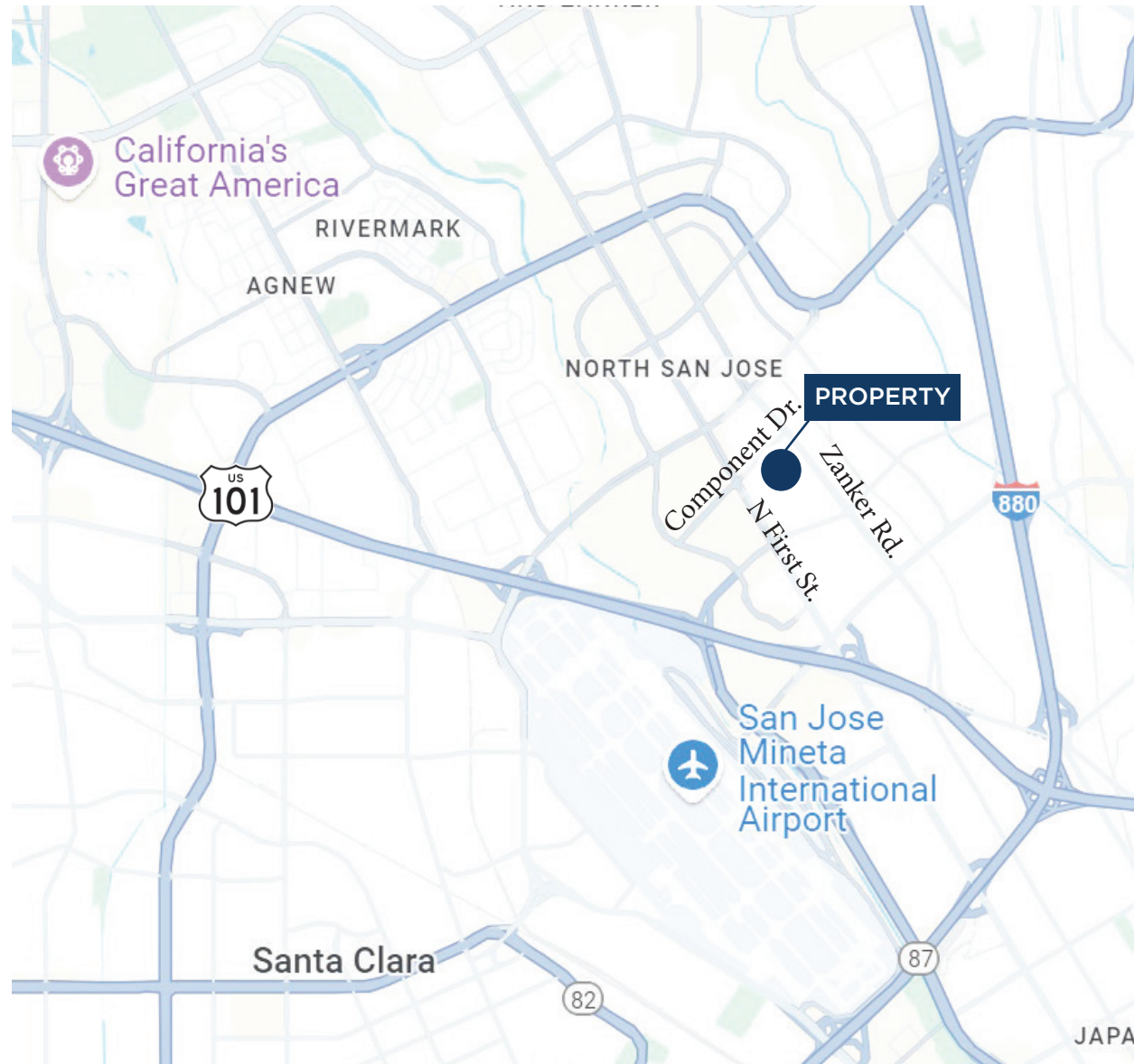
172

COMPONENT DR.

SAN JOSE, CA

PROPERTY HIGHLIGHTS

- High Image Corner Location
- Creative & Flexible Open Ceilings
- Prominent Monument Signage
- 400 Amps @ 208 Volts
- HVAC Capacity 20 Tons
- Grade Level Loading
- New Roof
- Plentiful Lab & Demonstration Areas
- Flexible Open Landscape Interiors
- Low Operating Expenses



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