

FOR
SALE / LEASE

1251 McKay Drive
San Jose, California



Building Features and Specifications

- ◆ Two-story Office/R&D building with corner visibility
- ◆ Building Size - 50,731 square feet
- ◆ 204 workstations / 19 conference rooms
- ◆ ±4,000-square foot Lab on first floor
- ◆ Power - 2,000 amps
- ◆ Covered & Surface Parking - 3.3/1,000 sf
- ◆ Offered for sale: \$88/sf
- ◆ Offered for lease: \$0.68/sf/mo NNN, TIs available

Cushman & Wakefield of California, Inc.
Lic. # 00616335
560 S. Winchester Blvd., Suite 200
San Jose, CA 95127
+1 (408) 572-5500 Tel

Please contact the Cushman & Wakefield team to tour the properties:

Rick Ingwers | License # 01472101
+1 (408) 572-4146 Tel
rick.ingwers@cushwake.com

Brad Rogers | License # 01193276
+1 (408) 572-4167 Tel
brad.rogers@cushwake.com

Fred Beaubien | License # 01314442
+1 (408) 572-4147 Tel
fred.beaubien@cushwake.com

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.



FOR
SALE / LEASE

1251 McKay Drive
San Jose, California

Campus Aerial



Cushman & Wakefield of California, Inc.
Lic. # 00616335
560 S. Winchester Blvd., Suite 200
San Jose, CA 95127
+1 (408) 572-5500 Tel

Please contact the Cushman & Wakefield team to tour the properties:

Rick Ingwers | License # 01472101
+1 (408) 572-4146 Tel
rick.ingwers@cushwake.com

Brad Rogers | License # 01193276
+1 (408) 572-4167 Tel
brad.rogers@cushwake.com

Fred Beaubien | License # 01314442
+1 (408) 572-4147 Tel
fred.beaubien@cushwake.com

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

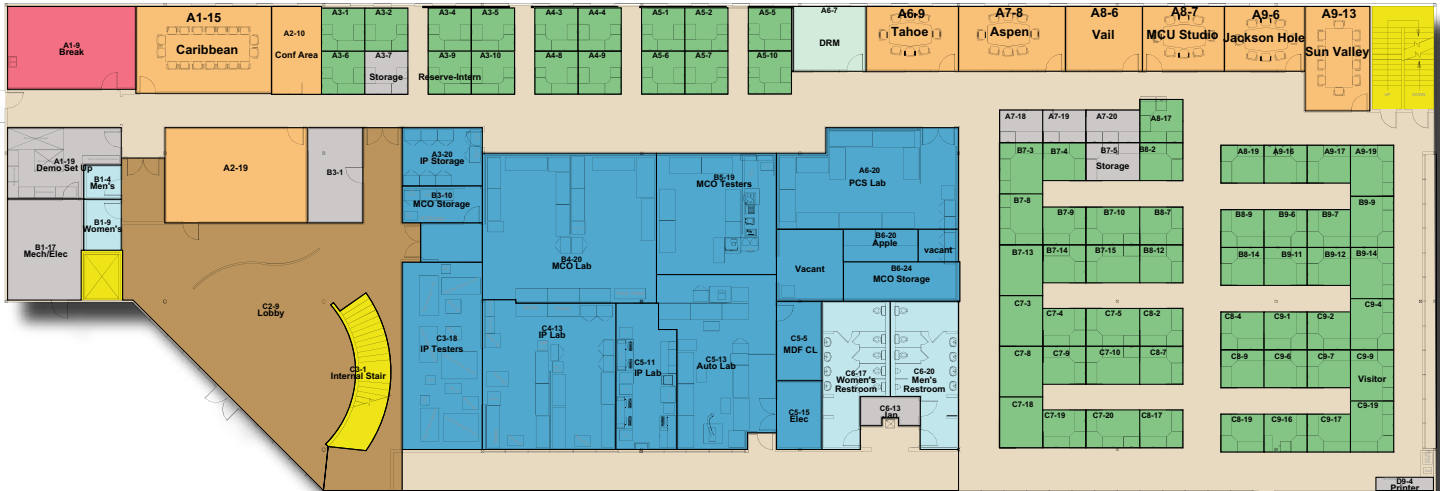


FOR SALE / LEASE

1251 McKay Drive
San Jose, California

Floor Plans - 1251McKay Drive - 50,731 sf

FIRST FLOOR - 23,509 sf / OFFICES - 1 / WORKSTATIONS - 70 / CONFERENCE ROOMS - 9



SECOND FLOOR - 27,222 sf / OFFICES - 8 / WORKSTATIONS - 134 / CONFERENCE ROOMS - 10



Legend

- Conference Room
- Restroom
- Fitness Center
- IDF Room
- Office
- Elevator/Stairwell
- Kitchen/Breakroom
- Multi-Purpose Utility Room
- Cubicle
- Lobby
- Lab

FOR SALE / LEASE

1251 McKay Drive San Jose, California

Location Map



Cushman & Wakefield of California, Inc.
Lic. # 00616335
560 S. Winchester Blvd., Suite 200
San Jose, CA 95127
+1 (408) 572-5500 Tel

Please contact the Cushman & Wakefield team to tour the properties:

Rick Ingwers | License # 01472101
+1 (408) 572-4146 Tel
rick.ingwers@cushwake.com

Brad Rogers | License # 01193276
+1 (408) 572-4167 Tel
brad.rogers@cushwake.com

Fred Beaubien | License # 01314442
+1 (408) 572-4147 Tel
fred.beaubien@cushwake.com

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

