

FOR SUBLEASE > 1,510± SF RETAIL Winchester Pavilion



700 S. WINCHESTER BOULEVARD, SUITE 20, SAN JOSE, CA



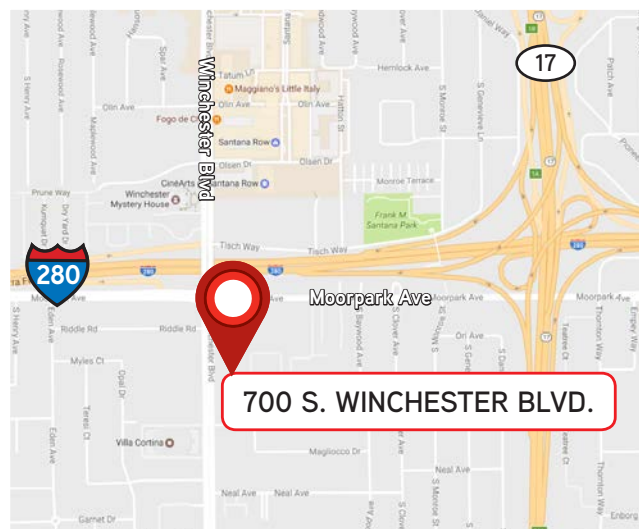
1,510± SF Former AT&T Service Center

Sublease through 10/31/2019 (direct lease possible)

Highlights:

- > Good storefront window line
- > High traffic location (34,120 ADT)
- > Monument signage
- > Co-tenancies include: Sling It, Honey Baked Ham, Health Spa, Kim's Nails, Smart Mobile Solutions (T-Mobile), Acclaim Dental, Beauty Lounge, Isabella Restaurant, Thai Massage, Pizza Hut, South Bay Cleaners and Dashers Auto Insurance

Demographics:	1-Mile	3-Mile	5-Mile
Population	24,654	262,654	603,293
Daytime Bus. Pop.	27,568	139,464	379,280
Median HH Income	\$94,364	\$89,954	\$97,752
Avg. HH Income	\$139,626	\$127,119	\$137,262



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Close Up Aerial:



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Surrounding Retail:



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