

# OFFICE/R&D LAND FOR SALE

## ±11.22 Acres Total



### Location:

Property is located towards the north corner of the intersection of Montague Expressway and Seely Avenue, San Jose, CA.

### Site:

One parcel 11.22 acres. APN 97-15-33

### Current Use:

Agricultural

### Zoning:

Industrial Park (IP)

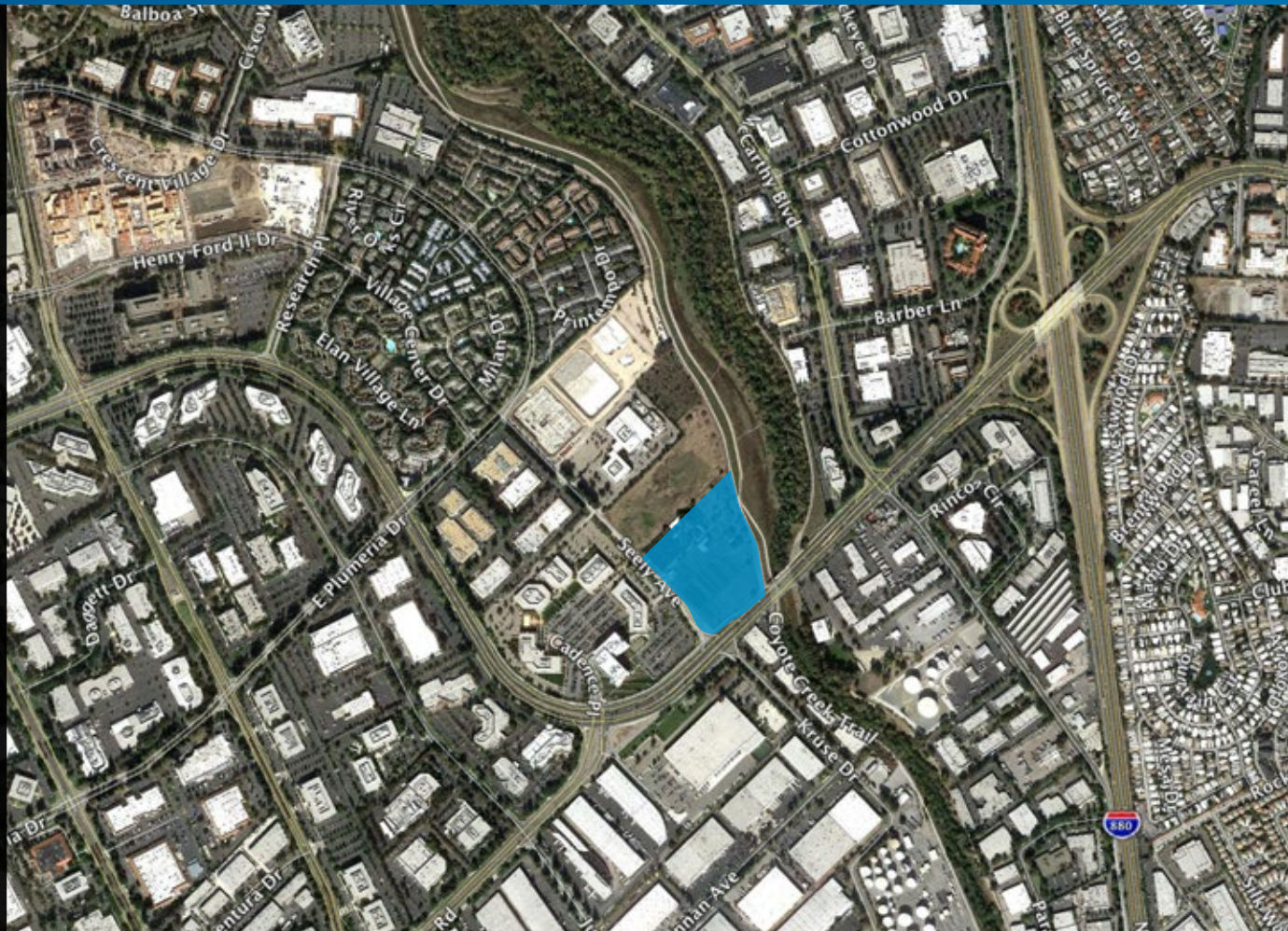
### General Plan:

IP, Industrial Park with Transit Employment Residential Overlay. Minimum density 55 D.U./per acre.

City of San Jose prefers High Density office development.

### Offered Price:

Unpriced! Sellers may elect to effectuate an IRS 1031 tax deferred exchange



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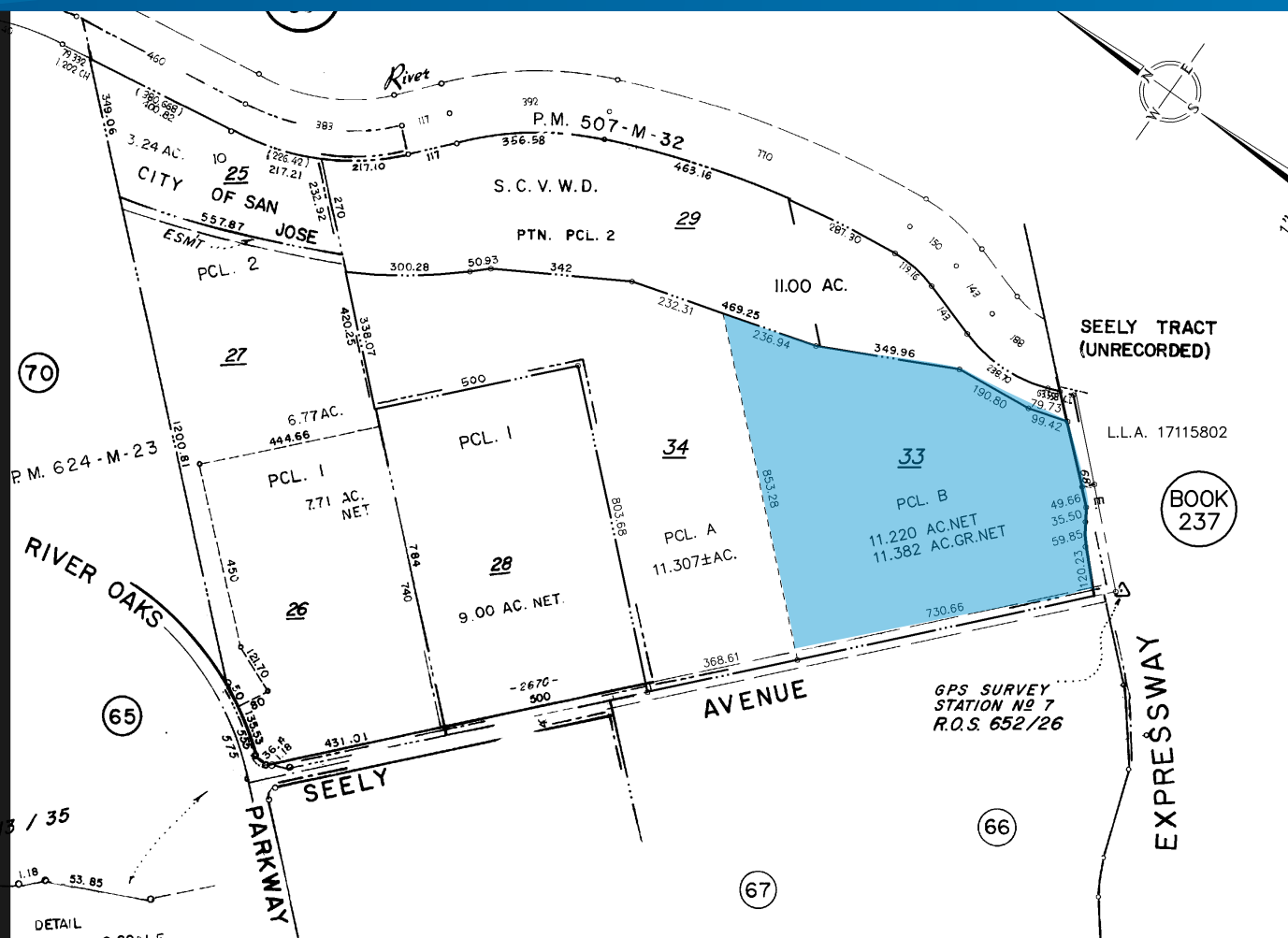
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