

# 2040 RINGWOOD AVENUE - SAN JOSE



## FOR SALE OR LEASE

±23,800 sq. ft.

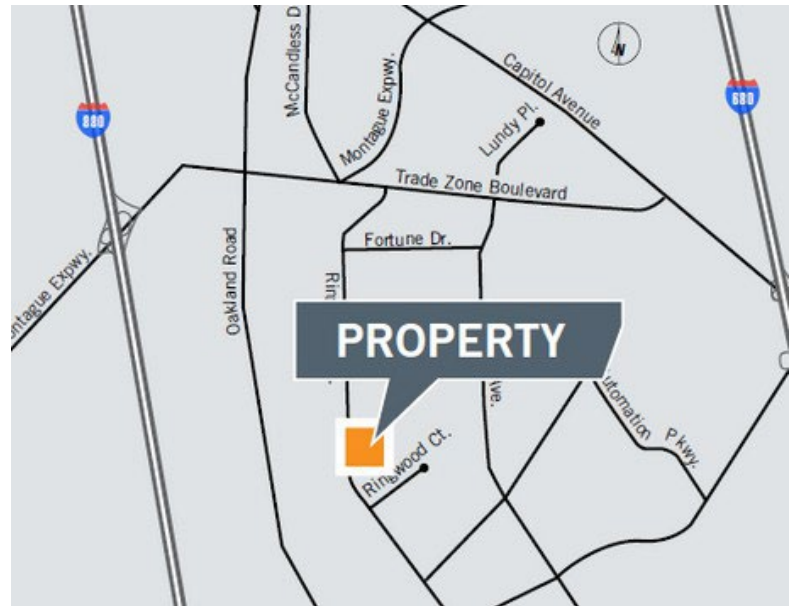
R&D / Manufacturing Space

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# Property Highlights:

- New roof and solar installed in 2015
- ( $\pm$ \$120k annual electricity off-set)
- 800 Amps @ 277/480 Volts
- All mechanical units less than 5 years
- 70% drop ceiling, 30% warehouse
- 100% HVAC
- 1 dock high & 1 grade level door
- Approximately 3.5/1,000 Parking



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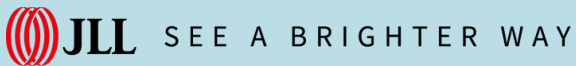
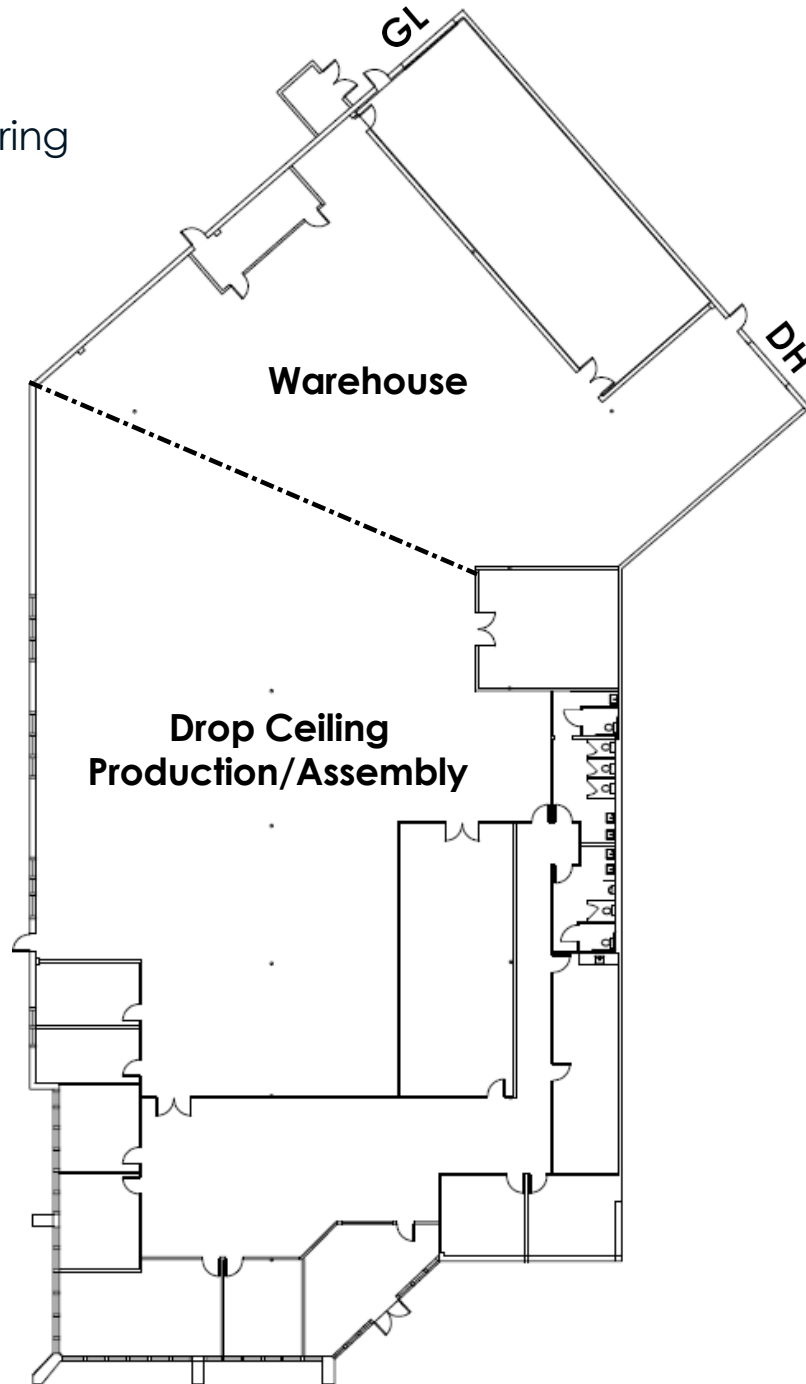


SEE A BRIGHTER WAY



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