



3200 Patrick Henry Dr

3200 Patrick Henry Dr, Santa Clara, CA 95054

Habib Zakerani

Modesto Retail Group LLC

2298 Quimby Rd, Suite Unit D Building C, San Jose, CA 95122

hzproperties@yahoo.com

(408) 833-2385

1st Floor

| | |
|-----------------|--------------------|
| Space Available | 12,000 - 35,000 SF |
| Rental Rate | Upon Request |
| Date Available | Now |
| Service Type | Triple Net (NNN) |
| Space Type | Relet |
| Space Use | Flex |
| Lease Term | Negotiable |

12,000 – 35,000 SF Available | Ideal for Storage, Flex, or Office Use
Versatile space now available, ideal for storage, office, or flex use. The property offers a range of unit sizes from 12,000 to 35,000 square feet, providing flexibility to suit your business needs.
Space Highlights:
? HVAC systems
? Ample on-site parking for employees and customers
? Excellent access to major freeways for convenient transportation
? Flexible floor plans to accommodate storage, office, distribution, light industrial uses or showroom
? Well-maintained building in a strategic location
Perfect for businesses seeking functional, clean space with easy access to key transportation routes.
Contact us today to schedule a tour or discuss availability.

1

2nd Floor Ste 250

| | |
|-----------------|-------------------|
| Space Available | 5,500 - 25,527 SF |
| Rental Rate | \$17.88 /SF/YR |
| Date Available | Now |
| Service Type | Triple Net (NNN) |
| Space Type | Relet |
| Space Use | Flex |
| Lease Term | Negotiable |

Step into a ready-to-go commercial space designed to jumpstart your operations from day one. This fully built-out office comes complete with modern furnishings, preinstalled network cables, and dedicated server brackets —saving you the time and cost of extensive setup.
Key Features:
-Office Furniture & Private Access-Enjoy a professional environment from the moment you arrive, with secure entry for employees and clients.
-Climate-Controlled HVAC-Maintain optimal comfort and productivity year-round with dedicated heating and cooling systems.
-Convenient Break Room-Keep your team energized with a well-equipped space for meals and informal gatherings.
-Dedicated Server Room-Secure your critical infrastructure in a purpose-built area designed for optimal data management.
-Elevator & Easy Network Setup-Benefit from an on-site elevator for hassle-free movement of employees, plus preinstalled cables for a smooth IT setup.
-Server Brackets Installed-Quickly mount and organize your servers and networking hardware to get your operations online faster.
-Whether you're a tech startup, professional services firm, or rapidly growing enterprise, this turnkey office solution has everything you need to hit the ground running.

2

2nd Floor Ste Private Space

| | |
|-----------------|-----------------|
| Space Available | 100 SF |
| Rental Rate | Upon Request |
| Date Available | July 08, 2025 |
| Service Type | TBD |
| Built Out As | Standard Office |
| Space Type | Relet |
| Space Use | Office |
| Lease Term | Negotiable |

-Private offices for rent. -Shared kitchenette & lounge areas-Elevator access -Ample parking -Office Furniture included-Wifi included. Available spaces. Room size
Price
1 150 sqft \$600
2 125 sqft \$500
3 138 sqft \$550
4 138 sqft \$550
5 194 sqft \$775
6 125 sqft \$500
7 170 sqft \$679
8 294 sqft \$1,175
9 126 sqft \$505

3

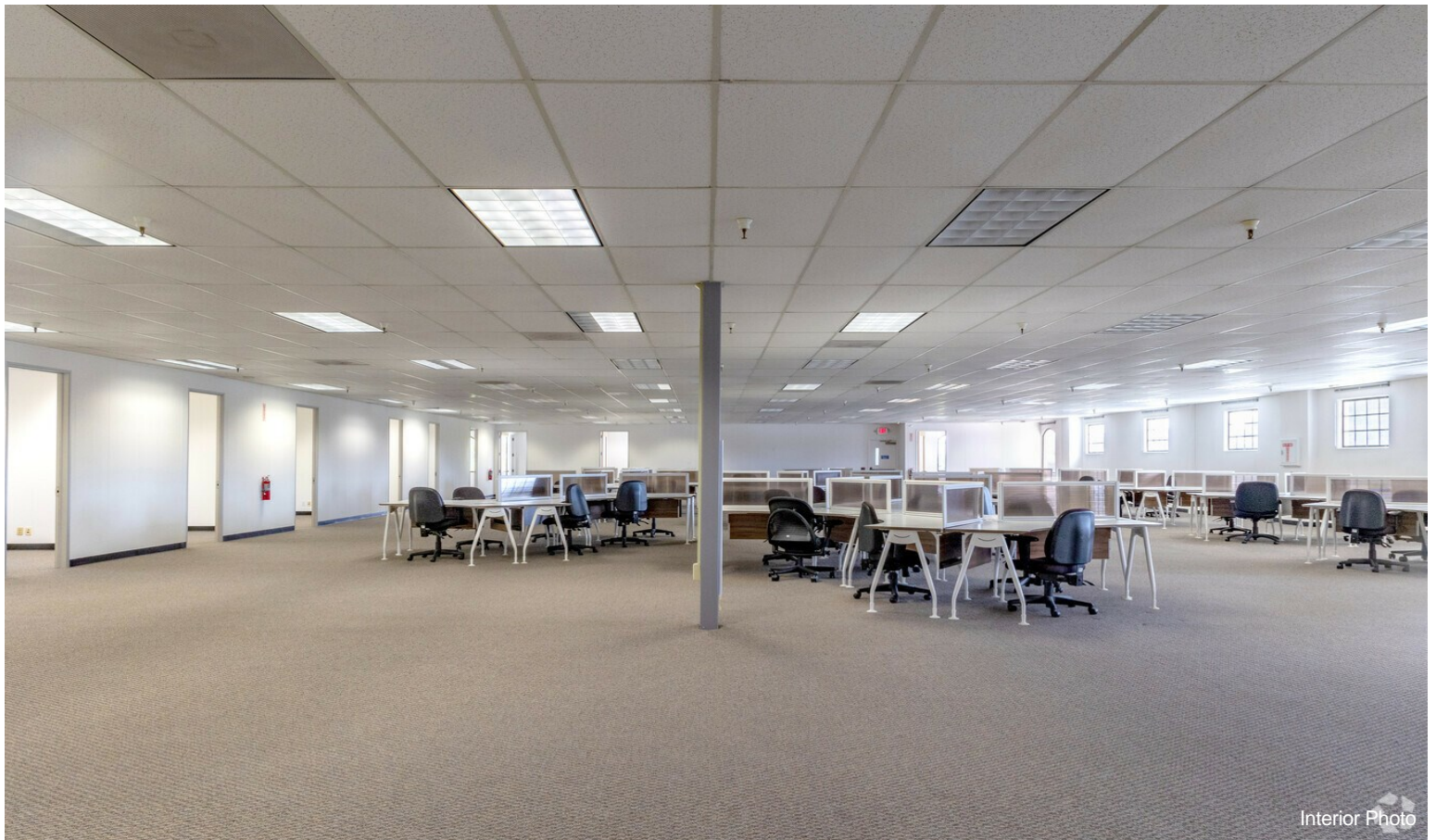
Property Photos



Property Photos



Interior Photo

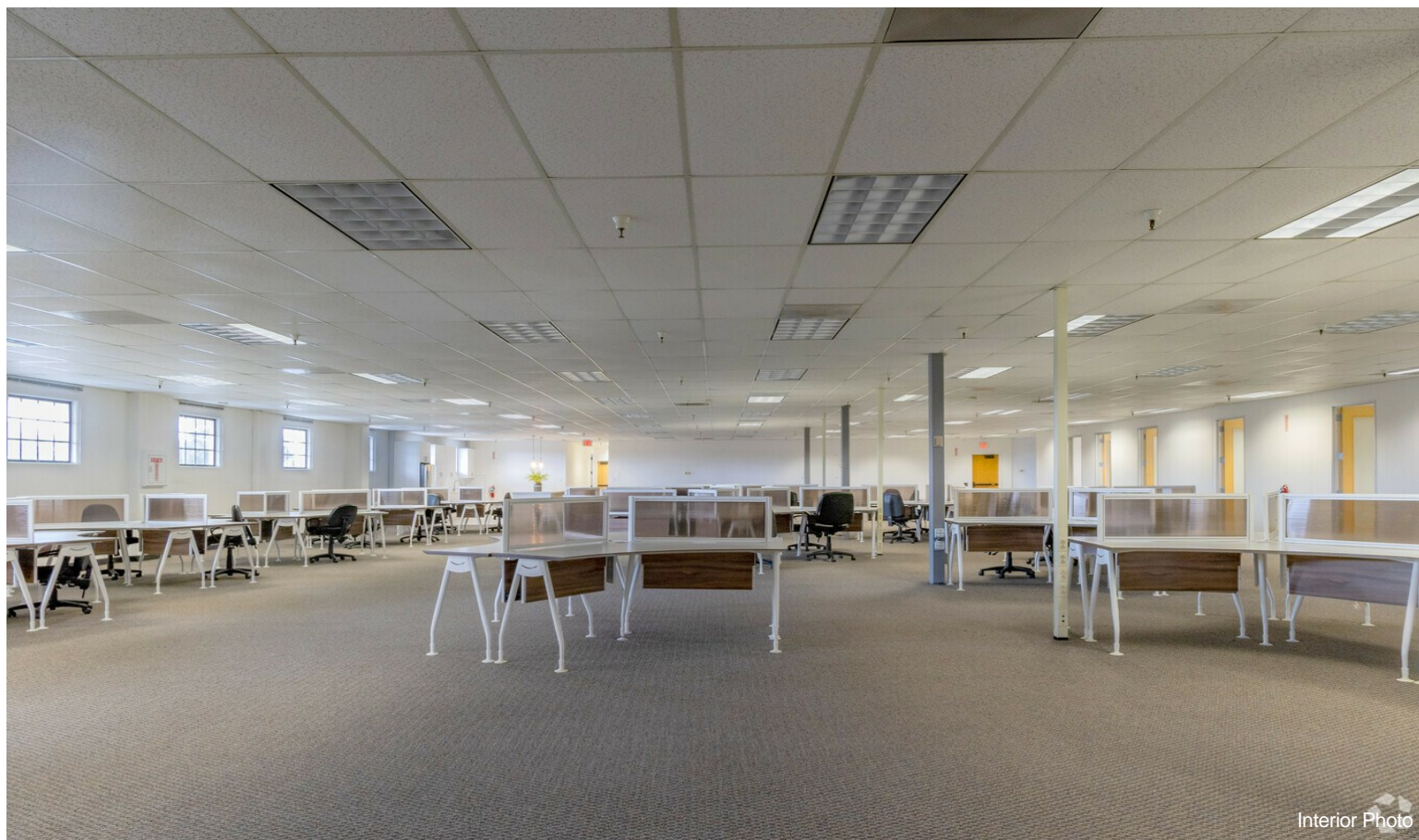


Interior Photo

Property Photos



Property Photos



Property Photos



Property Photos

