

OFFICE & RETAIL SUITES FOR LEASE

*Walkable Midtown San
Jose location steps to
Diridon Station, Downtown
and SAP Center*

595 PARK AVENUE
SAN JOSE, CA 95110

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595 PARK AVENUE

Newly Renovated Office / Retail Suites Available



Prominent Park Avenue Location

Elevator served and free on-site parking

Walking distance to SAP Center (Shark Tank)

Proximity to Downtown San Jose

Easy access to Hwy 87 & Hwy 280

Minutes away from San Jose International Airport

Prominent signalized intersection of Park Ave. and Barack Obama Blvd.

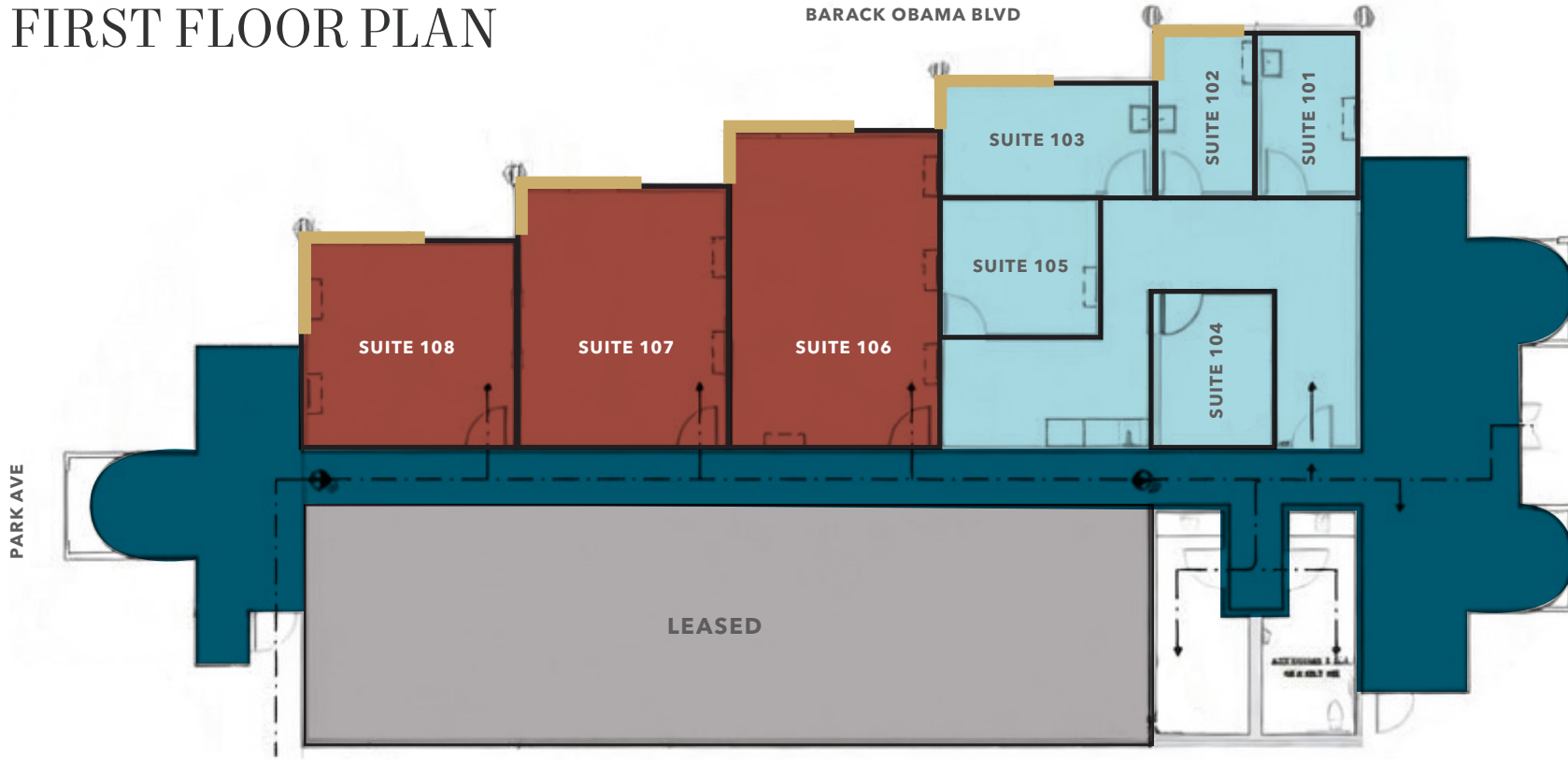
On-site management

Additional expansion space available

SUITE AVAILABILITIES

1ST FLOOR	2,208 RSF total	Divisible to:
	101-A	±1,104 RSF
	Suite 101	±99 RSF
	Suite 102	±105 RSF
	Suite 103	±148 RSF
	Suite 104	±110 RSF
	Suite 105	±133 RSF
	101-B	±1,104 RSF
	Suite 106	±442 RSF
	Suite 107	±368 RSF
	Suite 108	±294 RSF
2ND FLOOR	Suite 201	±1,732 RSF
3RD FLOOR	Suite 305	±420 RSF
	Suite 310	±662 RSF

FIRST FLOOR PLAN



LEGEND

- Available - Can be combined into Suite 101-A
- Available - Can be combined into Suite 101-B
- Common Area
- Window Line

FLOOR PLAN NOT TO SCALE

AVAILABLE FOR LEASE

SUITE AVAILABILITIES | 1ST FLOOR

101-A	±1,104 SF	Combined into 101-A
Suite 101	±99 SF	Sink
Suite 102	±105 SF	Sink
Suite 103	±148 SF	Sink, avail. 30d notice
Suite 104	±110 SF	
Suite 105	±133 SF	Shared washer/dryer
101-B	±1,104 SF	Combined into 101-B
Suite 106	±442 SF	
Suite 107	±368 SF	
Suite 108	±294 SF	

SECOND FLOOR PLAN



LEGEND

- Available Suites
- Common Area
- Window Line

FLOOR PLAN NOT TO SCALE

SUITE AVAILABILITIES | 2ND FLOOR

Suite 201 ±1,732 SF 3 private off., open off., breakroom, storage

THIRD FLOOR PLAN



LEGEND

- Available Suites
- Common Area
- Window Line

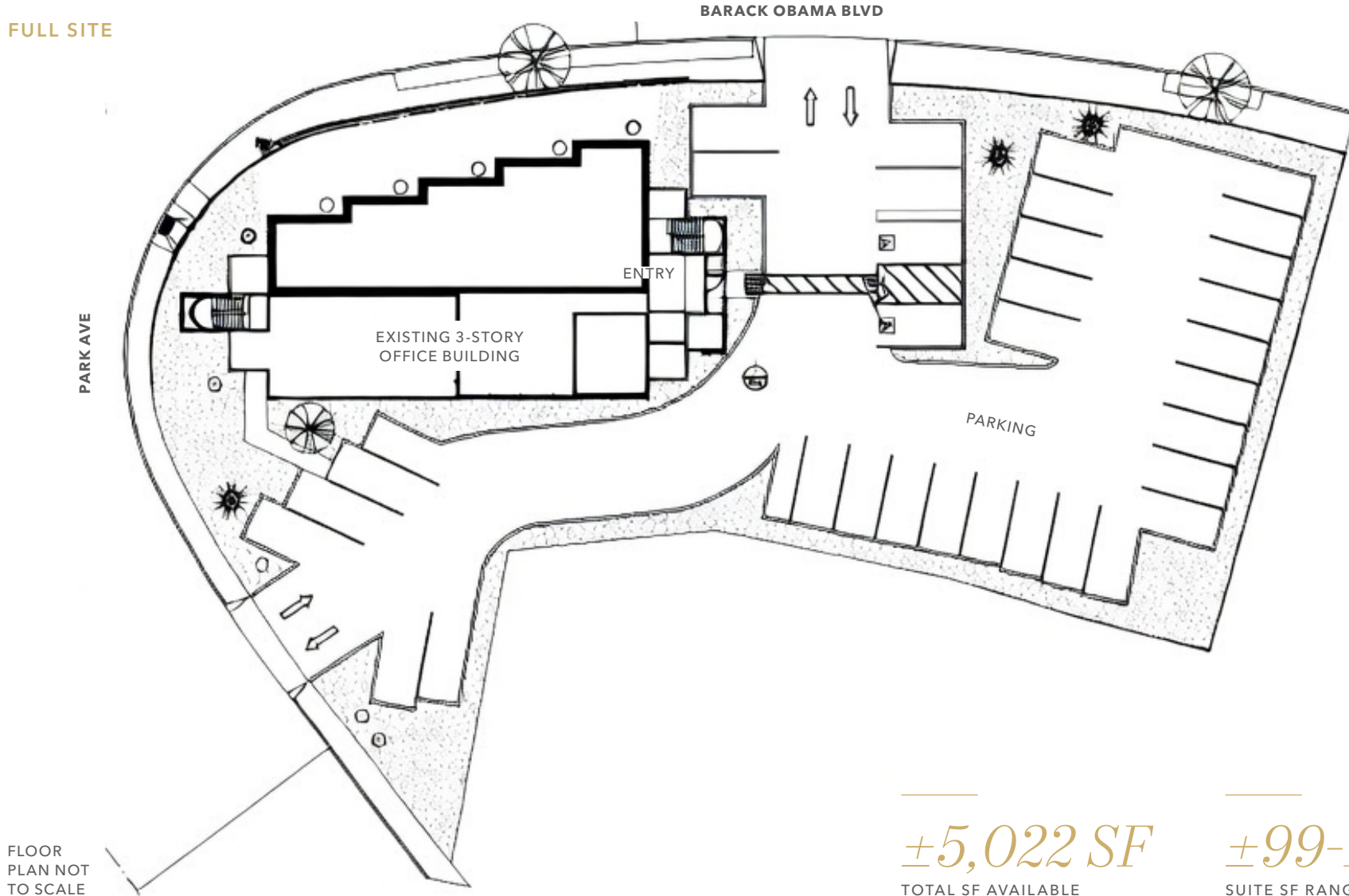
FLOOR PLAN NOT TO SCALE

SUITE AVAILABILITIES | 3RD FLOOR

Suite 305	±420 SF	Private office, reception area
Suite 310	±662 SF	Private office, reception area, private breakroom

SITE PLAN

FULL SITE



FLOOR
PLAN NOT
TO SCALE

±5,022 SF
TOTAL SF AVAILABLE

±99-1,732 SF
SUITE SF RANGE

DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2025 TOTAL	37,629	242,816	672,936
2030 PROJECTION	39,402	249,156	686,781
PROJECTED GROWTH 2025-2030	0.9%	0.5%	0.4%
MEDIAN AGE	37.3	37.5	38.5

HOUSEHOLDS

	1 Mile	3 Miles	5 Miles
2025 TOTAL	16,017	89,102	227,339
2030 PROJECTED	16,838	91,599	232,402
TOTAL CONSUMER SPENDING	\$580.5M	\$3.3B	\$8.9B
GROWTH 2025 - 2030	1.0%	0.6%	0.4%
OWNER-OCCUPIED	4,619	33,461	104,287
RENTER-OCCUPIED	12,219	58,137	128,116

INCOME

	1 Mile	3 Miles	5 Miles
AVERAGE HH INCOME	\$158,876	\$148,937	\$155,463
MEDIAN HH INCOME	\$131,670	\$115,296	\$122,936

EMPLOYMENT

	1 Mile	3 Miles	5 Miles
TOTAL BUSINESSES	3,466	18,225	38,781
TOTAL EMPLOYEES	36,165	164,151	346,905
EMPLOYEES PER BUSINESS	10	9	9

EDUCATION

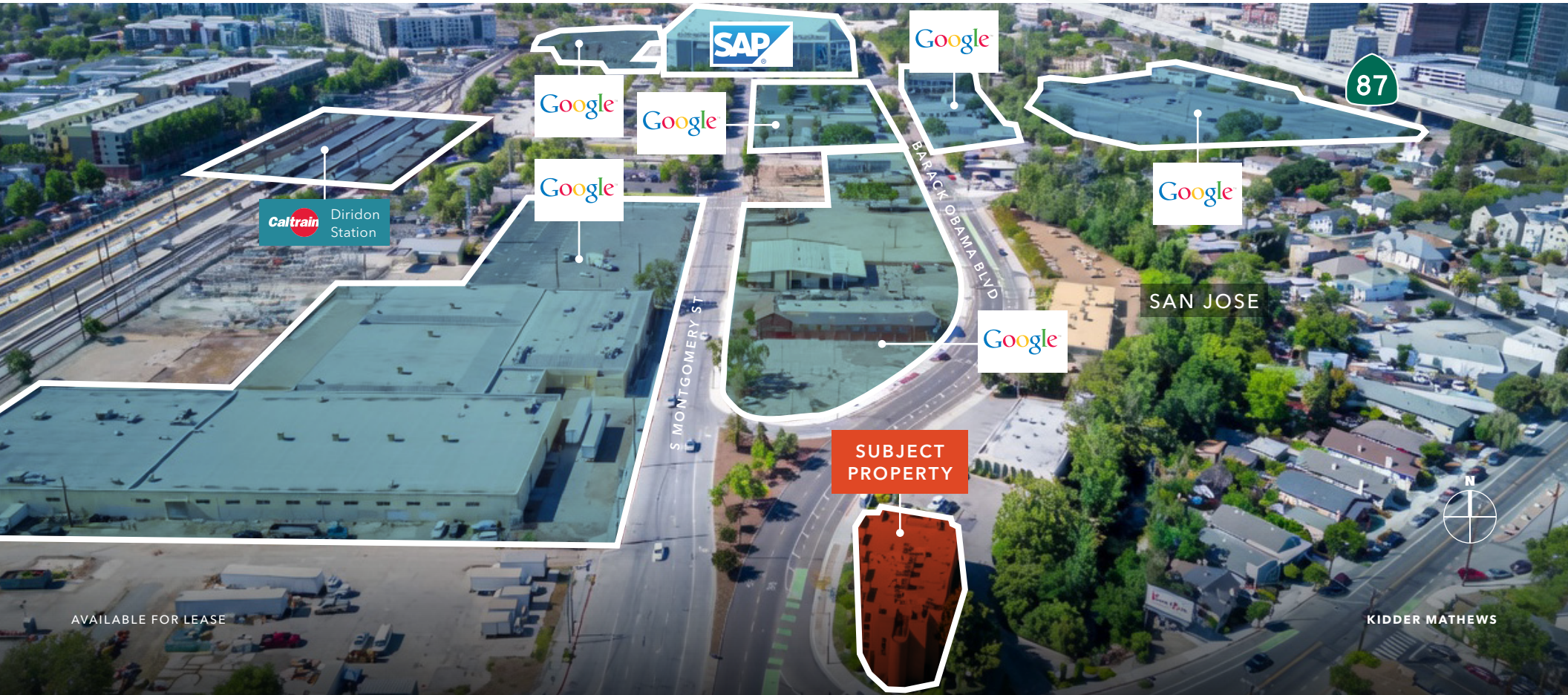
	1 Mile	3 Miles	5 Miles
SOME HIGH SCHOOL	9%	14%	14%
HIGH SCHOOL DIPLOMA	12%	15%	16%
SOME COLLEGE	20%	21%	22%
ASSOCIATE	5%	7%	7%
BACHELOR'S	30%	25%	24%
GRADUATE	24%	18%	17%

Data Source: ©2025, CoStar USA

595 PARK AVENUE

DOWNTOWN WEST LAND USE PLAN

GOOGLE VILLAGE



AVAILABLE FOR LEASE

KIDDER MATHEWS



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