

# Corner Commercial Building in prime location for Rent - Downtown San José

## \$6,700/mth.

Reference: 26550

📍 San Jose, San Jose

Property Type: Office / Retail • Bedrooms: 20 • Lot Size: 327.49 sq m • Build Size: 6781 sq ft •  
Year of Construction 1952



- Status: Active/Published
- Close To Shops
- Income Producing
- Long Term Rental
- Parking Spaces
- Close To Transport
- Internet
- Sub Dividable
- Alarm System
- Commercial
- Investment Opportunities
- Wheelchair Access

## Property Description

Excellent investment opportunity in one of the most strategic and high-traffic areas of downtown San José. This corner commercial building enjoys a prime location, very close to the Courts of Justice and the Supreme Court, in an area highly frequented by professionals and office workers. The ground floor is currently occupied by the well-known American-style restaurant bar American Pub, a popular after-office gathering spot for employees and professionals working in the judicial district. The property sits on a 330 m<sup>2</sup> lot and offers approximately 630 m<sup>2</sup> of construction, distributed over two levels: Ground Floor – 330 m<sup>2</sup> Recently remodeled commercial space currently operating as a restaurant/bar, featuring an excellent layout and inviting atmosphere. Includes: • Spacious dining and bar area • Large fully equipped kitchen • Administrative office • Multiple bathrooms • Storage and warehouse areas • Multiple independent entrances • Excellent commercial visibility due to its corner location Second Floor – 300 m<sup>2</sup> Versatile area ideal for offices, meeting rooms, coworking spaces, clinics, academies, or storage.

"Information is deemed to be correct, but not guaranteed"

## Additional Information

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- Active/Published
- For Rent
- Office / Retail
- \$6,700/mth.
- 6 Bathrooms