



Silverstone Commercial

For Lease

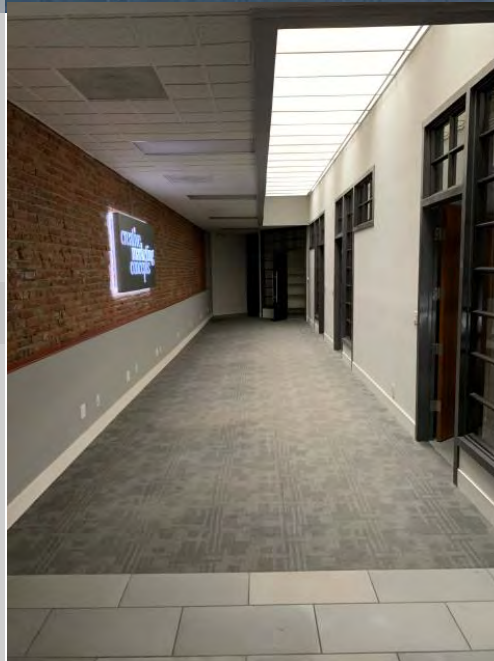
15 N. Market St.

San Jose, California



Property Information:

- 1,742± SF
- Asking \$2.25 PSF, NNN (Appox \$0.41)
- Office Suite with 4 Private Offices, 2 Rest Rooms
- Right in the Middle of the Downtown Core on Market and Santa Clara St.
- Exposed Brick Next To Modern Finishes
- Excellent Lighting Throughout
- Perfect for Lawyer, Architect, CPA, Start Up, etc.



Estimated Demographics:

	1 Mile	3 Miles	5 Miles
■ POPULATION:	35,939	236,410	649,329
■ AVG. HH INCOME:	\$71,716	\$79,514	\$87,989

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CORNER OF SANTA CLARA STREET AND MARKET STREET



NEXT DOOR TO THE
SAN PEDRO STREET GARAGE



GREAT SIGNAGE



GREAT RENOVATED OFFICE SPACES



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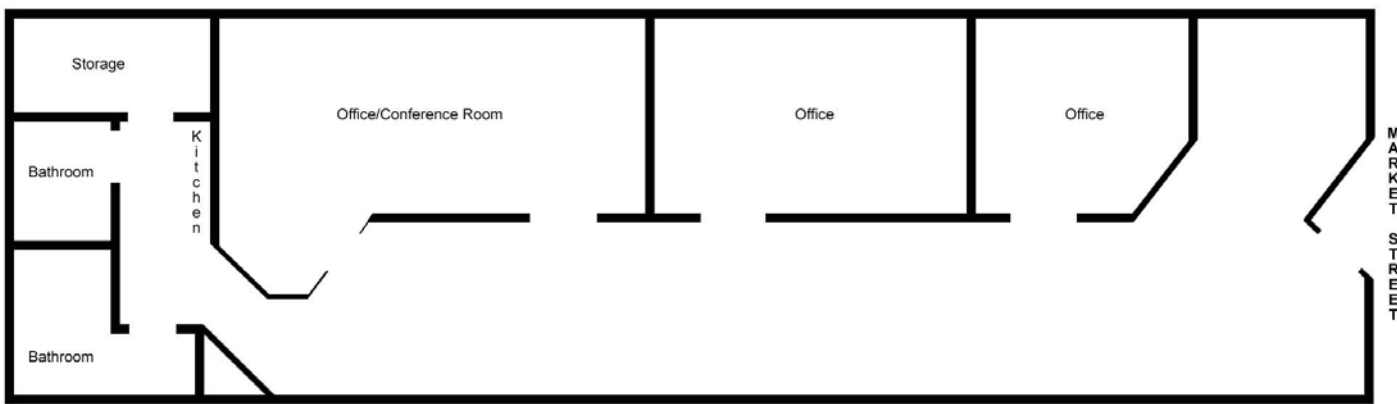
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Not to Scale, Wall locations are approximate

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This information contained herein has been obtained from sources we deem reliable. We cannot, however, assume responsibility for its accuracy.



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	1 mile	3 miles	5 miles
Population			
2000 Population	32,290	219,434	611,600
2010 Population	34,590	228,900	633,964
2013 Population	35,939	236,410	649,329
2018 Population	38,177	251,058	683,813
2000-2010 Annual Rate	0.69%	0.42%	0.36%
2010-2013 Annual Rate	1.18%	1.00%	0.74%
2013-2018 Annual Rate	1.22%	1.21%	1.04%
2013 Male Population	54.9%	51.8%	50.7%
2013 Female Population	45.1%	48.2%	49.3%
2013 Median Age	29.8	32.7	34.3

In the identified area, the current year population is 649,329. In 2010, the Census count in the area was 633,964. The rate of change since 2010 was 0.74% annually. The five-year projection for the population in the area is 683,813 representing a change of 1.04% annually from 2013 to 2018. Currently, the population is 50.7% male and 49.3% female.

Median Age

The median age in this area is 34.3, compared to U.S. median age of 37.3.

Race and Ethnicity			
2013 White Alone	46.1%	45.6%	41.8%
2013 Black Alone	5.6%	3.8%	3.3%
2013 American Indian/Alaska Native Alone	1.5%	1.3%	1.0%
2013 Asian Alone	20.6%	20.7%	28.8%
2013 Pacific Islander Alone	0.6%	0.5%	0.5%
2013 Other Race	20.0%	22.9%	19.5%
2013 Two or More Races	5.6%	5.3%	5.1%
2013 Hispanic Origin (Any Race)	41.2%	47.5%	40.1%

Persons of Hispanic origin represent 40.1% of the population in the identified area compared to 17.4% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 86.5 in the identified area, compared to 62.1 for the U.S. as a whole.

Households			
2000 Households	10,790	67,692	189,915
2010 Households	12,908	75,705	204,361
2013 Total Households	13,638	78,642	210,068
2018 Total Households	14,728	84,084	222,159
2000-2010 Annual Rate	1.81%	1.13%	0.74%
2010-2013 Annual Rate	1.71%	1.18%	0.85%
2013-2018 Annual Rate	1.55%	1.35%	1.13%
2013 Average Household Size	2.31	2.87	3.02

The household count in this area has changed from 204,361 in 2010 to 210,068 in the current year, a change of 0.85% annually. The five-year projection of households is 222,159, a change of 1.13% annually from the current year total. Average household size is currently 3.02, compared to 3.03 in the year 2010. The number of families in the current year is 141,841 in the specified area.

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Median Household Income

2013 Median Household Income	\$45,536	\$53,196	\$63,384
2018 Median Household Income	\$54,034	\$63,213	\$77,641
2013-2018 Annual Rate	3.48%	3.51%	4.14%

Average Household Income

2013 Average Household Income	\$71,716	\$79,514	\$87,989
2018 Average Household Income	\$84,053	\$92,322	\$102,226
2013-2018 Annual Rate	3.23%	3.03%	3.04%

Per Capita Income

2013 Per Capita Income	\$29,995	\$27,507	\$28,959
2018 Per Capita Income	\$35,035	\$31,920	\$33,676
2013-2018 Annual Rate	3.16%	3.02%	3.06%

Households by Income

Current median household income is \$63,384 in the area, compared to \$51,314 for all U.S. households. Median household income is projected to be \$77,641 in five years, compared to \$59,580 for all U.S. households

Current average household income is \$87,989 in this area, compared to \$71,842 for all U.S. households. Average household income is projected to be \$102,226 in five years, compared to \$83,667 for all U.S. households

Current per capita income is \$28,959 in the area, compared to the U.S. per capita income of \$27,567. The per capita income is projected to be \$33,676 in five years, compared to \$32,073 for all U.S. households

Housing

2000 Total Housing Units	11,250	69,750	194,343
2000 Owner Occupied Housing Units	2,078	28,047	99,174
2000 Renter Occupied Housing Units	8,712	39,645	90,740
2000 Vacant Housing Units	460	2,058	4,429
2010 Total Housing Units	14,543	80,641	214,530
2010 Owner Occupied Housing Units	2,854	30,577	101,852
2010 Renter Occupied Housing Units	10,054	45,128	102,509
2010 Vacant Housing Units	1,635	4,936	10,169
2013 Total Housing Units	15,014	82,728	219,339
2013 Owner Occupied Housing Units	2,916	30,145	100,497
2013 Renter Occupied Housing Units	10,722	48,498	109,571
2013 Vacant Housing Units	1,376	4,086	9,271
2018 Total Housing Units	15,801	88,133	231,749
2018 Owner Occupied Housing Units	3,282	32,687	107,734
2018 Renter Occupied Housing Units	11,447	51,397	114,425
2018 Vacant Housing Units	1,073	4,049	9,590

Currently, 45.8% of the 219,339 housing units in the area are owner occupied; 50.0% are renter occupied; and 4.2% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 214,530 housing units in the area - 47.5% owner occupied, 47.8% renter occupied, and 4.7% vacant. The annual rate of change in housing units since 2010 is 0.99%. Median home value in the area is \$457,180, compared to a median home value of \$177,257 for the U.S. In five years, median value is projected to change by 5.14% annually to \$587,526.

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