

# FLEMING BUSINESS PARK

1057 Montague Expressway, Milpitas, California

PRIME SILICON VALLEY WAREHOUSE

±128,173 SQUARE FEET FOR SUBLEASE

**MOTIVATED SUBLESSOR**



For more information, please contact:

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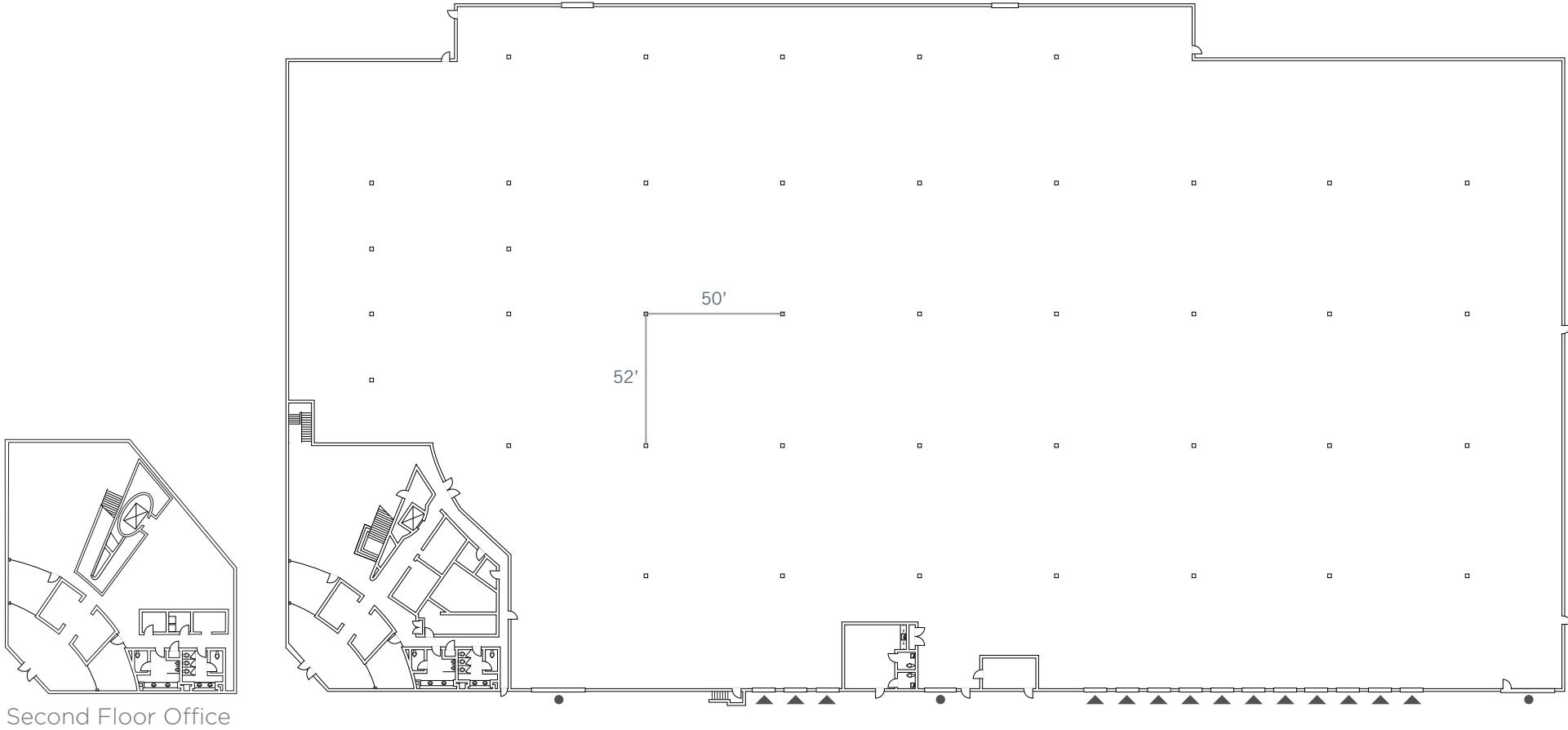


## Highlights

- ±128,173 SF warehouse facility
- ±10,000 SF 2-story upgraded office with elevator
- State-of-the-art open air flexible office space
- 26' - 33'6" minimum clear height (warehouse)
- 14 dock high doors and 3 grade level doors
- Fully sprinklered - 0.6/2,000 (upgradeable to ESFR)
- 50' x 52' typical column spacing
- Abundant employee parking with generous truck staging capabilities
- Warehouse light sensors
- Additional parking available
- Located at the junction of I-680 and Montague Expressway.
- Immediate access to I-680, and close proximity to I-880 and Highway 237.
- Walking distance to VTA Light Rail and BART station.
- Minutes from Great Mall offering shopping, banks, restaurants and entertainment.
- LED: 9/2026
- Call to show



## Floor Plan



- ▲ DOCK HIGH DOOR
- GRADE LEVEL DOOR

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Milpitas, California

## Public Transit and Amenities

