FOR LEASE

OFFICE, MEDICAL & RETAIL SPACES AVAILABLE

UNIVERSITY PLAZA | 1171 HOMESTEAD RD | SANTA CLARA, CA



STROMBOM
PROPERTIES, INC.

COLE STROMBOM
650-302-3805
cole@strombom.com
Lic. #01953946

OFFICE CONTACT
916-299-6698
info@strombom.com

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PROPERTY HIGHLIGHTS

- **RETAIL SPACE & FULL-SERVICE OFFICE LEASES AVAILABLE**
- Office suites from 1,745 SF to 6,460 SF (Up to 8,205 SF contiguous)
- Ground floor retail suite available: ± 2,453 SF
- Market ready spaces available
- See Floor Plans on Pages 3 & 4
- Desirable Santa Clara location
- Steps to Santa Clara University
- Ample parking on site including 2 story garage
- Adjacent to the Santa Clara Farmer's Market
- Left in/left out access to parking on both Homestead Rd & Jackson St
- Iconic 2 story building
- Elevator Served
- On-site eateries and cafes





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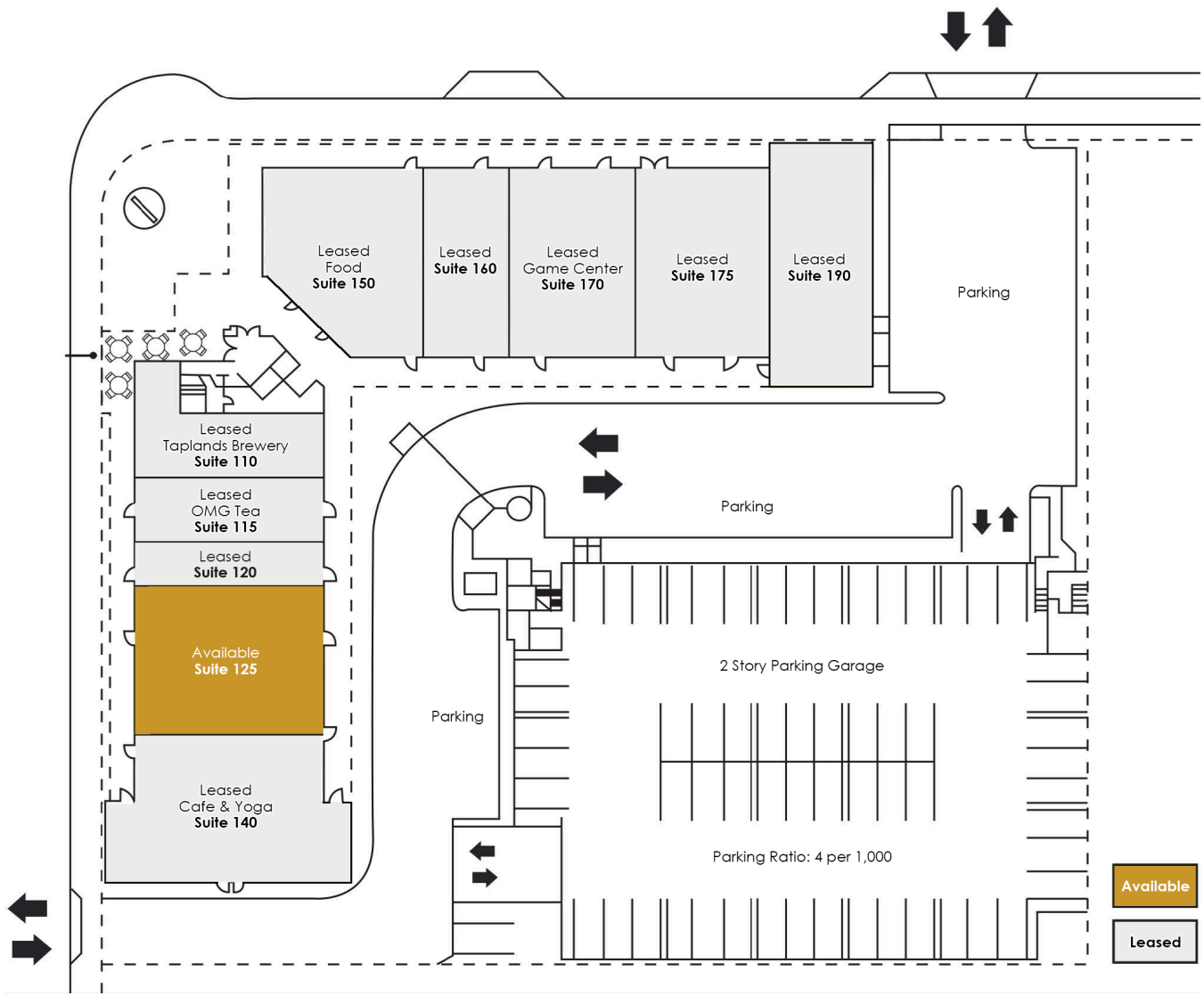
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GROUND FLOOR RETAIL AVAILABILITY

SUITE 125

± 2,453 SF

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SUITE 250 FLOOR PLAN | ± 6,460 SF

SECOND FLOOR OFFICE AVAILABILITIES

SUITE 214

± 2,240 SF

SUITE 250

± 6,460 SF

SUITE 280

± 1,745 SF

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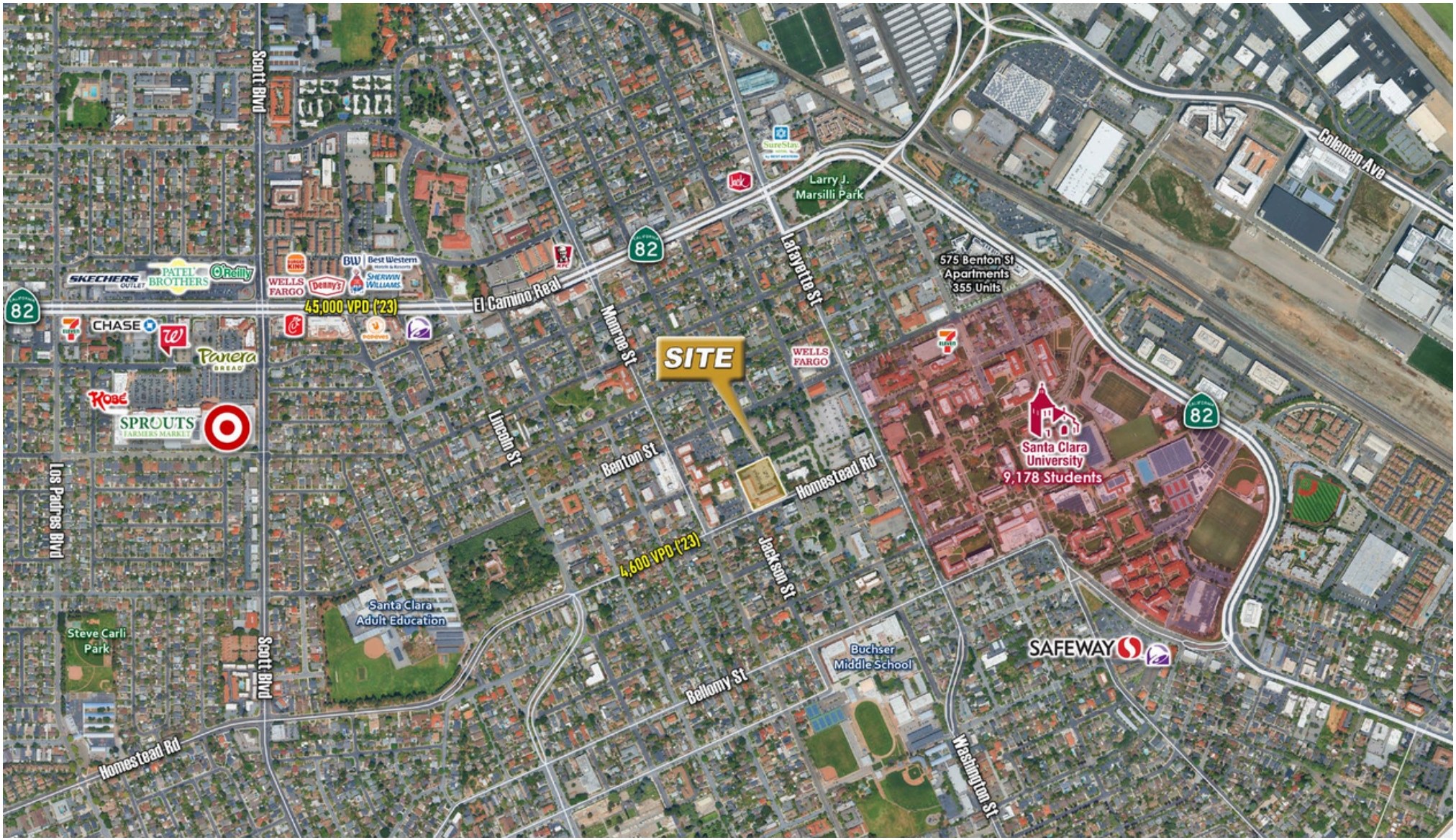
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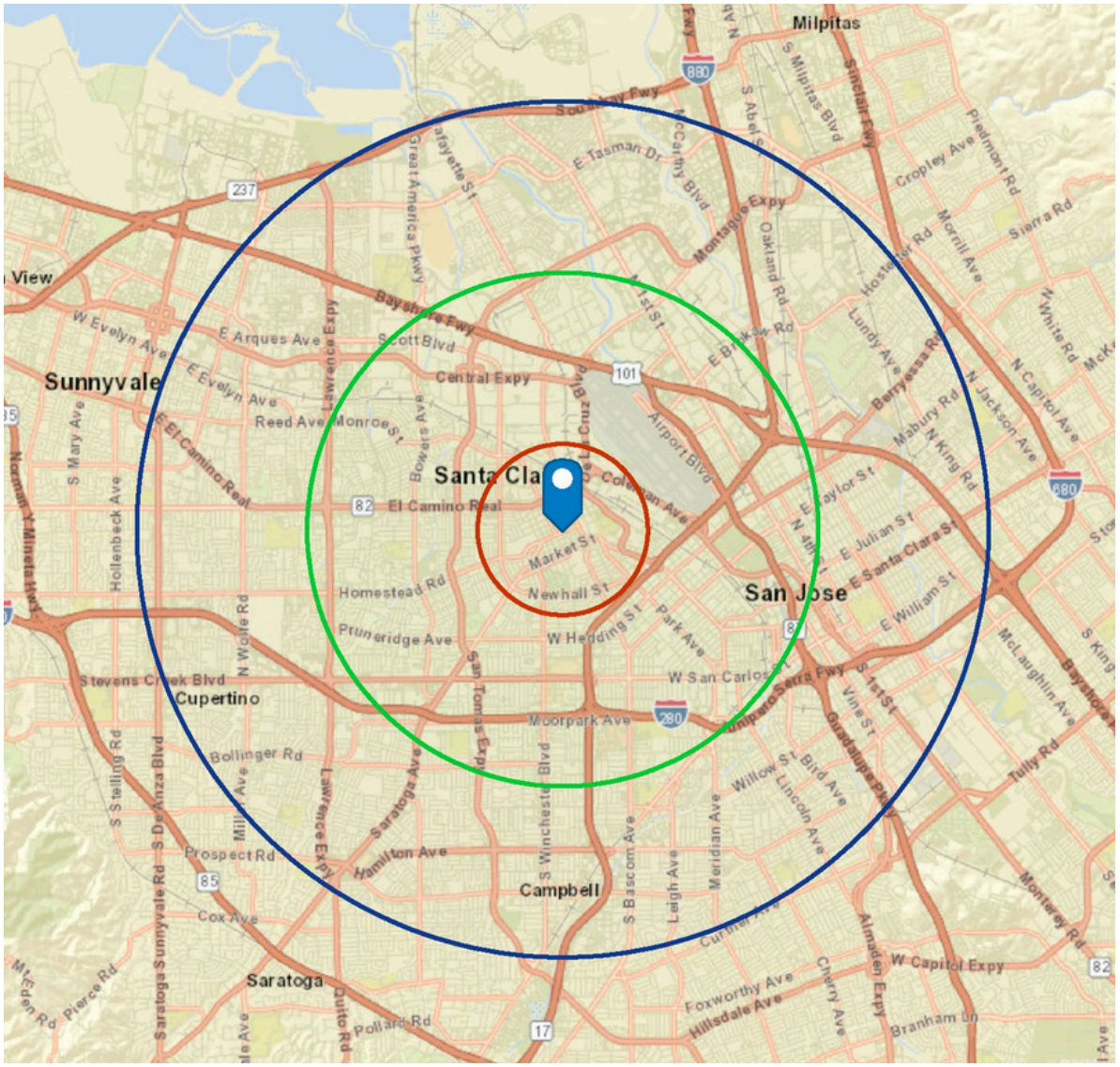
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POPULATION	1 MILE	3 MILE	5 MILE
Total Population 2025	28,622	208,282	646,942
Total Population 2030	28,952	210,414	659,798
Growth 2025 - 2030	0.23%	0.20%	0.39%
Median Age	32.4	36.9	36.7

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2025 Total 2030	10,753	89,050	261,107
Total	11,047	91,711	271,960

MED HH INCOME	1 MILE	3 MILE	5 MILE
2025 HH Income	$129,973	$154,632	$158,335
2030 HH Income	$149,710	$171,656	$176,953

AVG HH INCOME	1 MILE	3 MILE	5 MILE
2025 HH Income	$185,255	$204,157	$212,461

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