


the econic company®

N. JACKSON AVE: 30,485 ADT

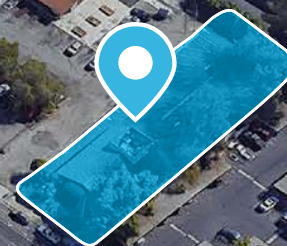


REGIONAL MEDICAL CENTER
2,000+ EMPLOYEES

MCKEE RD: 40,000 ADT



JOSE FIGUERES AVE: 4,375 ADT



AVAILABLE FOR LEASE

2102 McKee Road
San Jose, CA 95116

±2,000 SF

DRIVE-THRU OPPORTUNITY

PROPERTY

HIGHLIGHTS



Restaurant Ready Space Available



Up to ±2,000 SF Drive-Thru Opportunity



Signalized Intersection



Adjacent to Regional Medical Center with over 2,000 Employees



Underserved Trade Area



Fronting High Traffic East / West Arterial

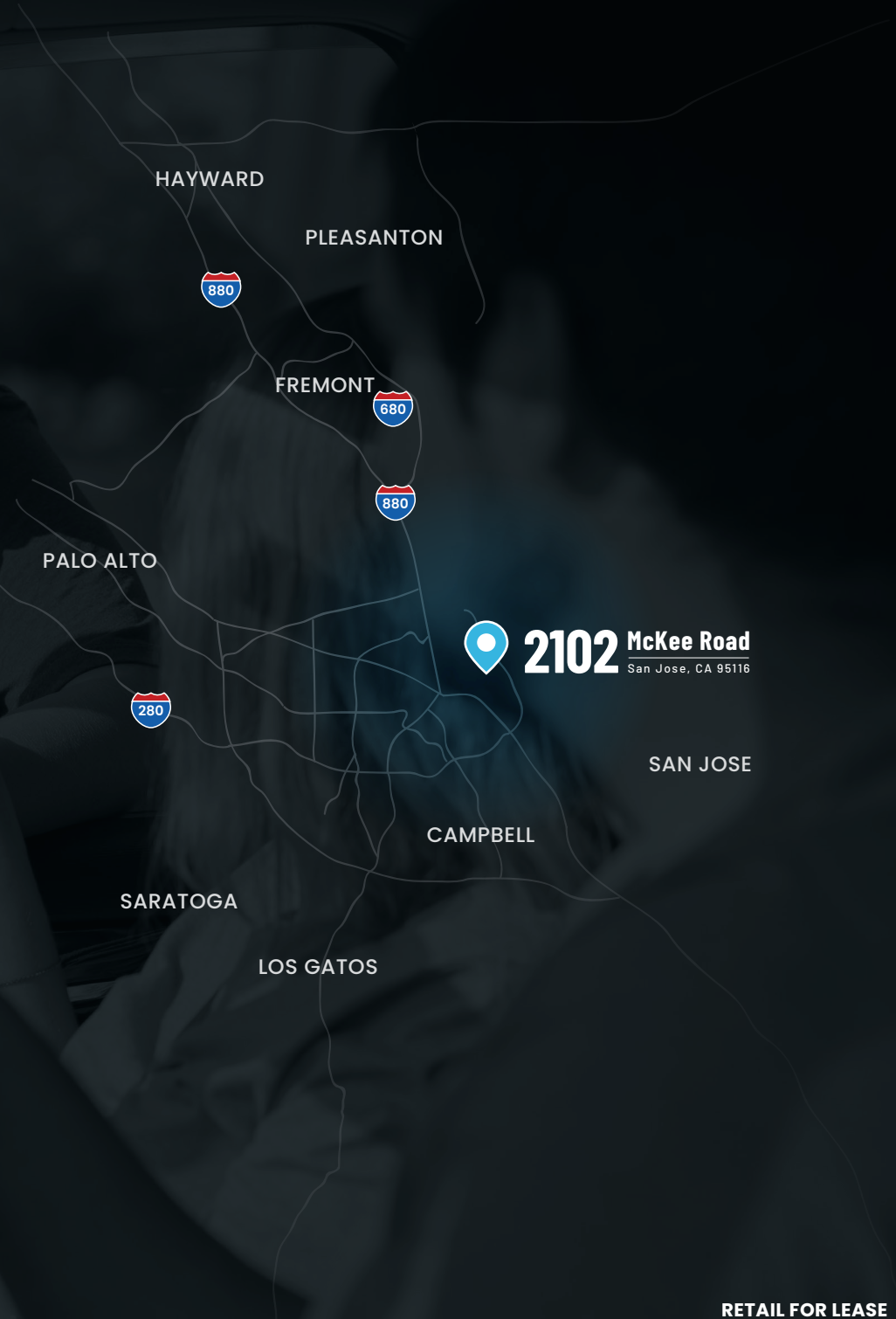
DEMOGRAPHICS

	1 MILE	2 MILES	3 MILES
Population	41,062	290,253	553,514
Avg. Household Income	\$132,263	\$164,991	\$178,347
Daytime Population	34,931	255,974	580,578

TRAFFIC COUNTS

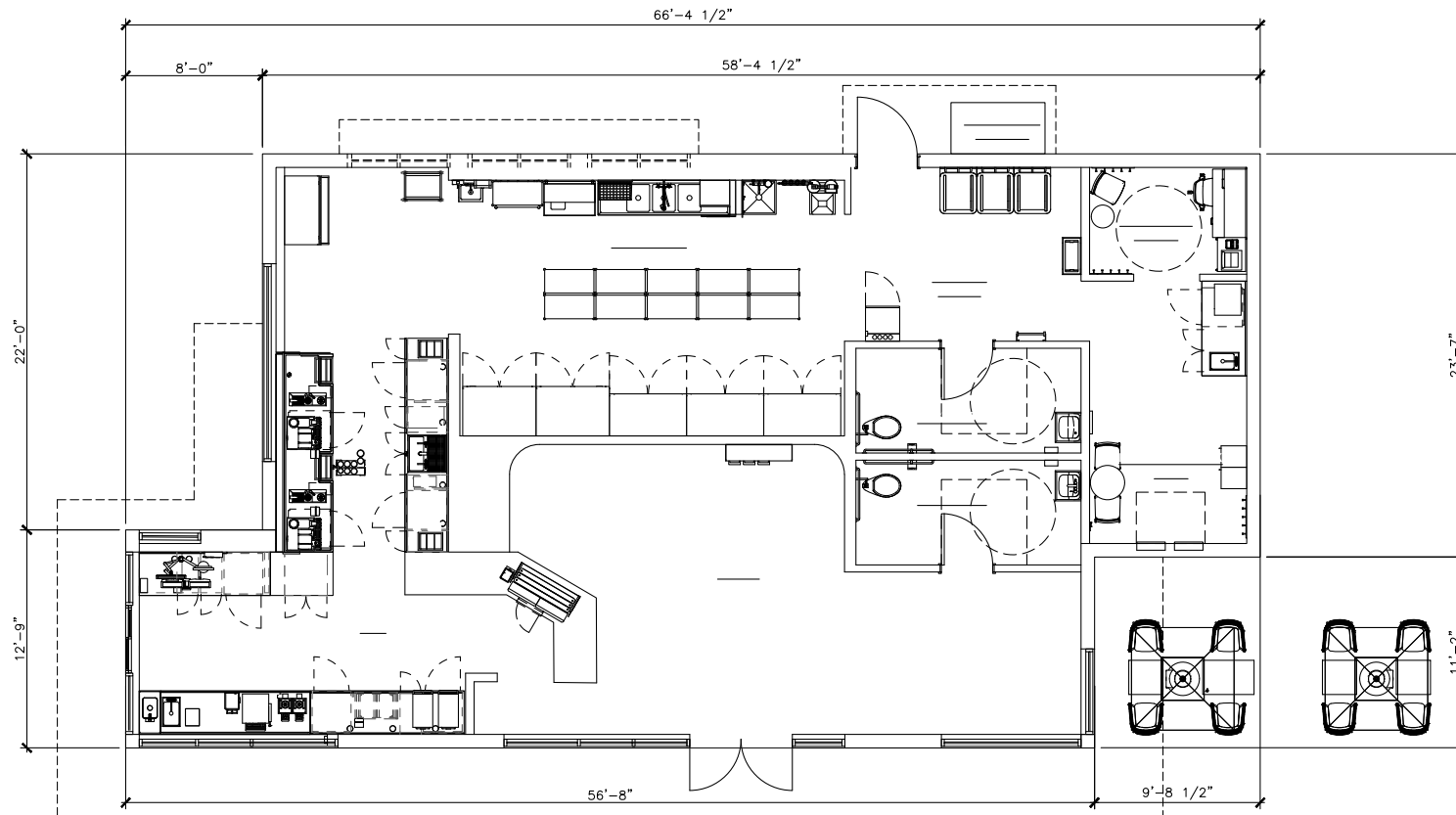
Source: 2025 Esri.

McKee Rd	±40,000 ADT
N Jackson Ave	±30,485 ADT
Fairmont Dr	±20,594 ADT

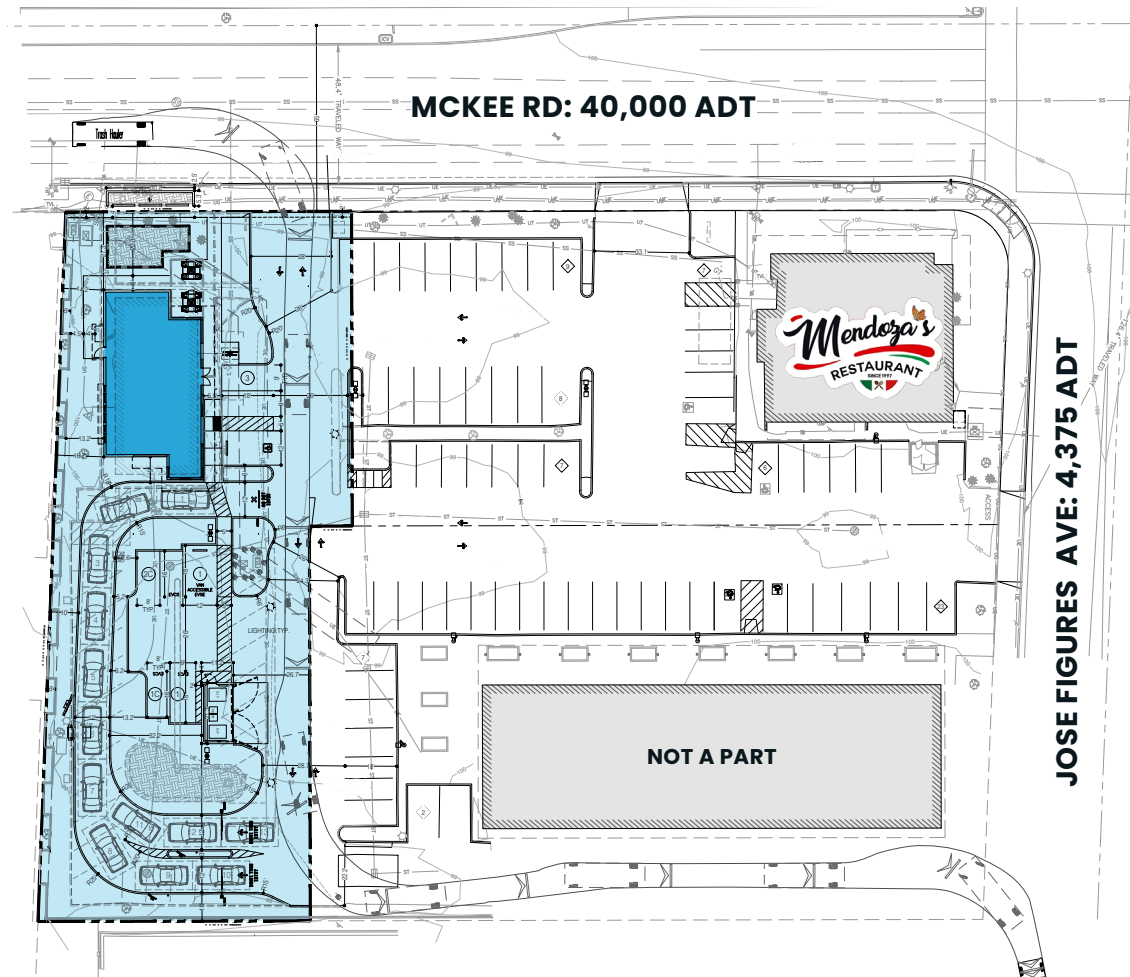


2102 McKee Road
San Jose, CA 95116

FLOOR PLAN



SITE PLAN





PACIFIC RIM PLAZA

99 RANCH MARKET BUDWEISER POKÉ HOUSE

BERRYESSA HILLS

dd's DISCOUNTS SUPERCUTS DOLLAR TREE

Mountain Mike's HAR-Block Auto Zone McDonald's

SAFeway CVS

CAPITOL SQUARE MALL

SPROUTS FARMERS MARKET ROSS DRESS FOR LESS CARDENAS

GROCERY OUTLET Bargain Market DOLLAR TREE TARGET

PANDA EXPRESS WELLS FARGO CHASE

COSTCO WHOLESALE

ARCO ampm Starbucks

TACO BELL LEES SANDWICHES

HomeGoods SPROUTS FARMERS MARKET

BERRYESSA CENTER

iCare Pharmacy Chevron PAPA JOHN'S

LOWE'S

2102 McKee Road
San Jose, CA 95116

Chavez Supermarket McDonald's

ROUND TABLE PIZZA ROYALTY BR BOUTIQUE

NORTH PARK PLAZA

MART PANDA EXPRESS FedEx

Starbucks PIZZA HUT McDonald's BAJA FRESH MEXICAN GRILL

THE HOME DEPOT

MARKET PARK MALL

SAFeway CHASE PIZZA HUT

DUNKIN' CVS Carbon Health

MT PLEASANT SHOPPING CENTER

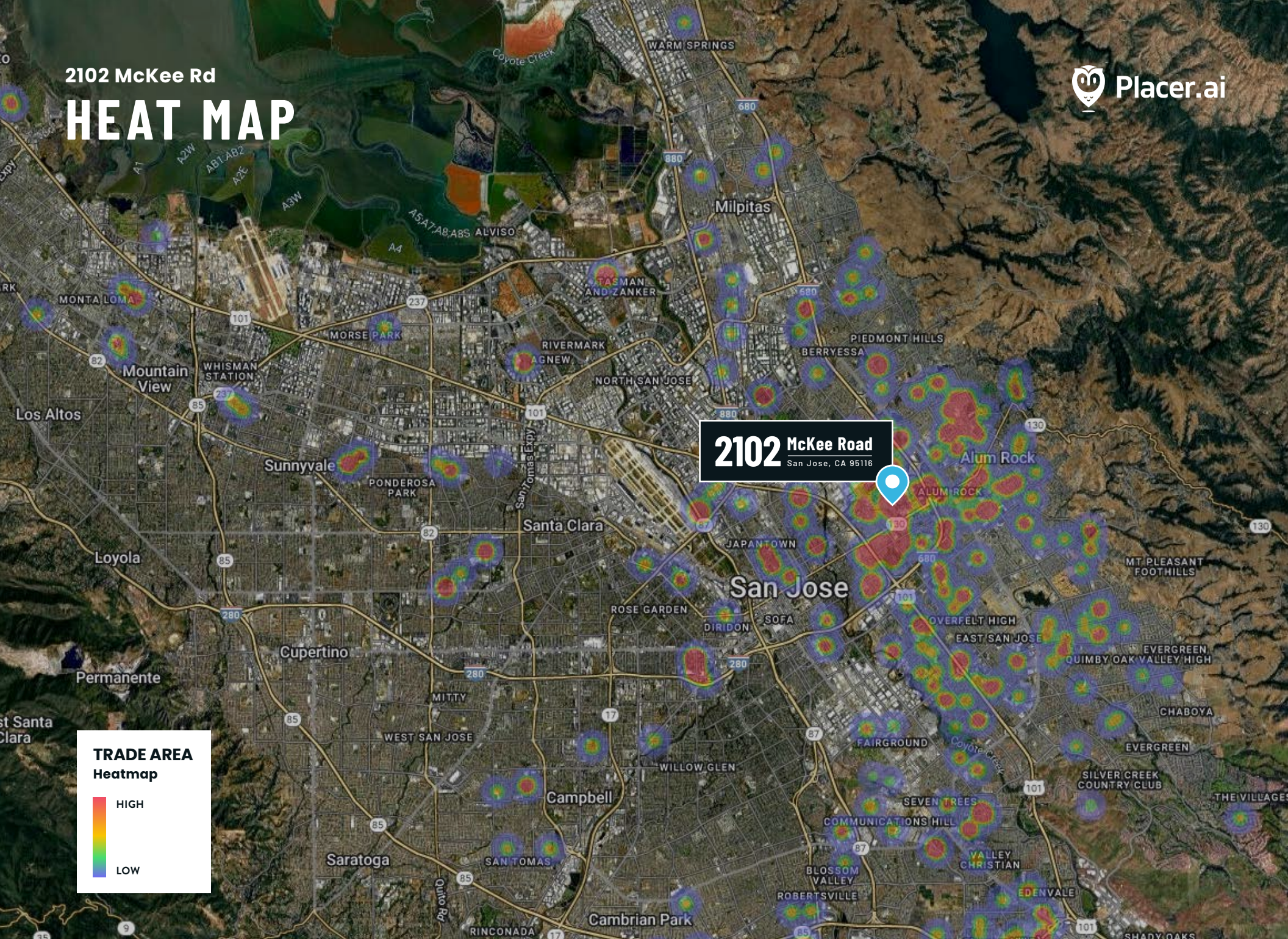
food maxx CVS BURGER KING Pizza Hut BR BOUTIQUE

Trade Area
AERIAL

San Jose

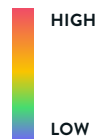
2102 McKee Rd

HEAT MAP



2102 McKee Road
San Jose, CA 95116

TRADE AREA Heatmap



2102 McKee Road

San Jose, CA 95116

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