## THE CAPRI MOTEL

2465 EL CAMINO REAL
SANTA CLARA

## RARE 40 UNIT MOTEL FOR SALE ON A ±0.66 AC LOT

REDEVELOPMENT OPPORTUNITY - ±0.66 AC LOT, MIXED USE GENERAL PLAN CORNER OF EL CAMINO REAL & SAN TOMAS EXPY



## PROPERTY OVERVIEW



PRICE: \$6,750,000

PROPERTY TYPE: Motel

GENERAL PLAN: Community Mixed Use (El Camino Real Specific Plan)

NUMBER OF UNITS: 40 (39 + 1 Managers Unit)

APN: 216-01-041

**LOT SIZE:** ±29,000 SF (±0.66 AC)

## THE CAPRI MOTEL RARE 40 UNIT MOTEL ON EL CAMINO REAL

- 100% Fee Simple Interest in a 40 Unit Motel Located at 2465 El Camino Real, Santa Clara.
- 40 Units (34 1 Bedroom Units, 5 Two Bedroom Units, 1 Managers Unit Which is a 2BD/1BTH with Kitchen)
- Rare Owner User Opportunity The Property will be Delivered Vacant at the Close of Escrow.
- Located One Parcel Away from the Corner of El Camino Real and San Tomas Expressway.
- Large  $\pm 29,000$  Square Foot Lot with Redevelopment Potential, in the Community Mixed Use General Plan Designation.
- The Community Mixed Use General Plan Designation is a combination of the Community
  Commercial and Medium Density Residential designations and is intended to encourage a mix of
  residential and commercial uses along major streets.
- High Barrier to Entry Market with Household Income in Excess of \$168,000 in a 1-Mile Radius from the Property.











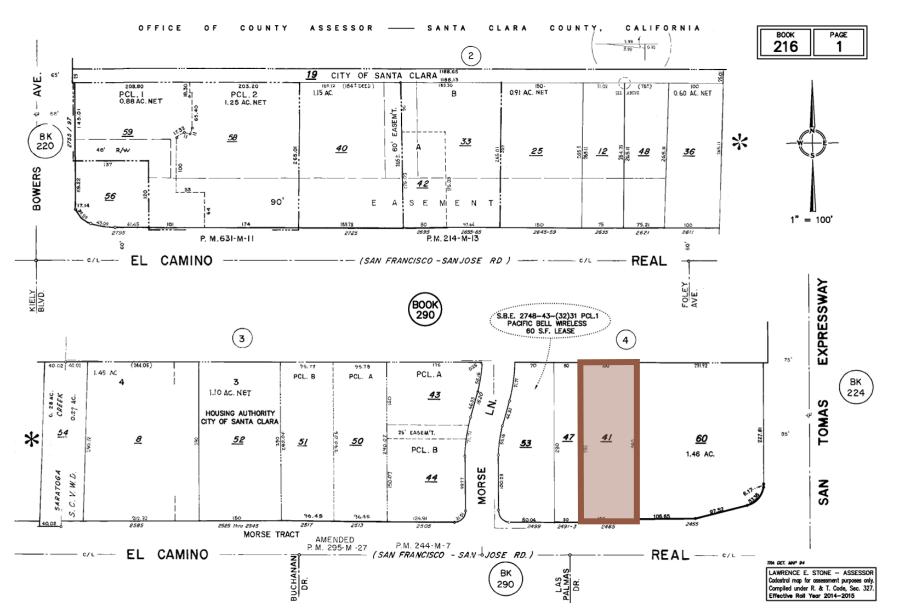












This map/plat is being furnished as an aid in locating the herein described Land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.



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