

MONTAGUIF @ SEELY



New Development in San Jose!



**HANOVER
COMPANY**

**± 42,000 SF
Grocery Opportunity**

**± 13,197 SF
Restaurant / Retail**

Montague @ Seely

is a mixed-use residential village located on 22 acres in North San Jose.

The project is comprised of 1,319 residential units featuring a **42,000 SF grocery box** in addition to nearly **14,000 SF of retail, service, and restaurant space.**



HIGHLIGHTS

22.8 Acres Mixed-Use Project
1,319 Luxury Apartment Homes & Townhomes

TRAFFIC COUNTS

Montague Expy. - 47,261 ADT

TOTAL RETAIL SPACE

- 55,534 RSF Retail Space
- Retail Delivery 2026
- 4.6/1,000 Parking – 215 Stalls

GROCERY BOX

- ±42,337 RSF Grocery Space
- Dual WB-67 Docks

RETAIL, SERVICE & RESTAURANT SPACE

- ±13,197 RSF





Projected Population (2027)

1 MILE	3 MILES	5 MILES
13,897	153,260	459,115



Projected AHU (2027)

1 MILE	3 MILES	5 MILES
\$213,027	\$213,042	\$201,902



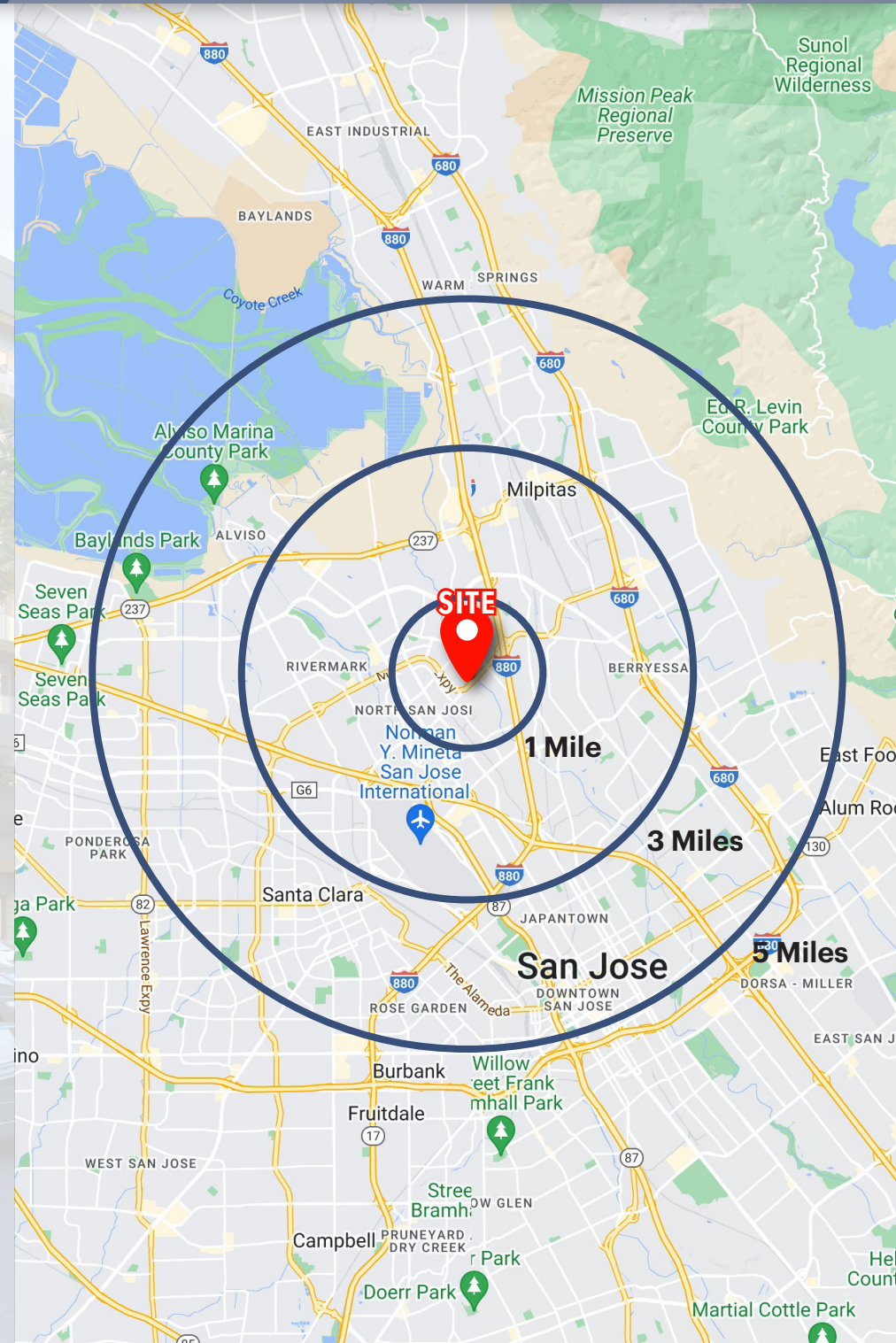
Total Employees

1 MILE	3 MILES	5 MILES
42,073	220,738	440,320



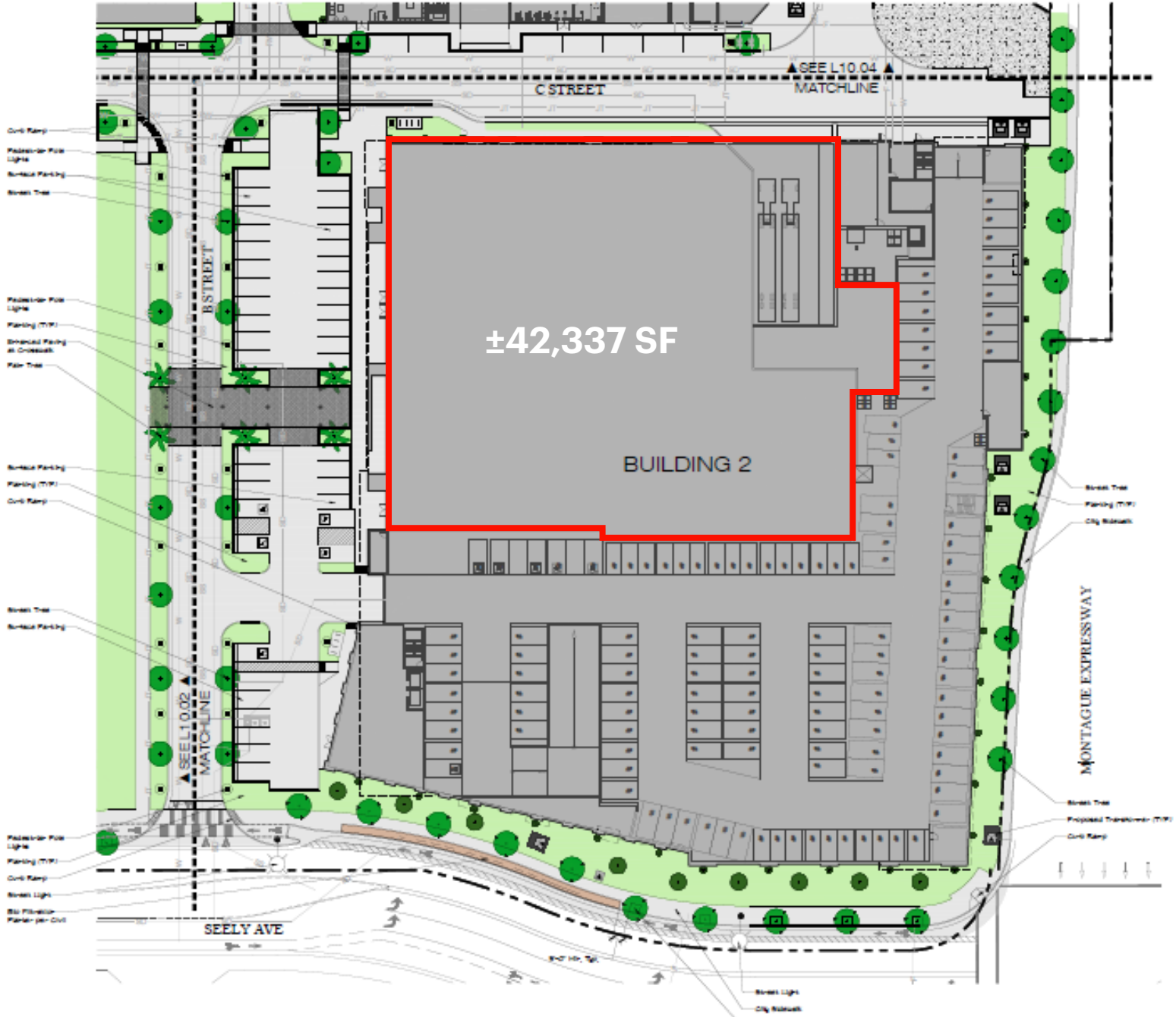
Total Retail Expenditures

1 MILE	3 MILES	5 MILES
\$273.54 M	\$2.55 B	\$7.04 B

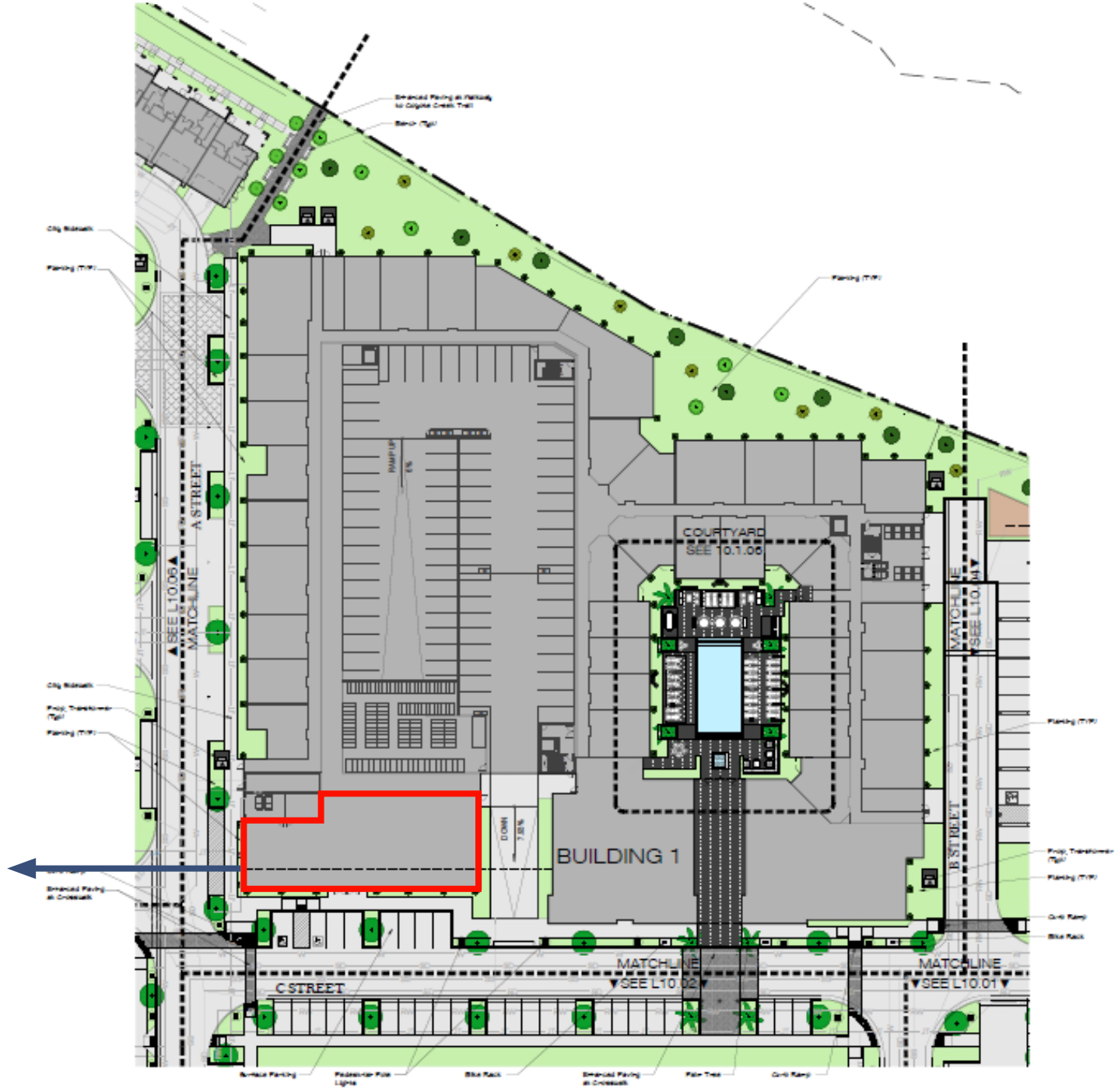


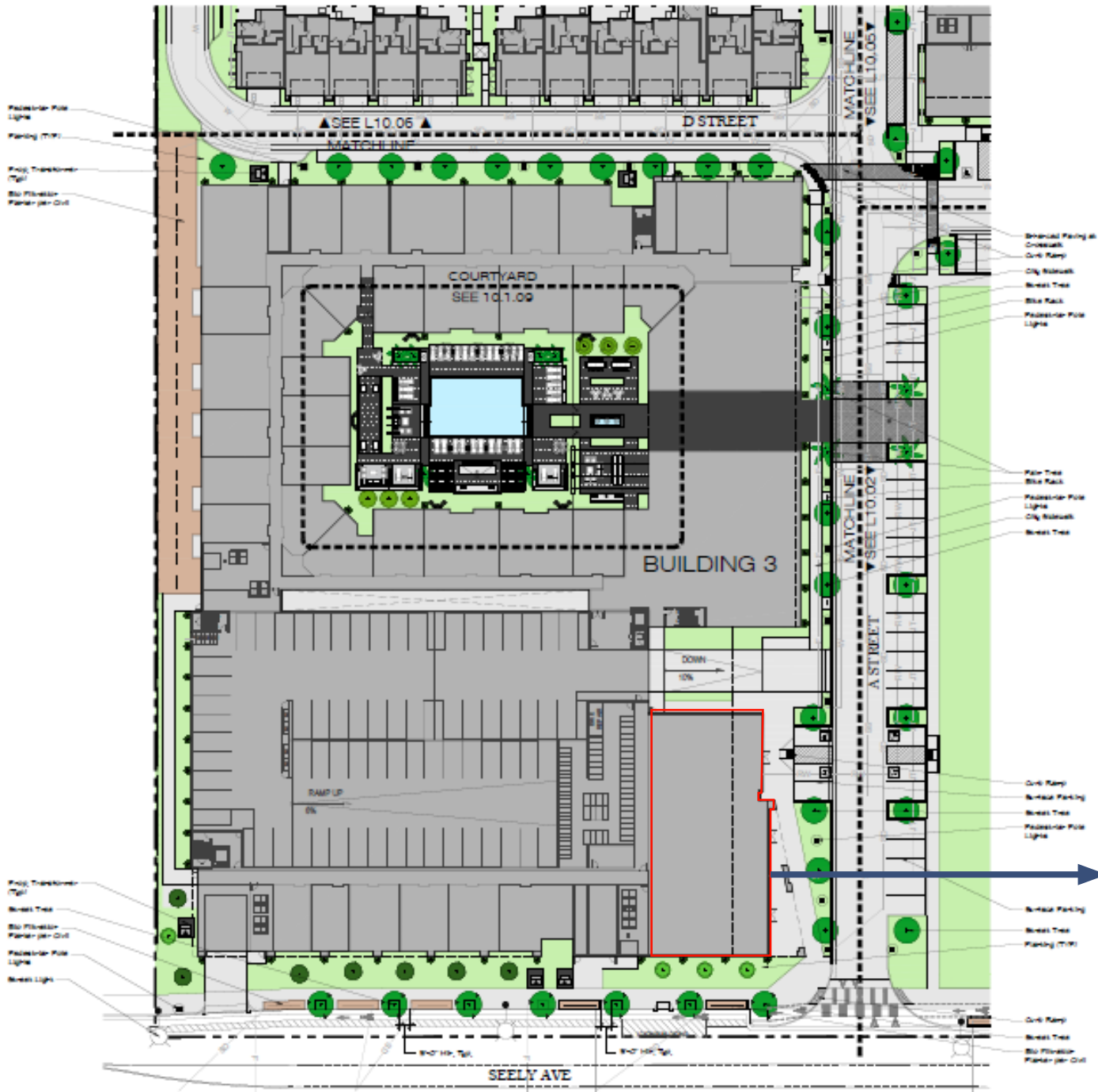






±6,184 SF
(Demisable)





**±7,013 SF
(Demisable)**

MONTAGUIF @ SEELY



HANOVER
COMPANY

Chris Homs
(650) 548-2687
Chris@lockehouse.com
License #01901922

Brendan Walsh
(925) 627-4272
Brendan@lockehouse.com
License #02140273