

1188 EAST ARQUES AVENUE SUNNYVALE, CA

±71,070 SQUARE FEET



PROPERTY HIGHLIGHTS

1188



Class A Three-Story ±71,070 Office Building For Lease



High End, Move in Ready, Plug & Play Interiors with 464 Workstations



Building & Monument Signage



Dock High Loading



Expansive Outdoor Amenity Space



±3.6/1,000 Parking: Surface & Secured Below Grade



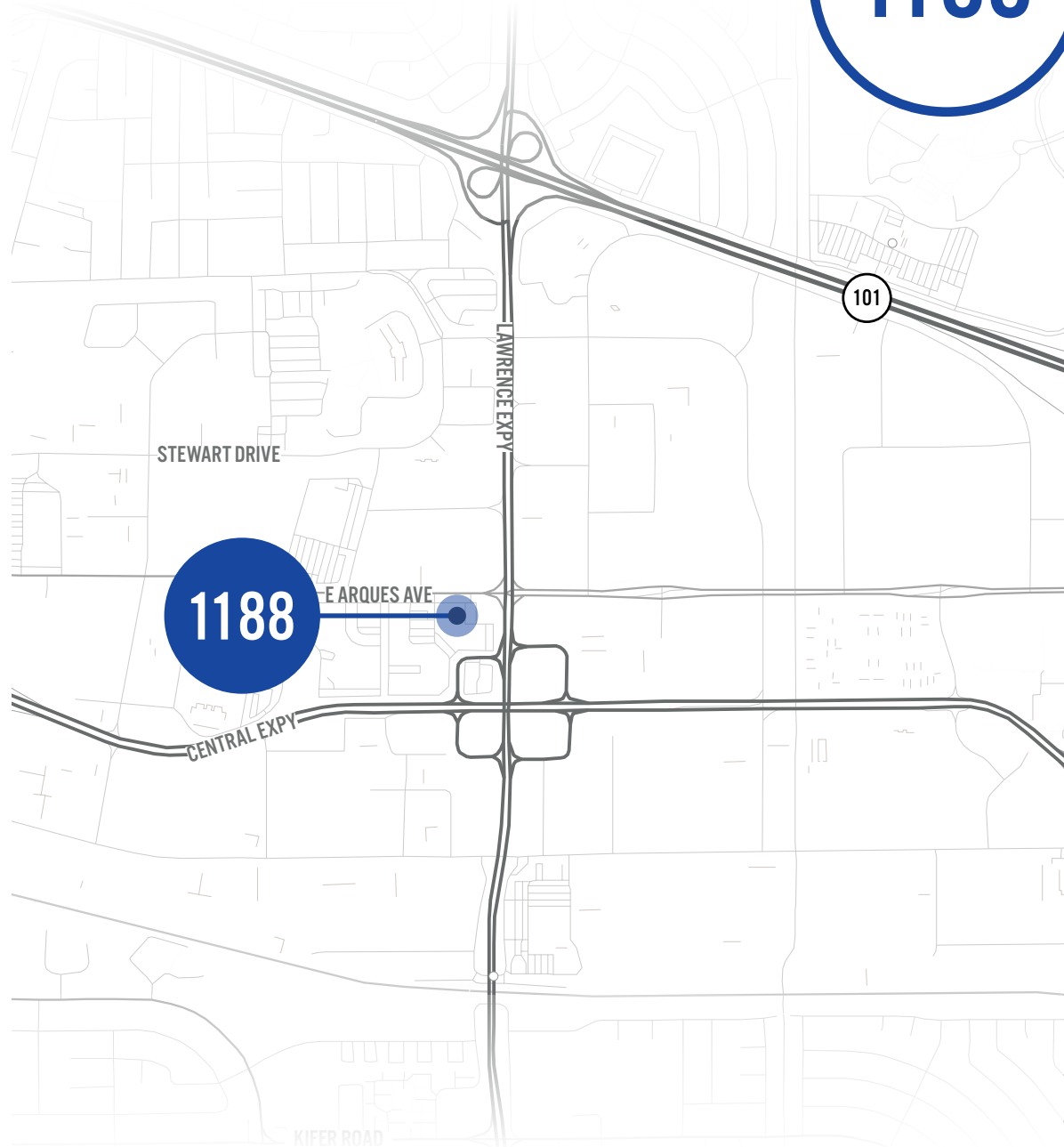
2,000 Amps at 277/480 Volts



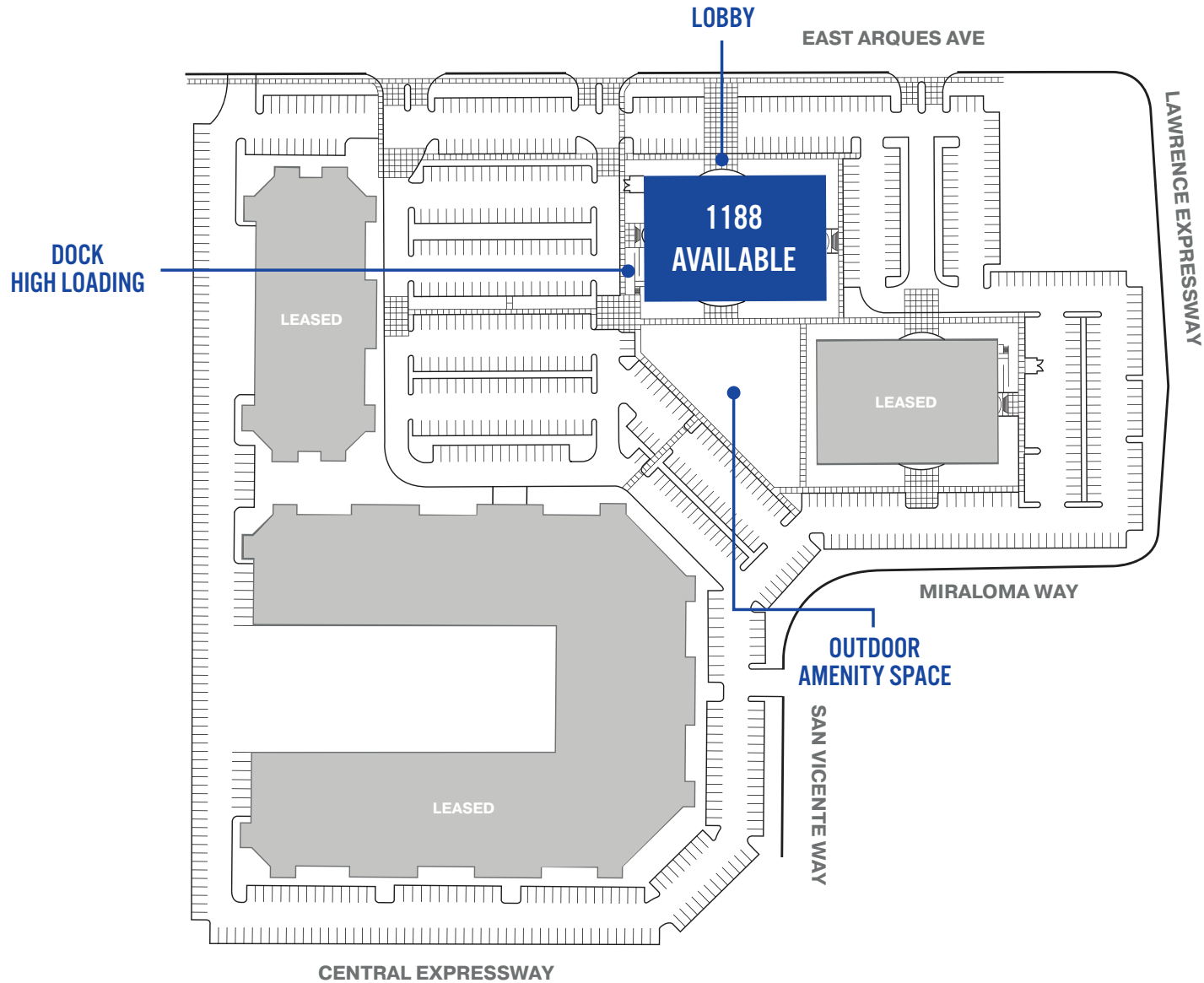
EV Charging Stations

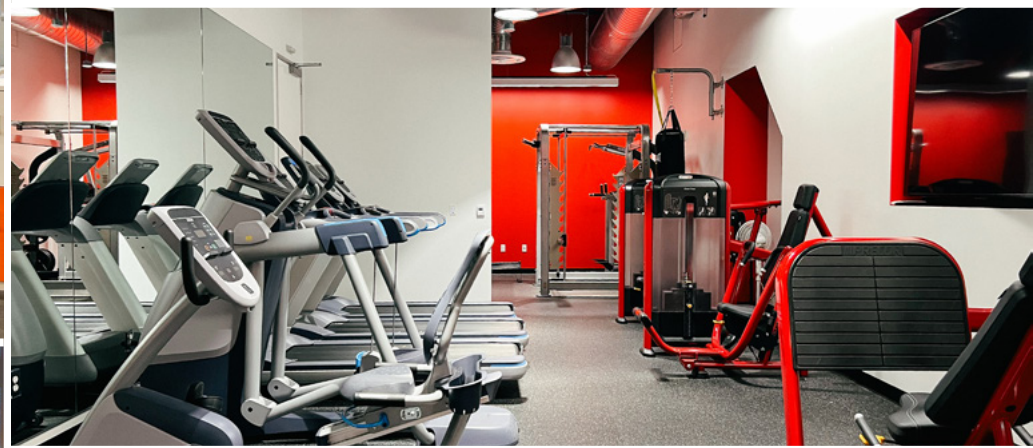


5 Minute Bike Ride to Lawrence Caltrain Station



SITE PLAN





FLOOR PLAN

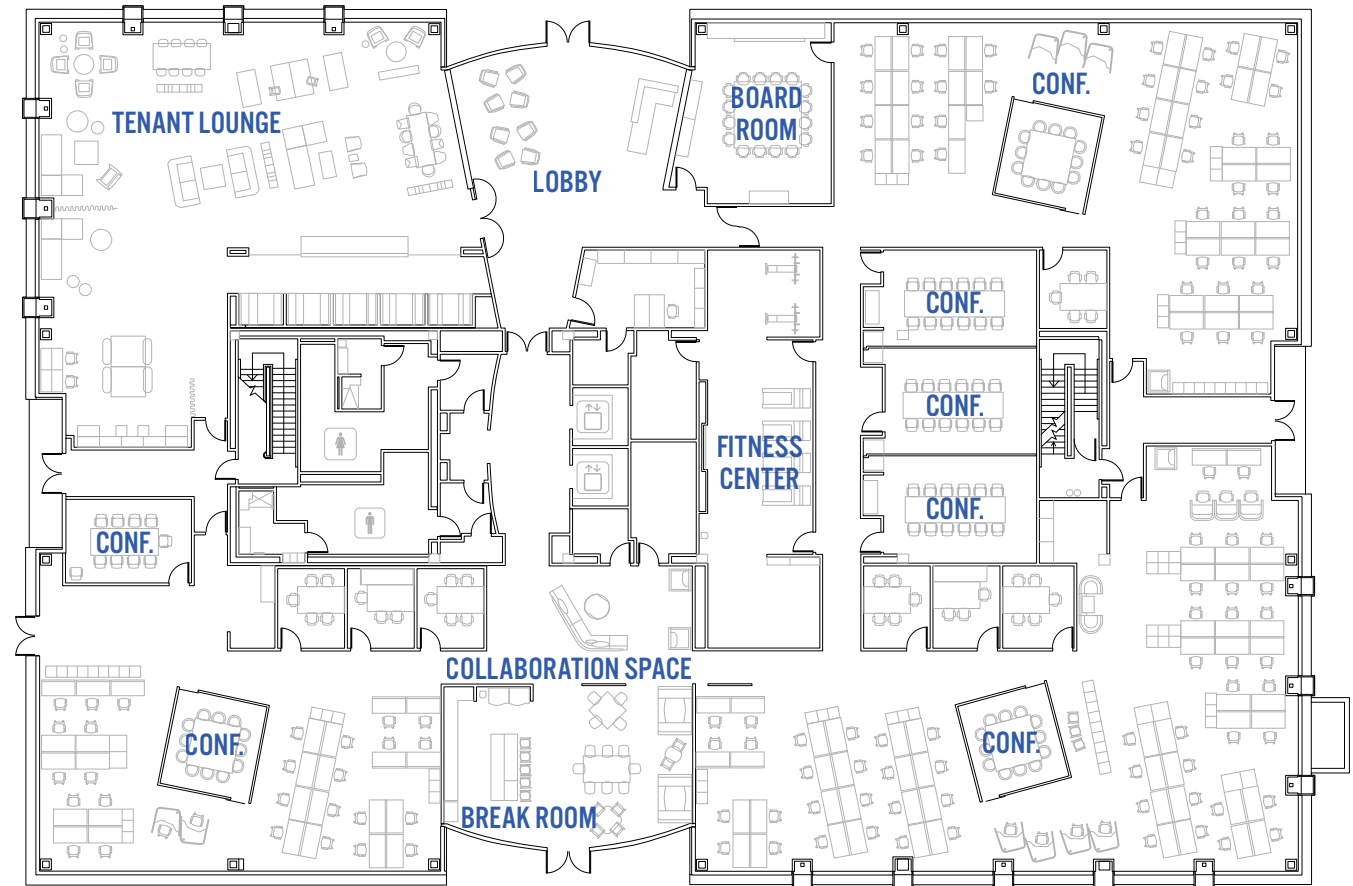
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FIRST FLOOR:

- 123 Workstations
- 14 Conference Rooms
- 1 Board Room
- Tenant Lounge
- Break Room
- Collaboration Spaces
- Fitness Center

464 Total Workstations

E ARQUES AVENUE



*Furniture Plan Subject to Verification

FLOOR PLAN

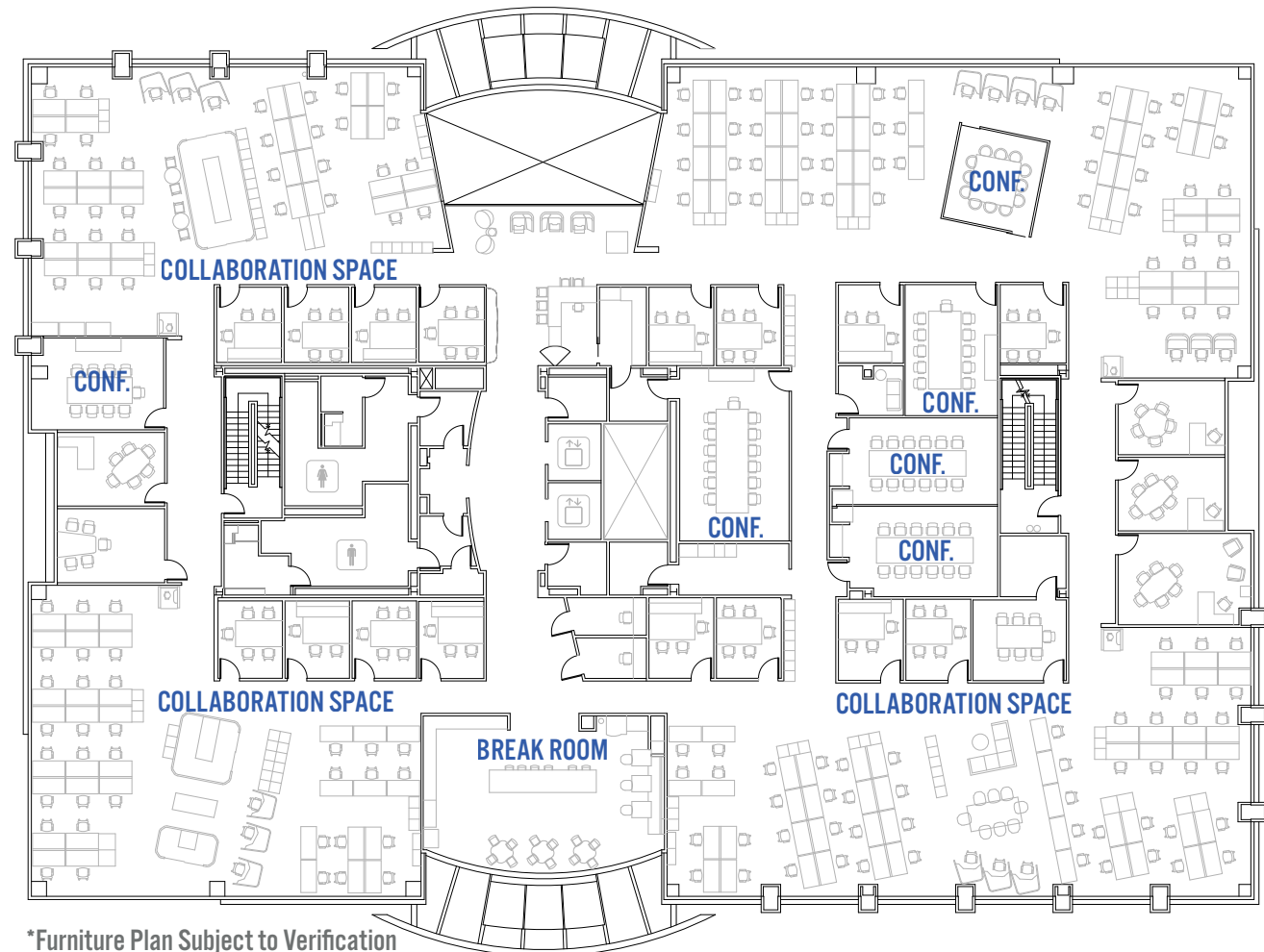
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SECOND FLOOR:

- 169 Workstations
- 4 Offices
- 22 Conference Rooms
- 2 Phone Rooms
- Break Room
- Collaboration Spaces

464 Total Workstations

E ARQUES AVENUE



*Furniture Plan Subject to Verification

FLOOR PLAN

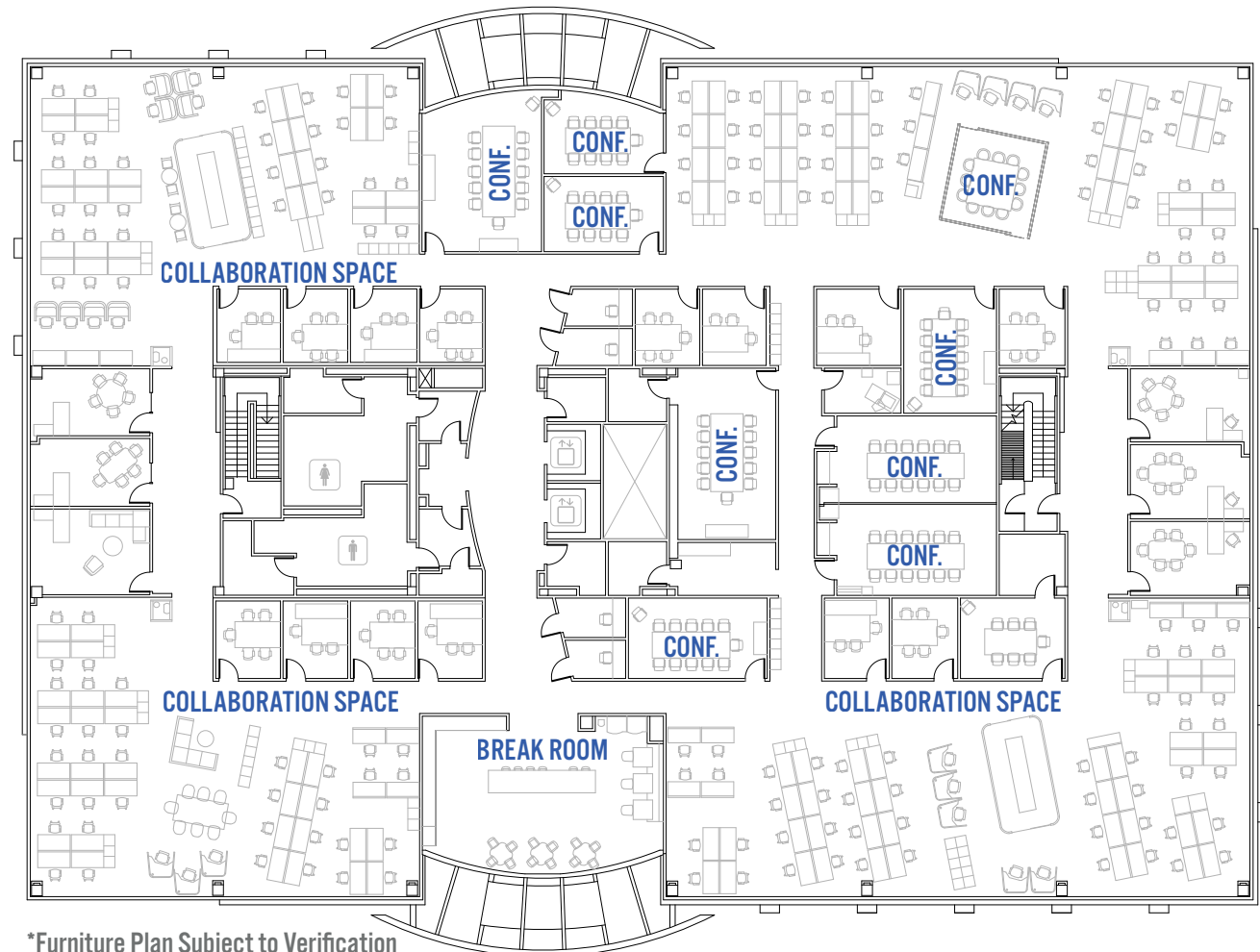
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THIRD FLOOR:

- 172 Workstations
- 6 Offices
- 24 Conference Rooms
- 4 Phone Rooms
- Break Room
- Collaboration Spaces

464 Total Workstations

E ARQUES AVENUE



*Furniture Plan Subject to Verification

NEIGHBORHOOD MAP

1188



Trimble

STEWART DRIVE

Mitel

NTT

BOSCH

E. ARQUES AVENUE

CITY SPORTS CLUB

1188

APPLIED MATERIALS

APPLIED MATERIALS

CENTRAL EXPRESSWAY

FORTINET

FORTINET

FORTINET

LAWRENCE EXPRESSWAY

KIFER ROAD

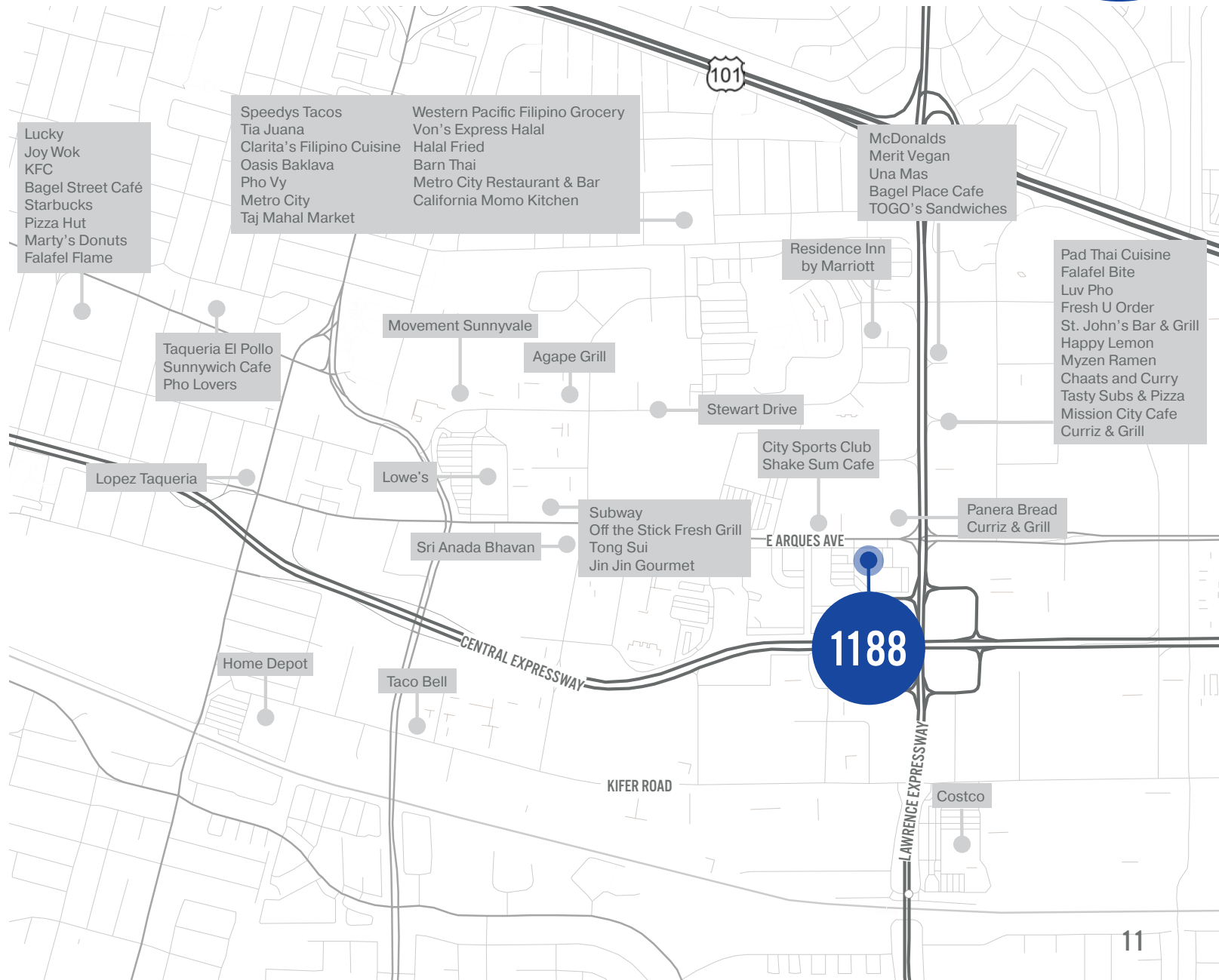
INTUITIVE SURGICAL

INTUITIVE SURGICAL

INTUITIVE SURGICAL

NEARBY AMENITIES

1188



TRANSPORTATION MAP

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4 MINUTE DRIVE FROM
LAWRENCE STATION

5 MINUTE BIKE RIDE FROM
LAWRENCE STATION

7 MINUTE DRIVE FROM
SUNNYVALE STATION

13 MINUTE BIKE RIDE FROM
SUNNYVALE STATION

 CALTRAIN



EAST ARQUES AVENUE
SUNNYVALE, CA

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