

750 UNIVERSITY AVENUE

LOS GATOS | CALIFORNIA



±3,337 SF AVAILABLE FOR LEASE

1ST FLOOR MARKET READY SUITE | LAB WITH DEDICATED HVAC!



HIGHLIGHTS



PREMIER LOS GATOS BUILDING IN PARK SETTING



NEW CLASS A LOBBY - COMPLETE



ELEVATOR SERVED



3.7/1,000 PARKING WITH EXTRA STREET PARKING



14 NEW EV CHARGING STATIONS INSTALLED



MONUMENT SIGNAGE ON UNIVERSITY AVENUE



OUTDOOR SEATING & PICNIC AREAS



COMMON RESTROOMS WITH SHOWERS



GREAT WINDOW LINE & FOREST VIEWS



SHORT WALK TO VASONA & OAK MEADOW PARKS



NEW BIKE LOCKERS & ELECTRIC CHARGERS



PLEASE CALL TO TOUR



RENOVATED LOBBY



EV CHARGING STATIONS



AVAILABILITY

SUITE 100: ±3,337 SF



LOCATION MAP

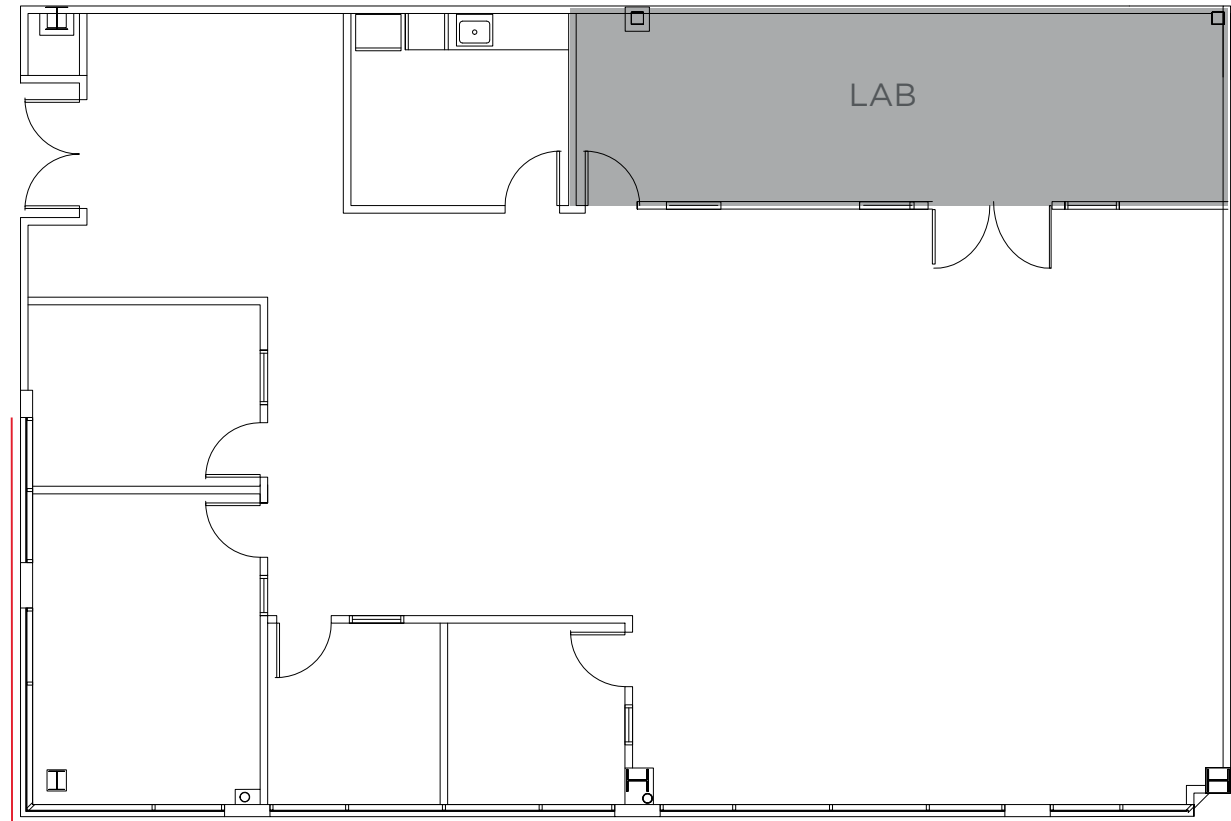




FLOOR PLAN

FIRST FLOOR - AS BUILT SUITE 100: ±3,337 SF

- Ground Floor Corner Suite
- 3 Offices w/ Sidelights
- 1 Corner Conference Room
- Tiled Lab w/ Dedicated HVAC
- 2.5 Tons & (10) 20-Amp Circuits
- Excellent Glass Line
- Open Area: 8-10 Workstations
- Kitchen
- High Ceilings



— GLASSLINE

■ VCT

NEARBY AMENITIES



RESTAURANTS

- 1 Blue Line Pizza
- 2 Steamer's Grillhouse
- 3 The Lexington House
- 4 Gardino's Ristorante Italiano
- 5 We Olive & Wine Bar
- 6 The Palms
- 7 Loma Brewing Company
- 8 Forbes Mill Steakhouse
- 9 Dolce Spazio Gelato
- 10 Oak & Rye
- 11 Pedro's
- 12 Chin-Chin Wine Bar & Restaurant
- 13 Nothing Bundt Cakes
- 14 Enoteca La Storia
- 15 Starbucks
- 16 Sweet Pea's Café & Catering
- 17 Campo di Bocce
- 18 The Bywater
- 19 Los Gatos Meats & Smoke House
- 20 Subway
- 21 Taco Bell
- 22 Togo's Sandwiches
- 23 Peet's Coffee
- 24 Starbucks
- 25 Chipotle Mexican Grill
- 26 Firenza Pizza
- 27 Philz Coffee
- 28 Viva Primavera
- 29 Happy Hound
- 30 Jack in the Box
- 31 Classic Burgers of Los Gatos
- 32 Lou's Restaurant

RETAIL

- 1 Apple Los Gatos
- 2 GAP
- 3 U.S. Bank
- 4 Wells Fargo Bank
- 5 Bank of America
- 6 Chase Bank
- 7 Walgreens
- 8 Petco

- 9 Safeway
- 10 The UPS Store
- 11 Wells Fargo Bank
- 12 7-Eleven
- 13 Wells Fargo Bank
- 14 CVS
- 15 Bank of America
- 16 Pier 1
- 17 Whole Foods Market
- 18 Rite Aid
- 19 Citibank
- 20 Nob Hill Foods
- 21 Chase Bank
- 22 FedEx
- 23 Hertz
- 24 O'Reilly Auto Parts

- 25 The UPS Store
- 26 Trader Joe's
- 27 AAA Los Gatos

COMMUNITY

- 1 Old Town Center
- 2 Los Gatos Community Foundation
- 3 Los Gatos DMV
- 4 Los Gatos Police Department

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