

CENTRAL-STATION

New Class A Office 124,870 Square Feet



285 Sobrante Way, Sunnyvale, California | www.centralstationsv.com

WELL DESIGNED

CENTRAL STATION
www.centralstationsv.com

- Four-story, 124,870 square foot Class A Office building
- High visibility building signage on Central Expressway
- 31,217 square foot floor plates
- Floor to ceiling glass
- Multiple patios and park-like setting
- 3.3/1,000 parking ratio with one level garaged and one level surface
- 4000A 277/480 Electrical Capacity
- LEED Gold

Well Designed. Well Located.
Well Certified.



WELL LOCATED

- Walking distance to Sunnyvale Caltrain Station
- Located directly off of Central Expressway
- Over 25 restaurants in downtown Sunnyvale within walking distance
- Convenient access to Highways 237, 101 and 85
- AT&T and Comcast Fiber

WELL CERTIFIED

- International WELL building institute certified building
- UV light air purification at the lobby
- Annual air quality, water quality, and thermal comfort monitoring
- Water bottle fillers for drinking water access
- MERV 14 Filters ventilation and ample fresh air through a dedicated outdoor air system
- Ample access to daylight
- Low-emissions, non-toxic building materials and finishes
- Touchless fixtures throughout the site



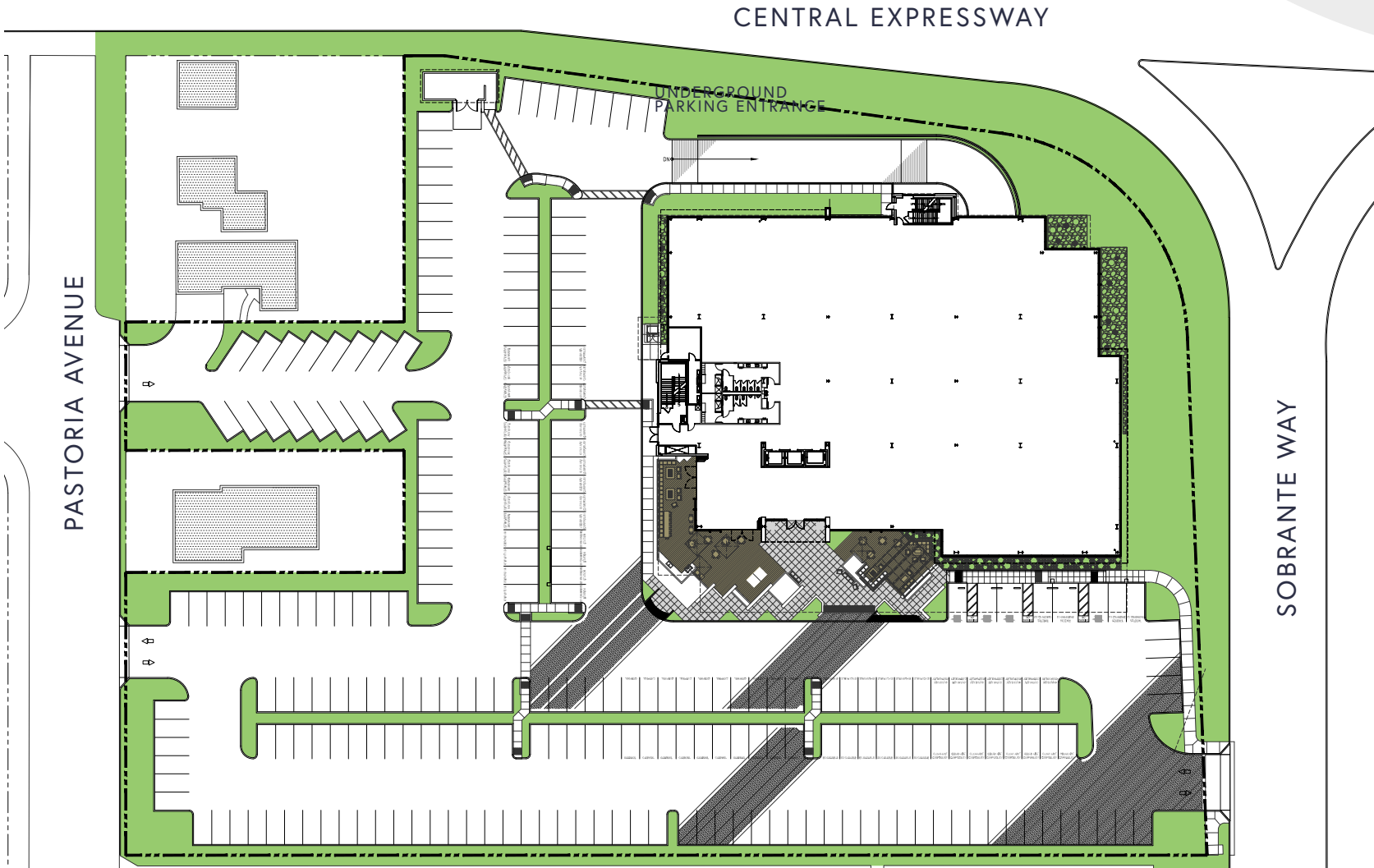
BUILDING PHOTOS



BUILDING PHOTOS

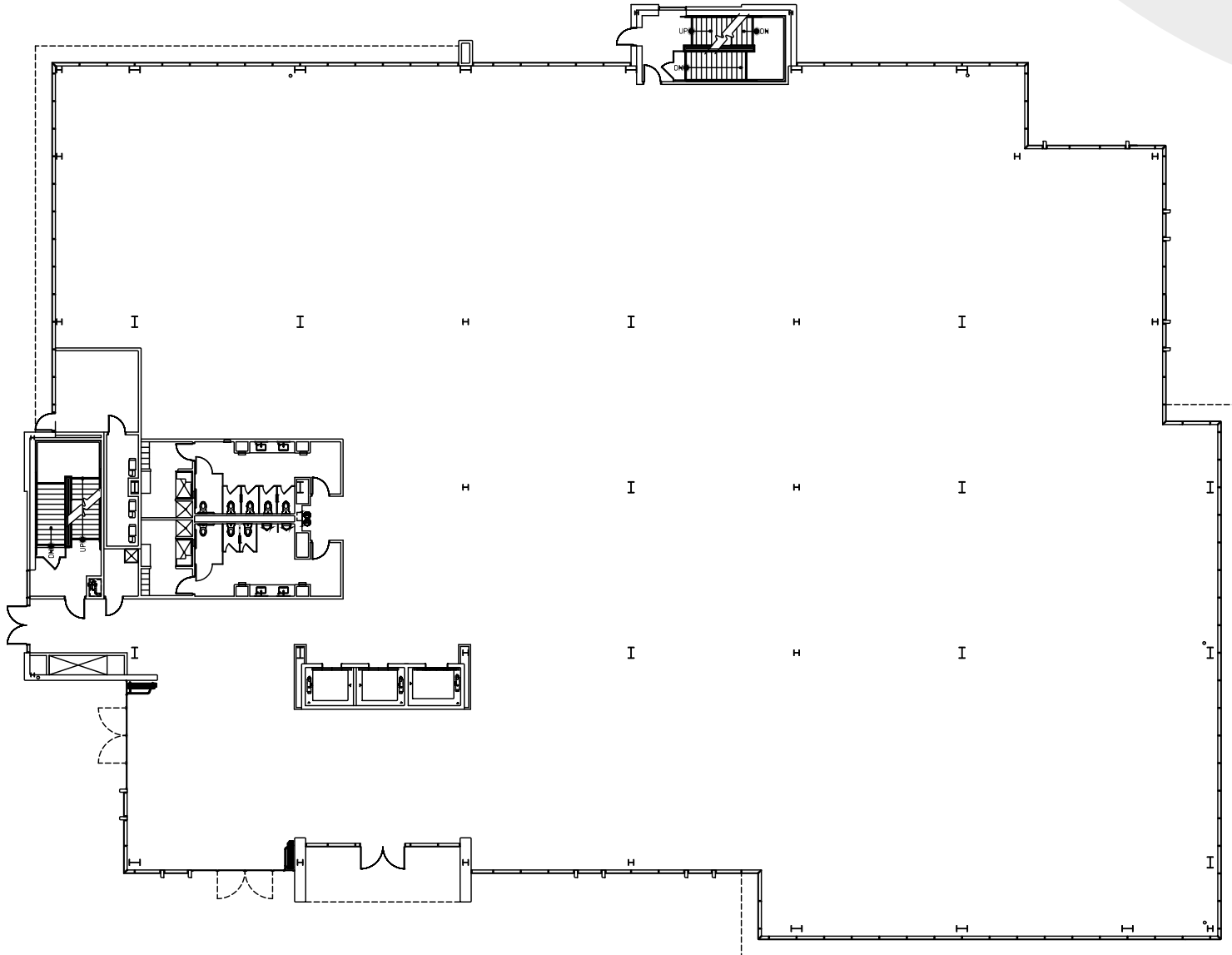


SITE PLAN



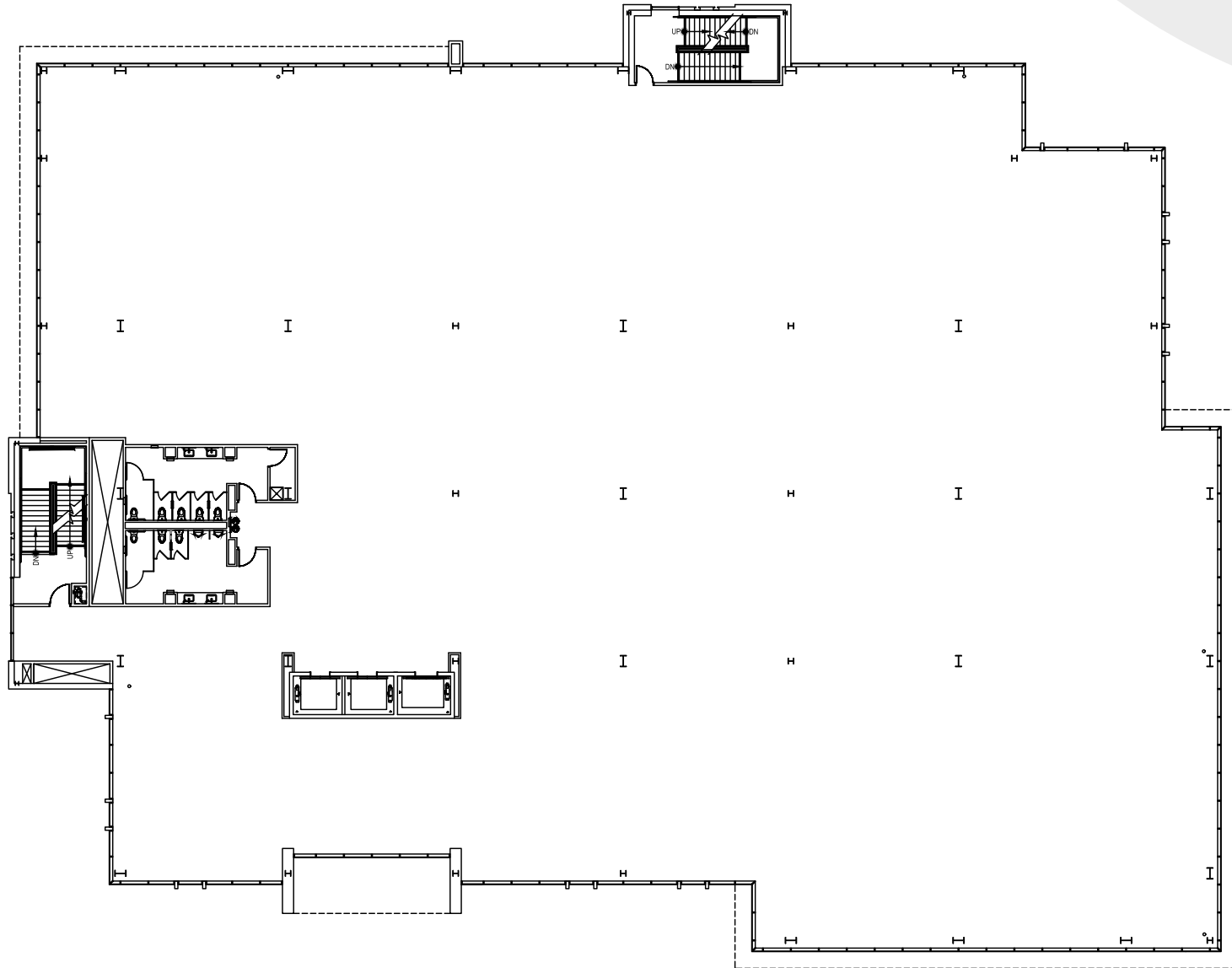
FLOOR PLAN

1ST FLOOR



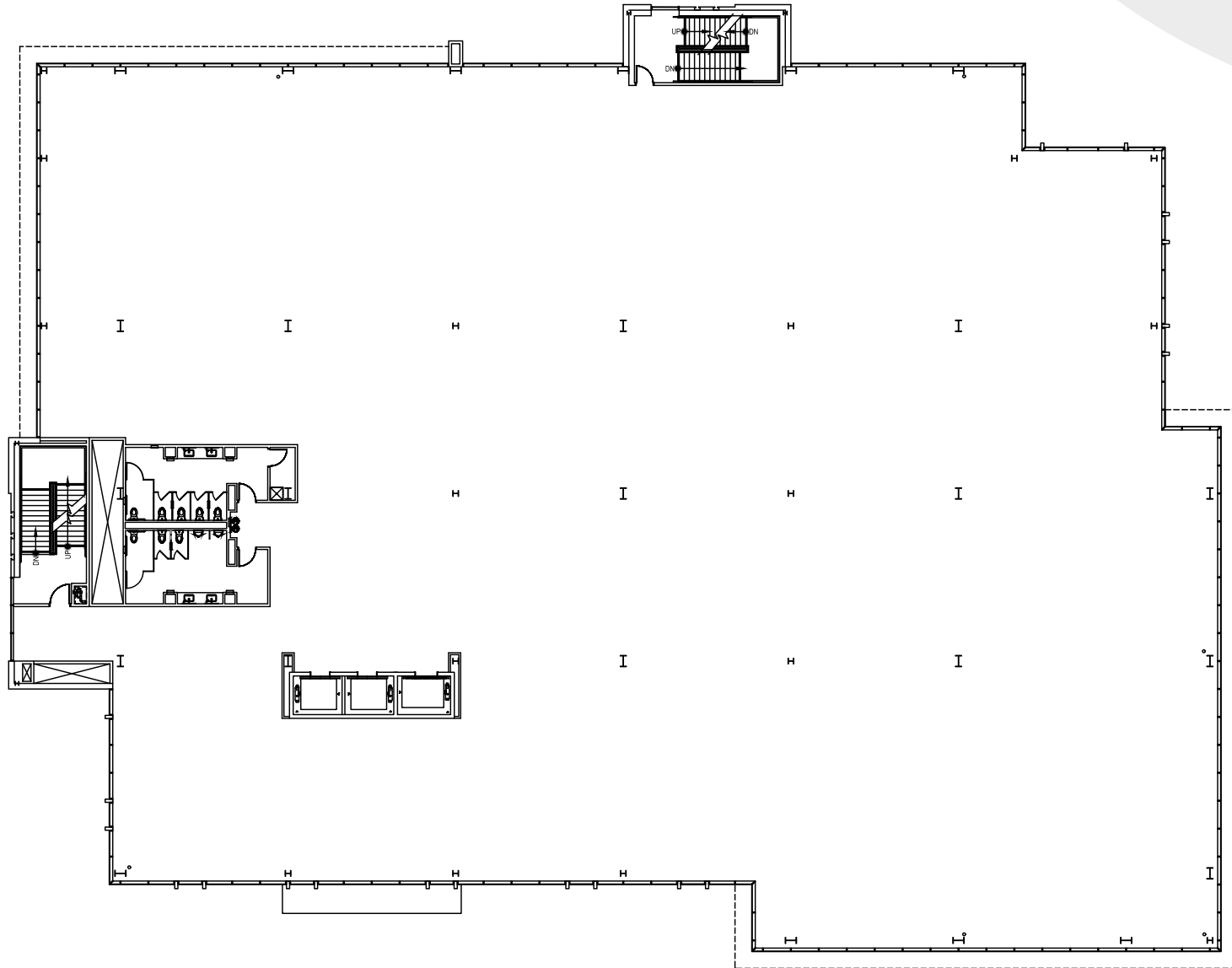
FLOOR PLAN

2nd FLOOR



FLOOR PLAN

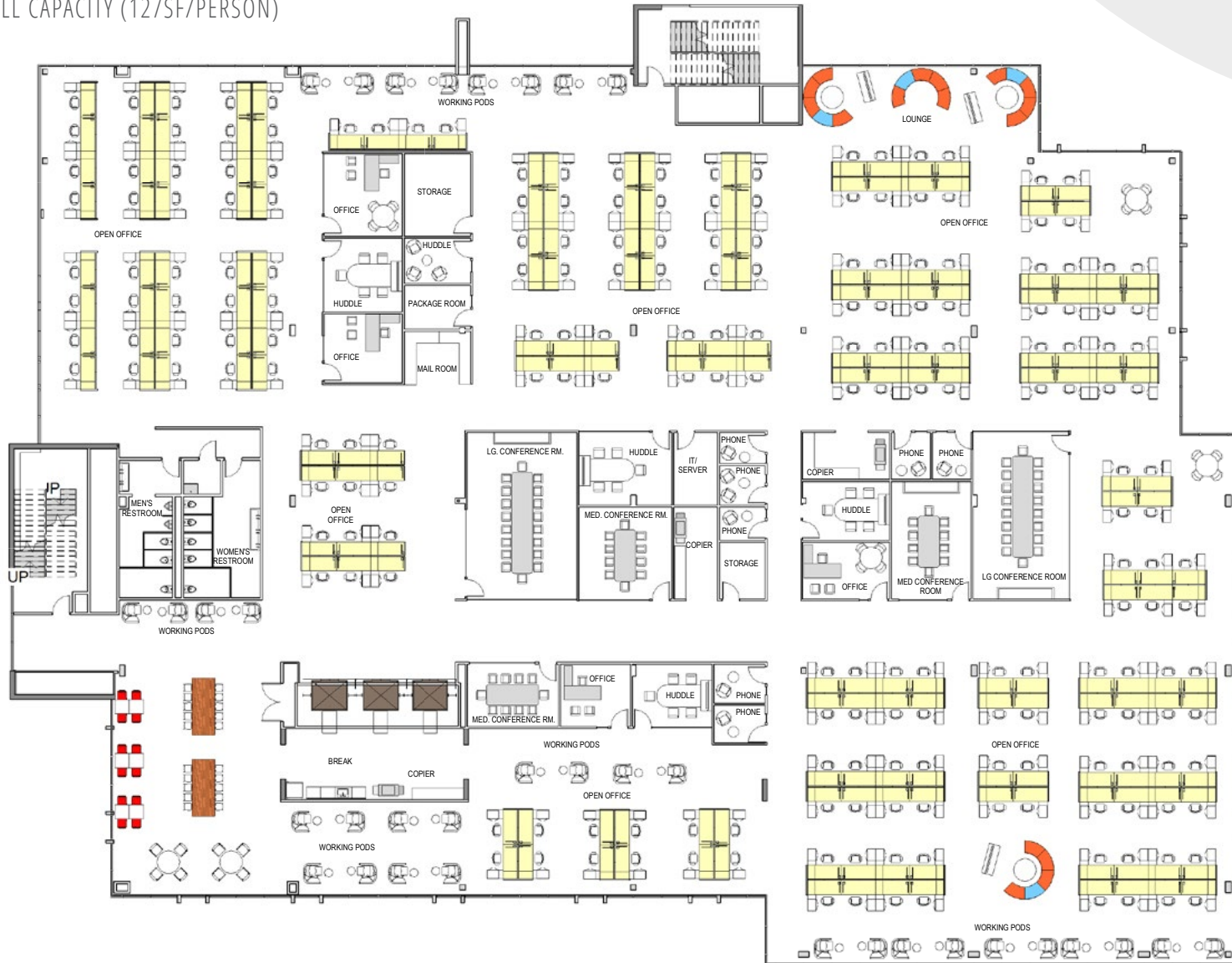
3rd FLOOR



FLOOR PLAN

3rd FLOOR

HYPOTHETICAL
FULL CAPACITY (127SF/PERSON)

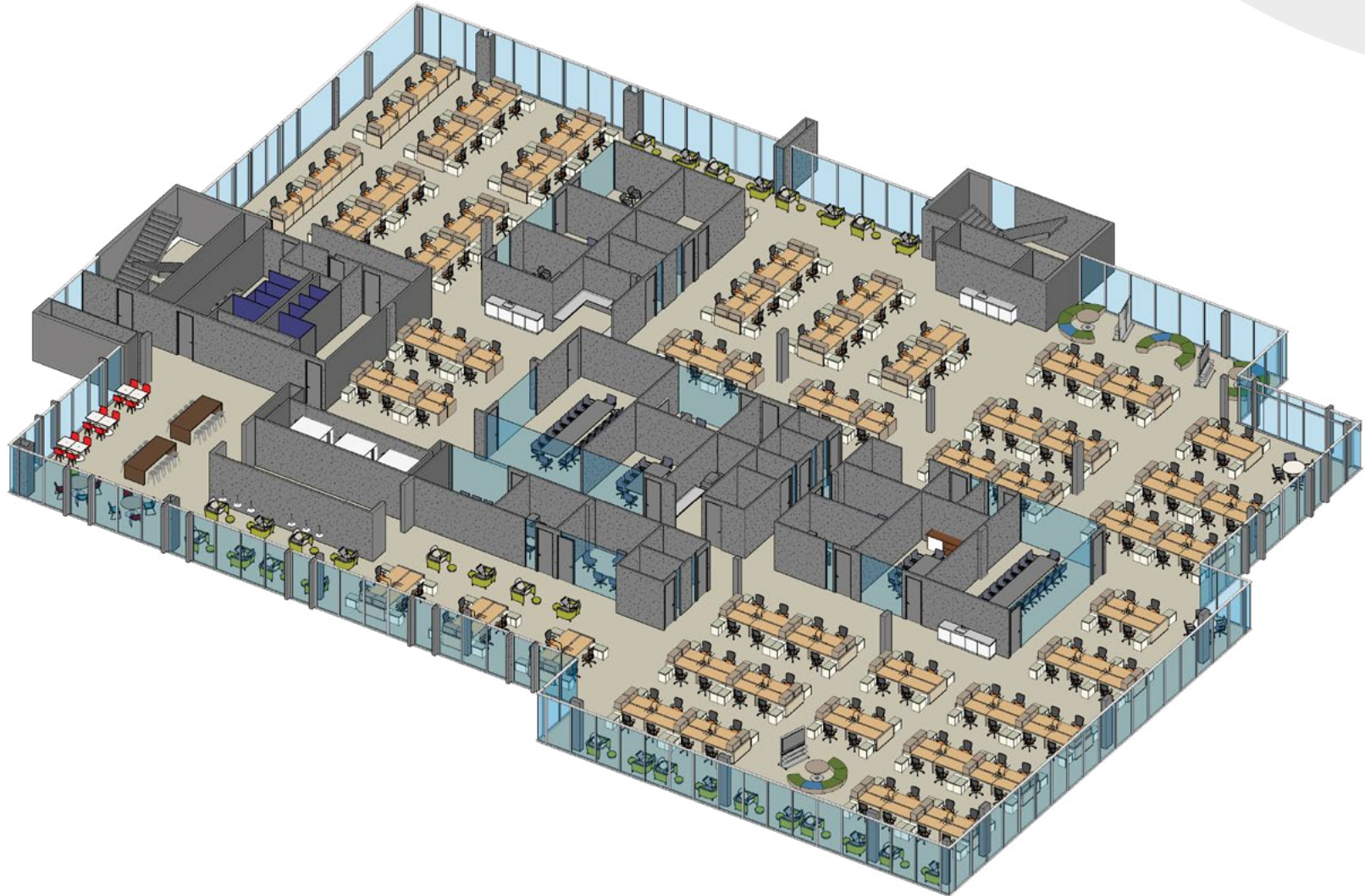


FLOOR PLAN

3rd FLOOR

HYPOTHETICAL

FULL CAPACITY 3D (127SF/PERSON)



FLOOR PLAN

3rd FLOOR

HYPOTHETICAL
REDUCED CAPACITY (250SF/PERSON)

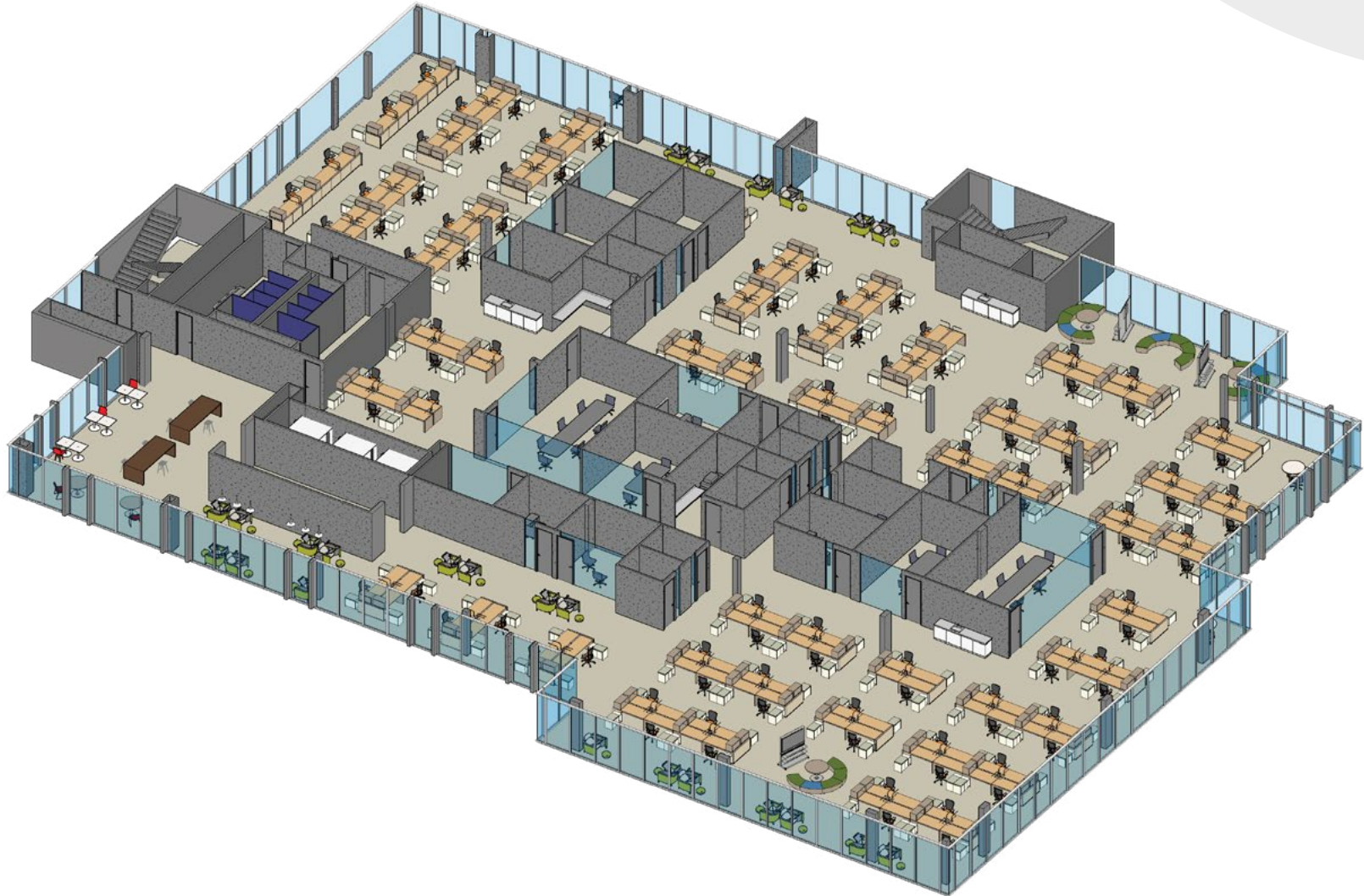


FLOOR PLAN

3rd FLOOR

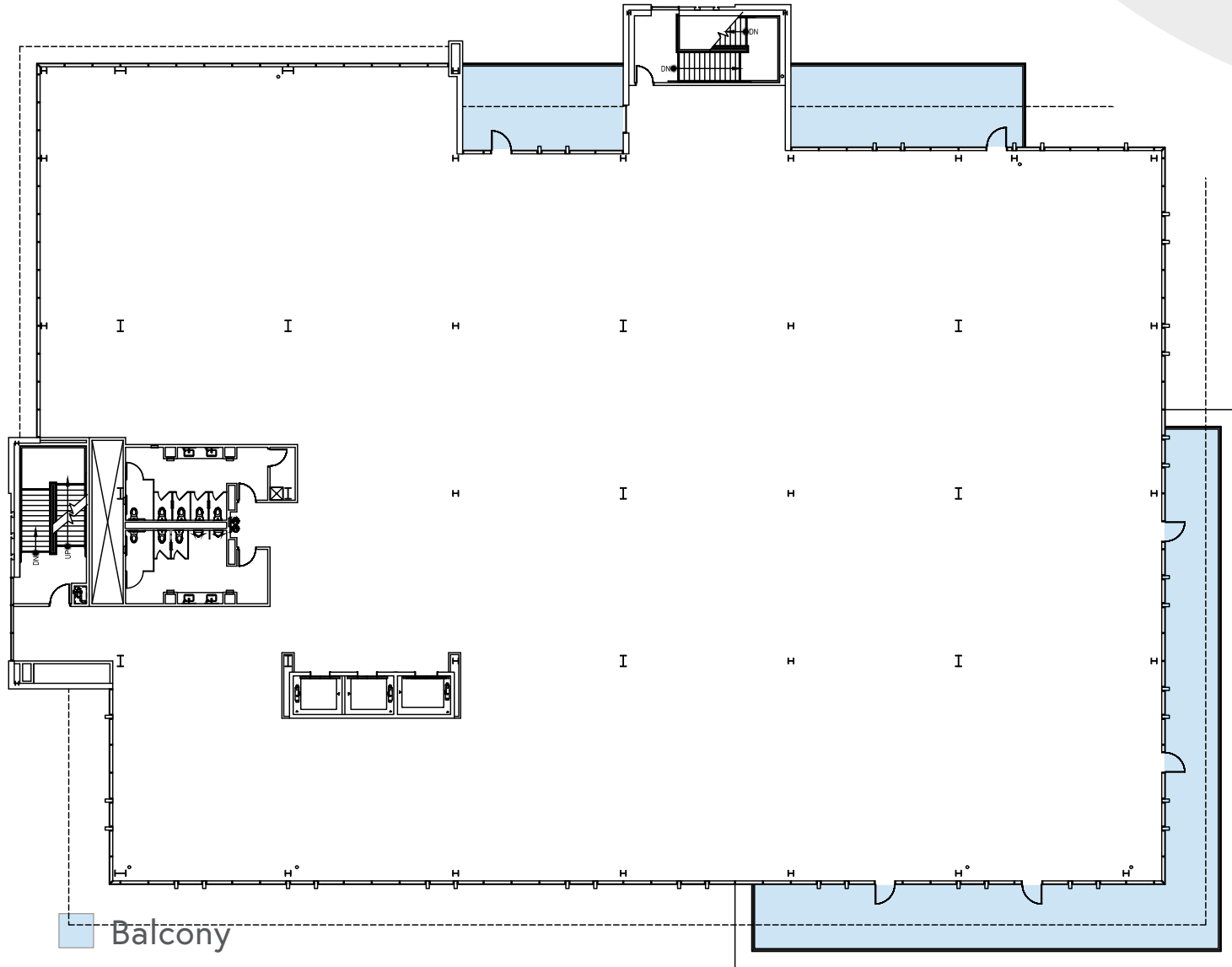
HYPOTHETICAL

REDUCED CAPACITY 3D (250SF/PERSON)



FLOOR PLAN

4th FLOOR

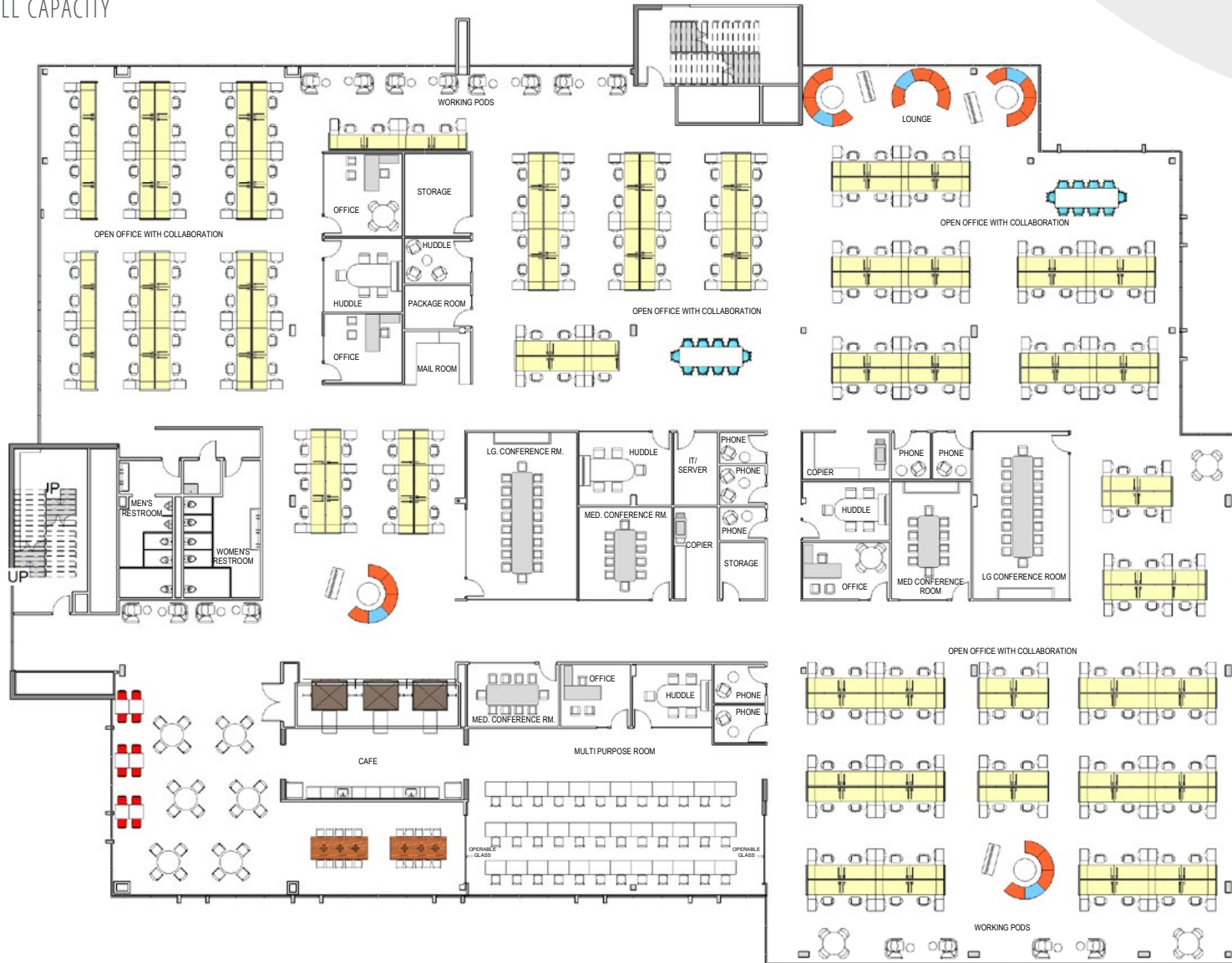


FLOOR PLAN

4th FLOOR

HYPOTHETICAL

FULL CAPACITY



AMENITIES MAP



CENTRAL STATION
www.centralstationsv.com

DOWNTOWN SUNNYVALE AMENITIES	Dining	20 King Wah Chinese	
	1 Thai Basil	21 Vitality Bowls, The Don's Deli, Sajj	
	2 Off the Rails Brewing Co.	22 Nom Burger, TAP'T Beer & Kitchen, The Prolific Oven	
	3 Taverna Bistro	23 Kabul Afghan Cuisine, PhoEver	
	4 Murphy's Law	24 Vino Vino	
	5 River Rock Taproom	25 Hardy Bavaria	
	6 Metro City		
	7 The Oxford		
	8 Ramen Seas		
	9 Tao Tao		
	10 Lily Macs		
	11 Rokko Fine Japanese Cuisine, Bambu Desserts & Drinks, Inchin's Bamboo Garden		
	12 Dishdash		
	13 Siam Taste Thai Cuisine		
	14 House of Kabobs		
	15 Fibbar Magees		
	16 Pure Lounge & Restaurant		
	17 Il Postale		
	18 Rok Bistro		
	19 Sizzling Pot King		
		Coffee	1 Palace Cafe
			2 Bean Scene
			3 Coffee & More
			4 Starbucks
		5 Philz Coffee	
	Banking	1 Wells Fargo	
		2 Chase Bank	
		3 Bank of America	

NEIGHBORHOOD



amazon
Lab126

Rambus



YAHOO!
JUNIPER NETWORKS

Google



Google

NOKIA

LinkedIn

LinkedIn

LinkedIn

LinkedIn

SAP Ariba

AVANTEC VASCULAR



@WalmartLabs

CENTRAL STATION
www.centralstationsv.com

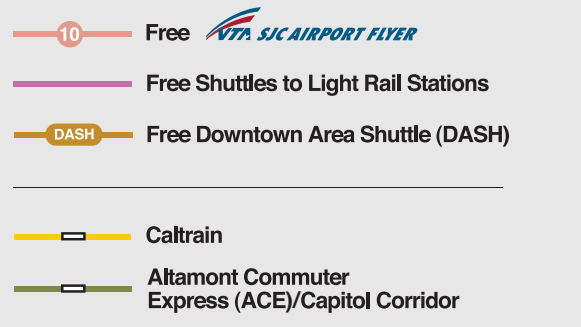
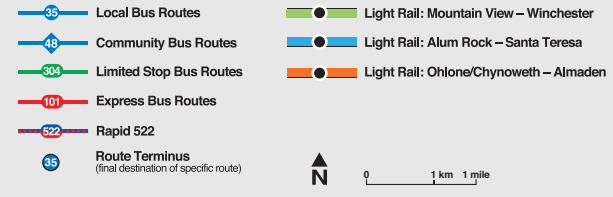
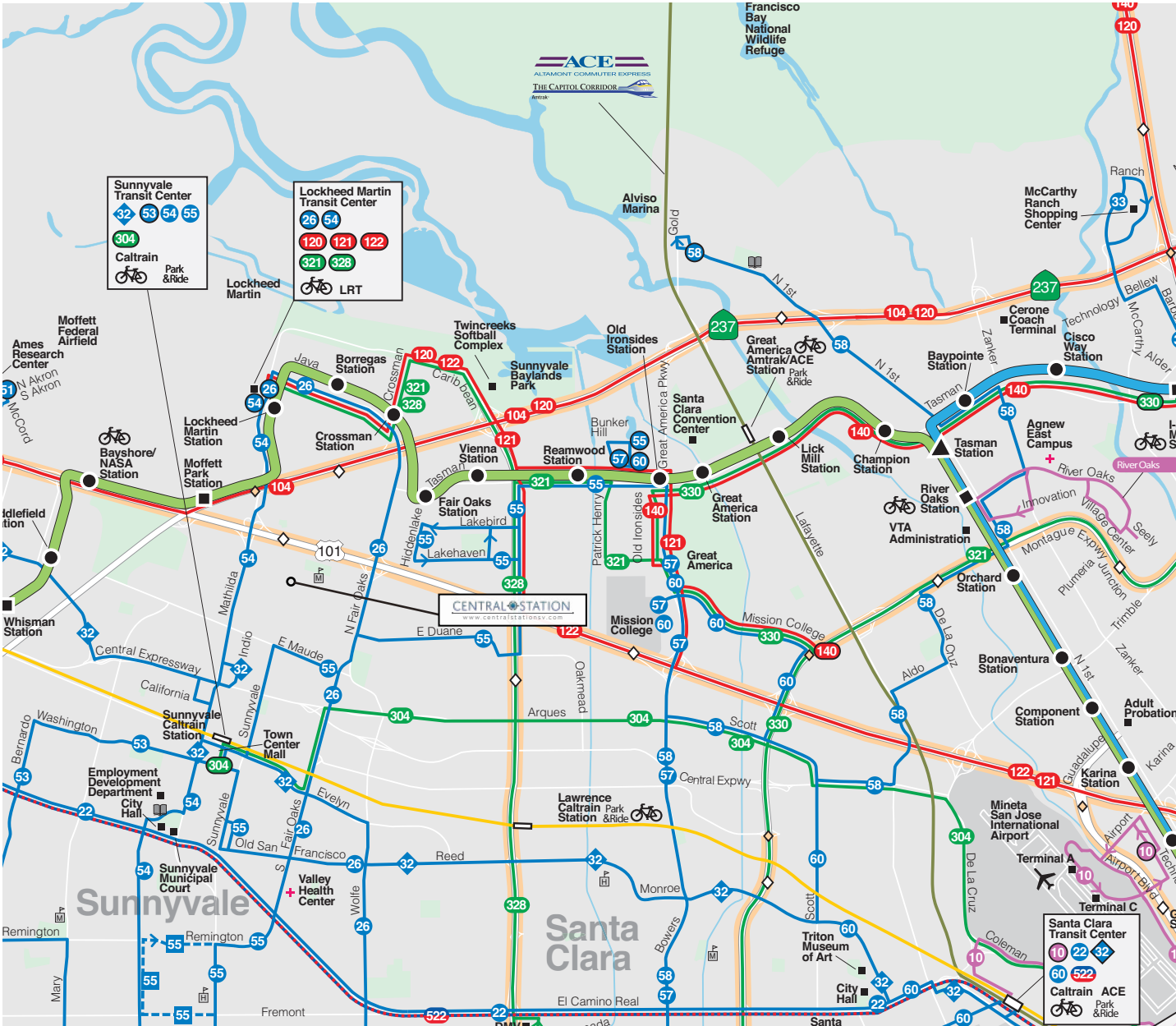


NOKIA

CITYLINE

- 89 Multifamily Projects (50+ Units) Totaling 15,629 Units within a 3 Mile Radius
- 510 Units Under Construction

TRANSPORTATION



FOR MORE INFORMATION VISIT WWW.VTA.ORG

CENTRAL STATION

www.centralstationsv.com



FOR MORE INFORMATION:



Dave Sandlin, SIOR
Colliers International
Tel: +1 408 282 3988
dave.sandlin@colliers.com
CA License No. 00767849

Susan Gregory, SIOR
Colliers International
Tel: +1 408 282 3940
susan.gregory@colliers.com
CA License No. 01217517

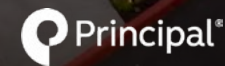


Ara Bezdjian
ANB Property Corporation
Tel: +1 408 554 2525
abezdjian@anbproperty.com
CA License No. 01224746



Kevin Sweatt
Cushman & Wakefield
Tel: +1 408 436 3644
kevin.sweatt@cushwake.com
CA License No. 01221048

Owned by:



Developed by:

