

# 2525

PARK BOULEVARD

PALO ALTO | CALIFORNIA



FOR LEASE: ±60,188 SF OFFICE SPACE



CUSHMAN &  
WAKEFIELD

SMITH  
DEVELOPMENT



CONCEPTUAL RENDERING



# 2525

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## Welcome

To an office building that's refreshingly responsive to the changing office landscape.

2525 Park Boulevard, the newest office property in Palo Alto, delivers a streamlined design with features that fit the way we work today. This LEED Gold property has expansive floor plates that can accommodate a variety of space plans. Dedicated collaborative areas allow for connection and communication. Landscaped terraces on every floor invite informal gatherings in an outdoor environment, and natural light is welcomed in through floor-to-ceiling glass panels that surround the entire building.

As for amenities, 2525 Park has you covered both on site and off. Convenient commuting options include abundant parking with two levels of underground space, plus proximity to Caltrain one block away. Retail or food service is offered on the bottom floor of the building, while California Avenue attractions are just steps away. A three-minute walk brings you to California Avenue with a diverse array of restaurants and services.

# Property Highlights



Newest building available in Palo Alto



LEED Gold Certified



One block to Caltrain



Floor to ceiling glass panels around the entire building



On-site retail & food service



Collaborative space



Fitness center including showers & lockers



Outdoor patio space on every floor



On-site bike storage -  $\pm 30$  spaces



Great proximity to all freeways - 101, 280, 82



3-minute walk to Cal Ave amenities



2 levels of underground secured parking - total: 144 spaces



Expansive floor plates



23 EV Chargers - ability to add 30 more (53 total)

2525  
PARK BOULEVARD















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## Level 2

Rentable Office Area ±30,021 SF



- |   |                           |
|---|---------------------------|
|  | CIRCULATION SPACE         |
|  | RECEPTION AREA            |
|  | TENANT SUPPORT/RESTROOMS  |
|  | VERTICAL CIRCULATION/CORE |
|  | BREAK AREA                |
|  | PRIVATE OFFICE            |
|  | WORK STATIONS             |
|  | CONFERENCE ROOMS          |
|  | COLLABORATION AREAS       |
|  | COPY/SUPPLY               |
|  | MOTHER'S ROOM             |
| <hr/>   |                           |
|  | EXTERIOR TERRACE          |



# Second Floor Terrace

Landscaped terraces on every floor invite informal gatherings in an outdoor environment.





# 2525

PARK BOULEVARD

## HYPOTHETICAL TECH OFFICE FLOOR PLAN

### Level 3

Rentable Office Area ±30,167 SF



- CIRCULATION SPACE
- RECEPTION AREA
- TENANT SUPPORT/RESTROOMS
- VERTICAL CIRCULATION/CORE
- BREAK AREA
- PRIVATE OFFICE
- 30X80 WORK STATIONS
- CONFERENCE ROOMS
- COLLABORATION AREAS
- COPY/SUPPLY
- MOTHER'S ROOM
- EXTERIOR TERRACE



# Third Floor Terrace

Landscaped terraces on every floor invite informal gatherings in an outdoor environment.



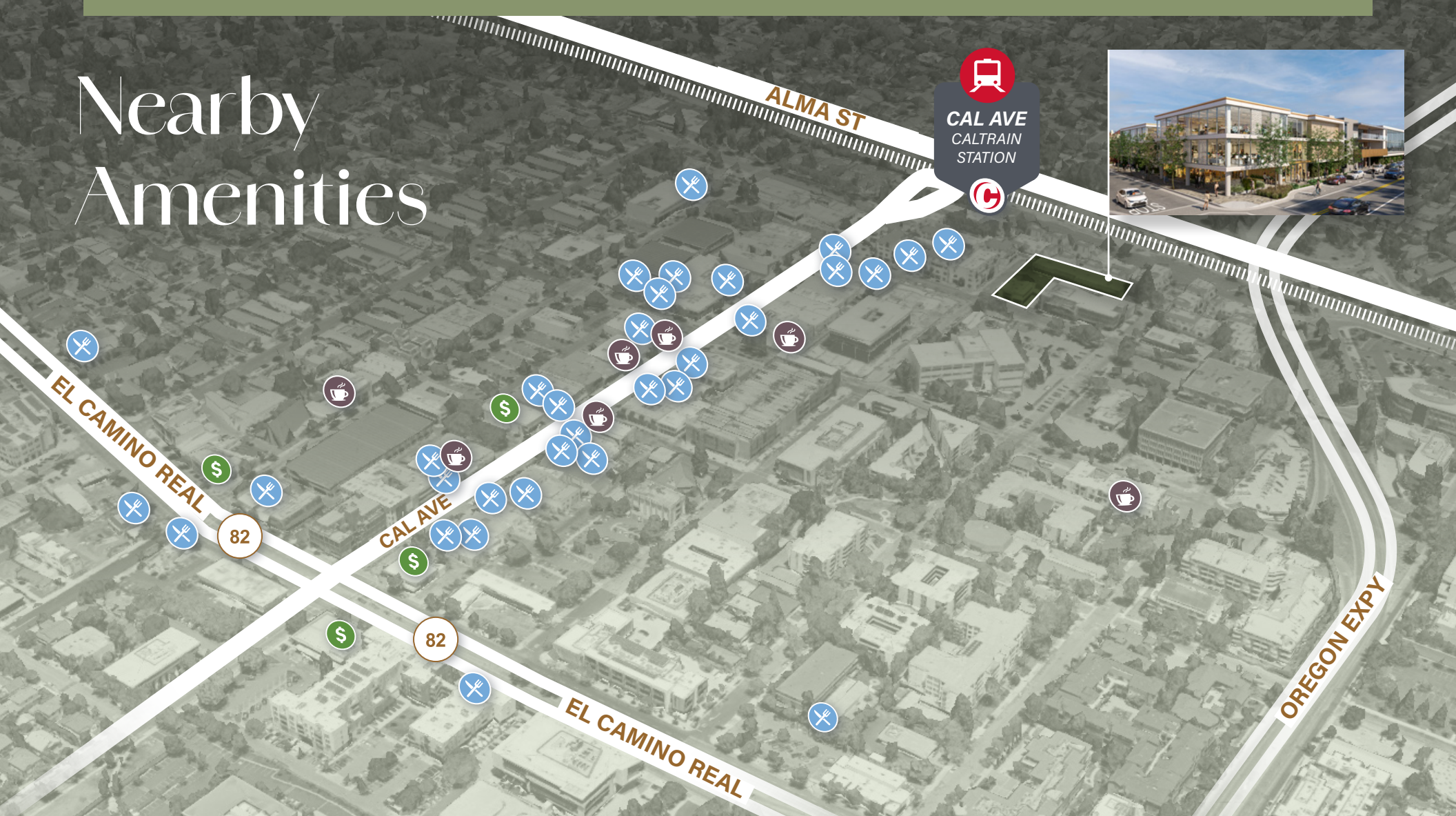


# Third Floor Terrace





# Nearby Amenities



## CAFES

1. Cafe ProBono
2. Caffè Riace
3. Joanie's Cafe
4. Printers Cafe
5. ZombieRunner Coffee
6. Backyard Brew
7. Pop Tea Bar

## RESTAURANTS

1. Imperial treasure
2. Chipotle
3. Mediterranean Wraps
4. Subway
5. Izzy's Brooklyn Bagels
6. Domino's Pizza
7. Protégé
8. SUN of WOLF
9. La Bodeguita del Medio
10. Kali Greek Kitchen
11. Terún
12. Jin Sho
13. Italico Pizzeria
14. Zareen's
15. La Boheme
16. Panda Express
17. Jack in the Box
18. Fambrini's Cafe
19. Pizza Boulevard
20. Vitality Bowls
21. Ramen Kowa
22. Naschmarkt
23. Local Kitchens
24. Moods. Wine Bar

## BANKS

1. First Republic Bank
2. Wells Fargo
3. Citibank
4. Bank of the West



CAL AVE  
CALTRAIN  
STATION







# Connectivity







# 2525

PARK BOULEVARD

RON MILLER

Director

+1 650 320 0207

[ron.miller@cushwake.com](mailto:ron.miller@cushwake.com)

LIC #01811036

DAVID HIEBERT

Vice Chairman

+1 650 320 0250

[david.hiebert@cushwake.com](mailto:david.hiebert@cushwake.com)

LIC #01189320



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