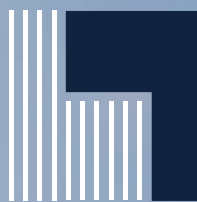


SANTA CLARA, CA



THE QUAD

AT TASMAN

BUNKER HILL LANE / TASMAN DRIVE

WHERE INNOVATION
MEETS OPPORTUNITY

±4,786 – ±102,267 SF OF R&D/OFFICE SPACE AVAILABLE



PROPERTY HIGHLIGHTS

Welcome to The Quad at Tasman, a premier R&D/Office campus strategically located in the heart of Silicon Valley's Golden Triangle. This seven-building campus features state-of-the-art facilities tailored to the needs of innovative tech companies. With cutting-edge amenities and flexible spaces, The Quad at Tasman is designed to support and inspire the next generation of tech pioneers.



3.4/1,000 SF parking ratio
with 28 EV charging stations



Ample power at 1,600-2,500
amps 480v per building



Silicon Valley Power cost savings
and reliability



14' deck-to-deck with option
for 10' drop ceiling



Expansive outdoor amenity space



1 Oz Coffee on-site café serving
Monday-Saturday



Onsite fitness center



Convenient access to
transportation and amenities



ML – light industrial zoning

01.

410,409 SF across 7 buildings

02.

Availability between
±6,449 to ±102,267 SF

03.

Freestanding building identity with
building and monument signage



**WELL
CERTIFIED**

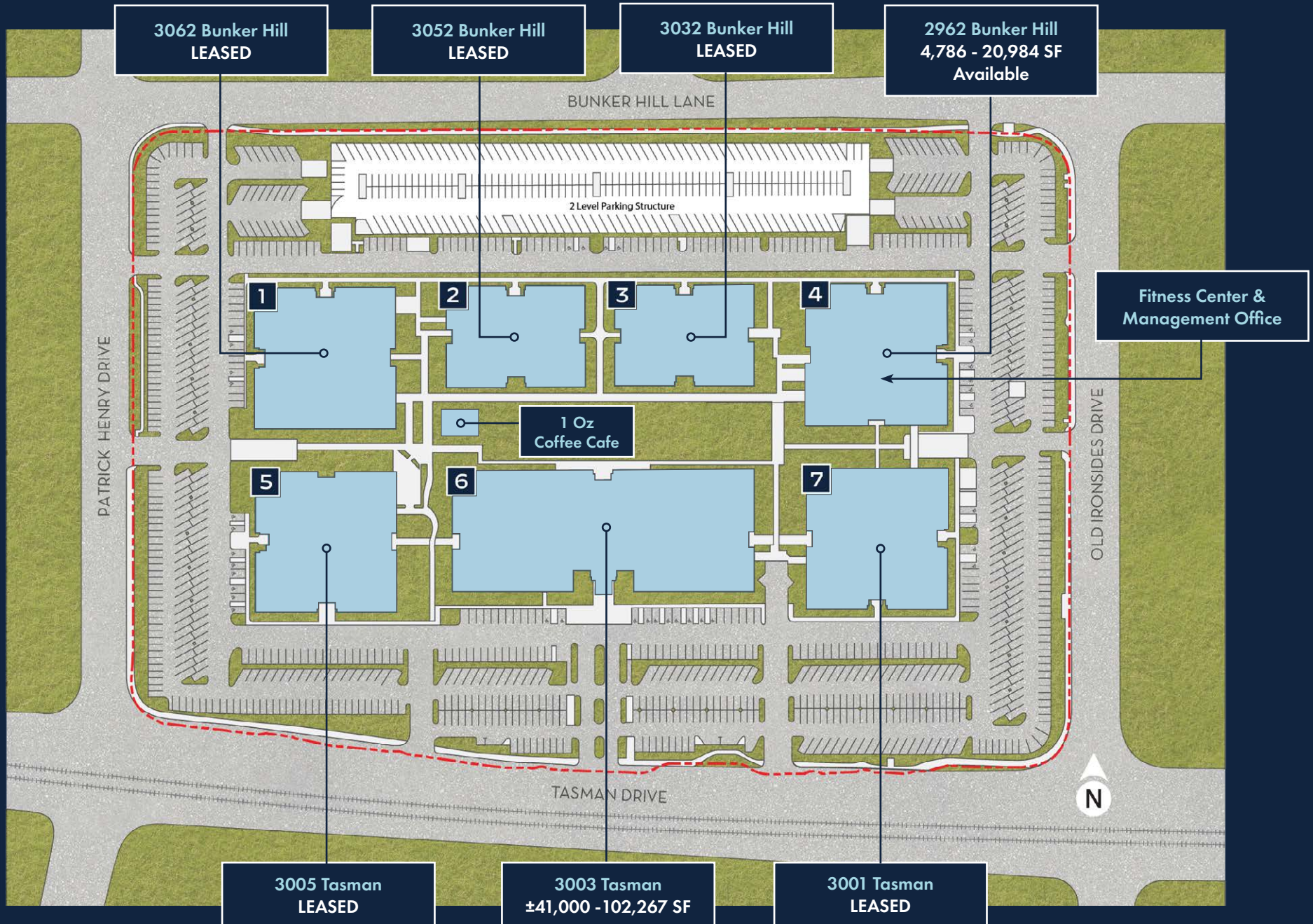


WORK BEYOND THE WALLS

The expansive outdoor space offers seamless WiFi connectivity and a blend of relaxation and productivity. Tenants can enjoy a café, game and fitness areas, and versatile meeting and collaboration zones, perfect for working or unwinding in a vibrant, open-air setting.



SITE PLAN

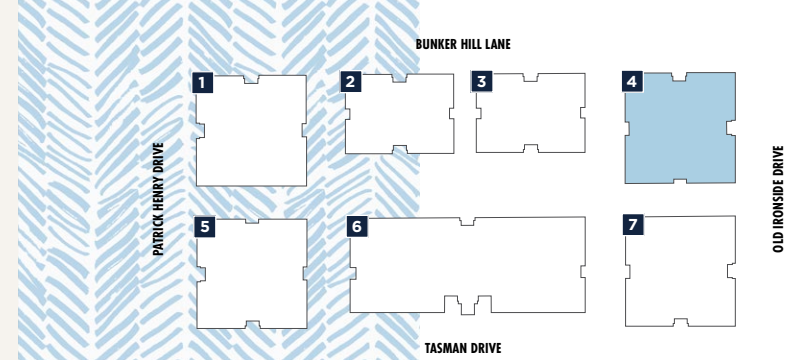


FLOOR PLAN

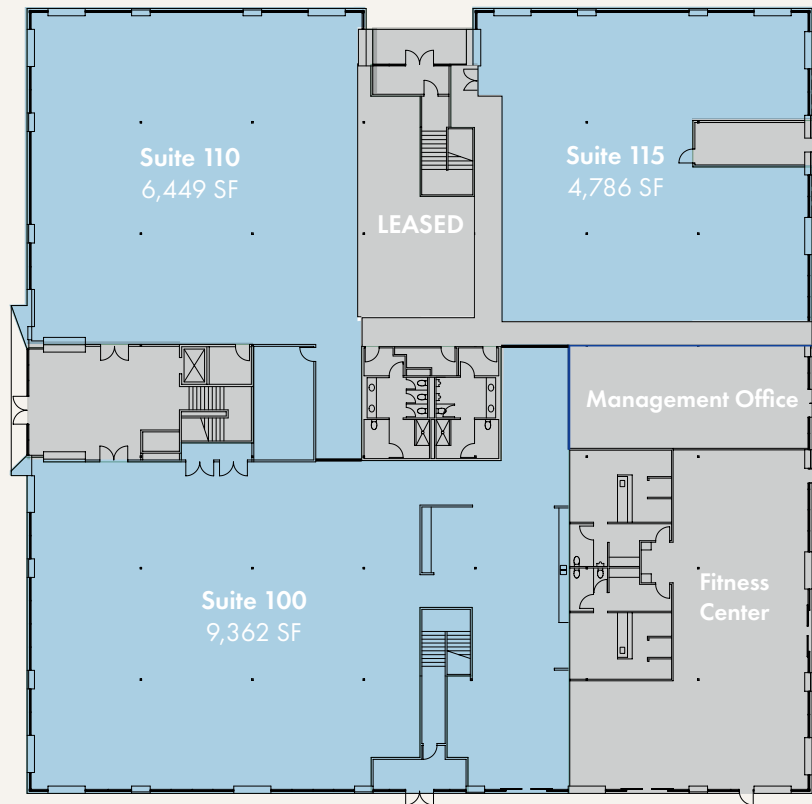
BUILDING 4

2962 BUNKER HILL

- 20,984 RSF (divisible to 4,786 SF)



AS-BUILT PLAN



Suite 110
6,449 SF

Desks: 33
Office: 3
Conference: 3
Storage: 2

Suite 100
9,362 SF

Desks: 51
Office: 2
Conference: 4
Storage: 1

Suite 115
4,786 SF

CONCEPTUAL SPACE PLAN

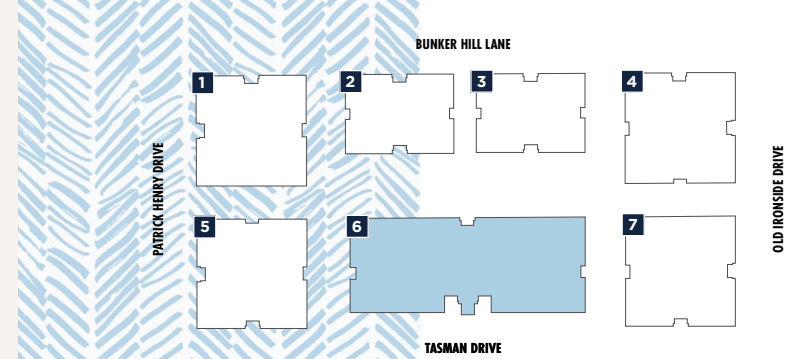


FLOOR PLAN

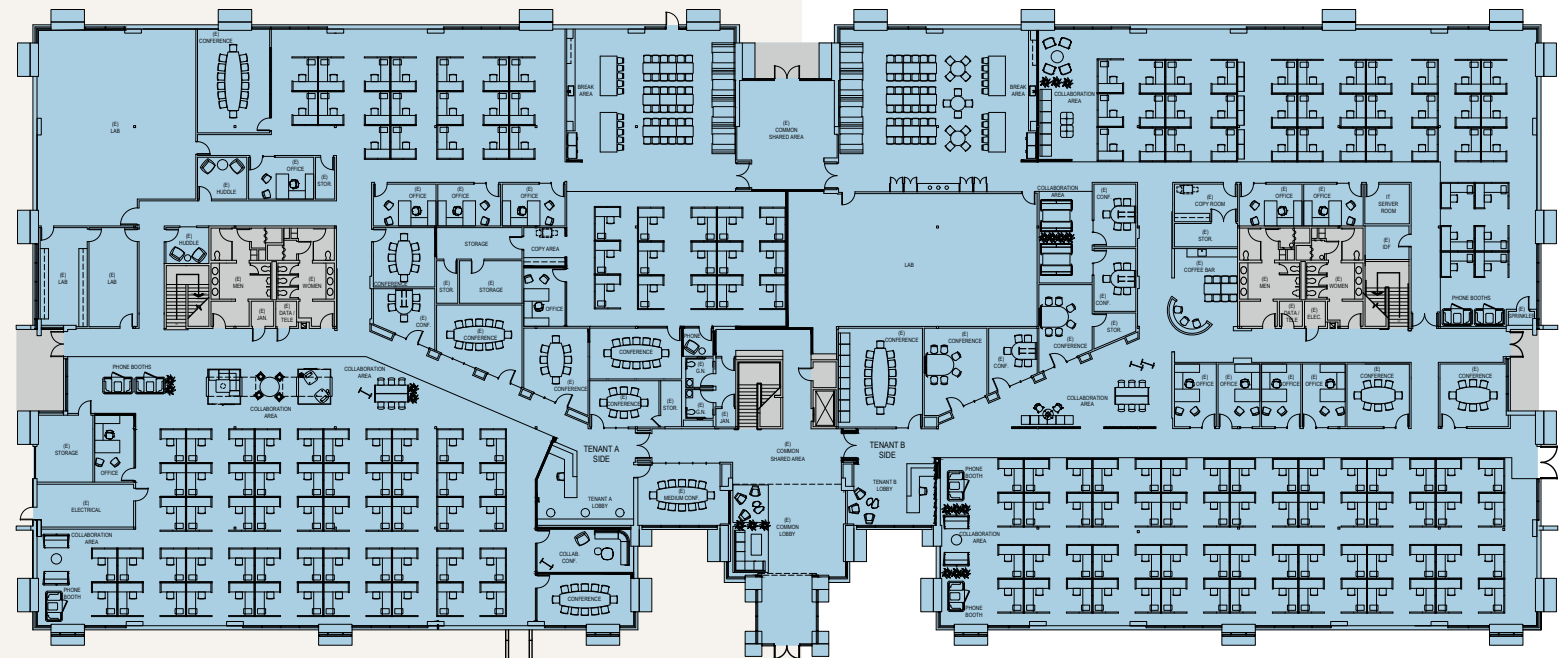
BUILDING 6

3003 TASMAN

- 102,267 RSF (divisible to $\pm 51,000$ SF)
- Power: 2,000 amps @ 277/480v
- HVAC: 250 tons
- Grade loading
- Fully furnished plug-n-play



FLOOR 1



Suite 06-100

Available 1/1/2025
 $\pm 51,134$

Work Stations: 198
Office/Huddle: 14
Conference: 18

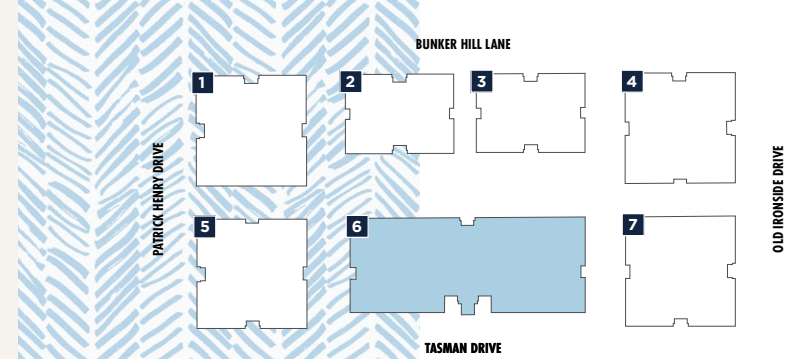
*Conceptual floor plan with furniture

FLOOR PLAN

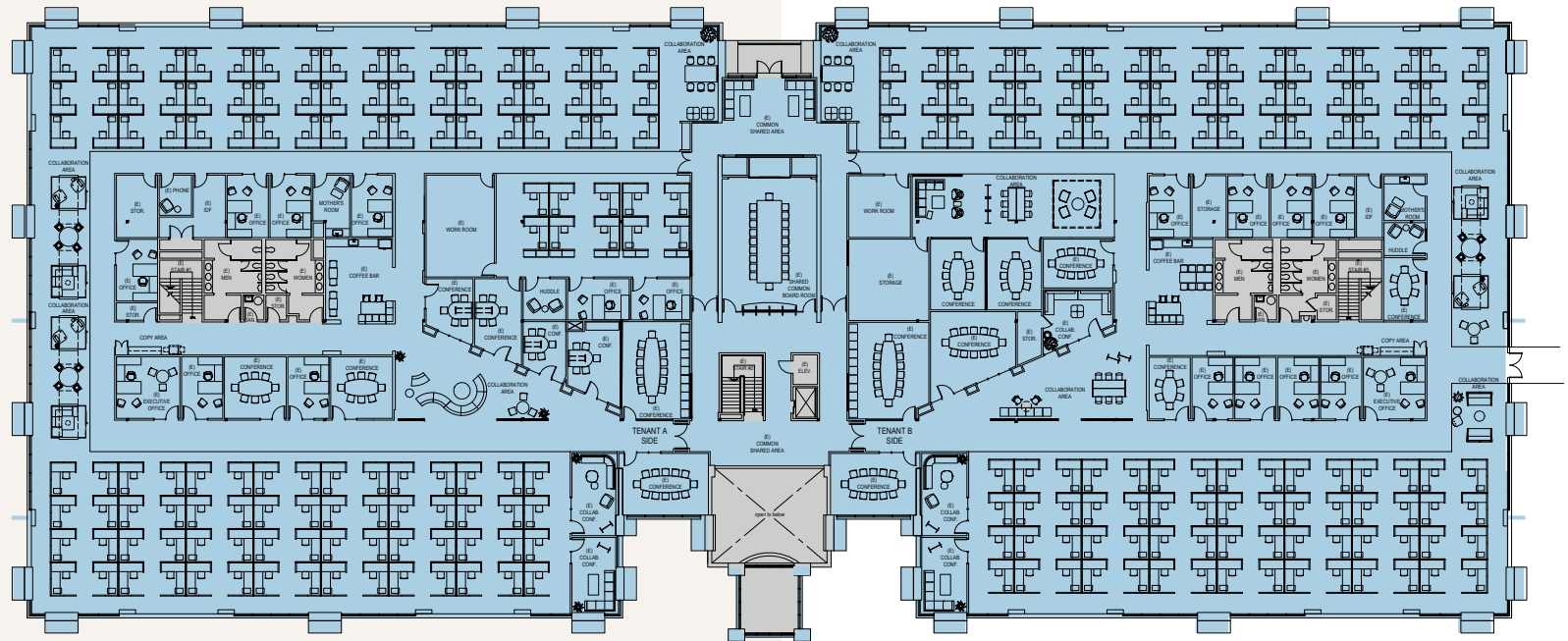
BUILDING 6

3003 TASMAN

- 102,267 RSF (divisible to $\pm 51,000$ SF)
- Power: 2,000 amps @ 277/480v
- HVAC: 250 tons
- Grade loading
- Fully furnished plug-n-play



FLOOR 2



Suite 06-100

Available 1/1/2025
 $\pm 51,133$

Work Stations: 242
Office/Huddle: 20
Conference: 21

*Conceptual floor plan with furniture

FLOOR PLAN

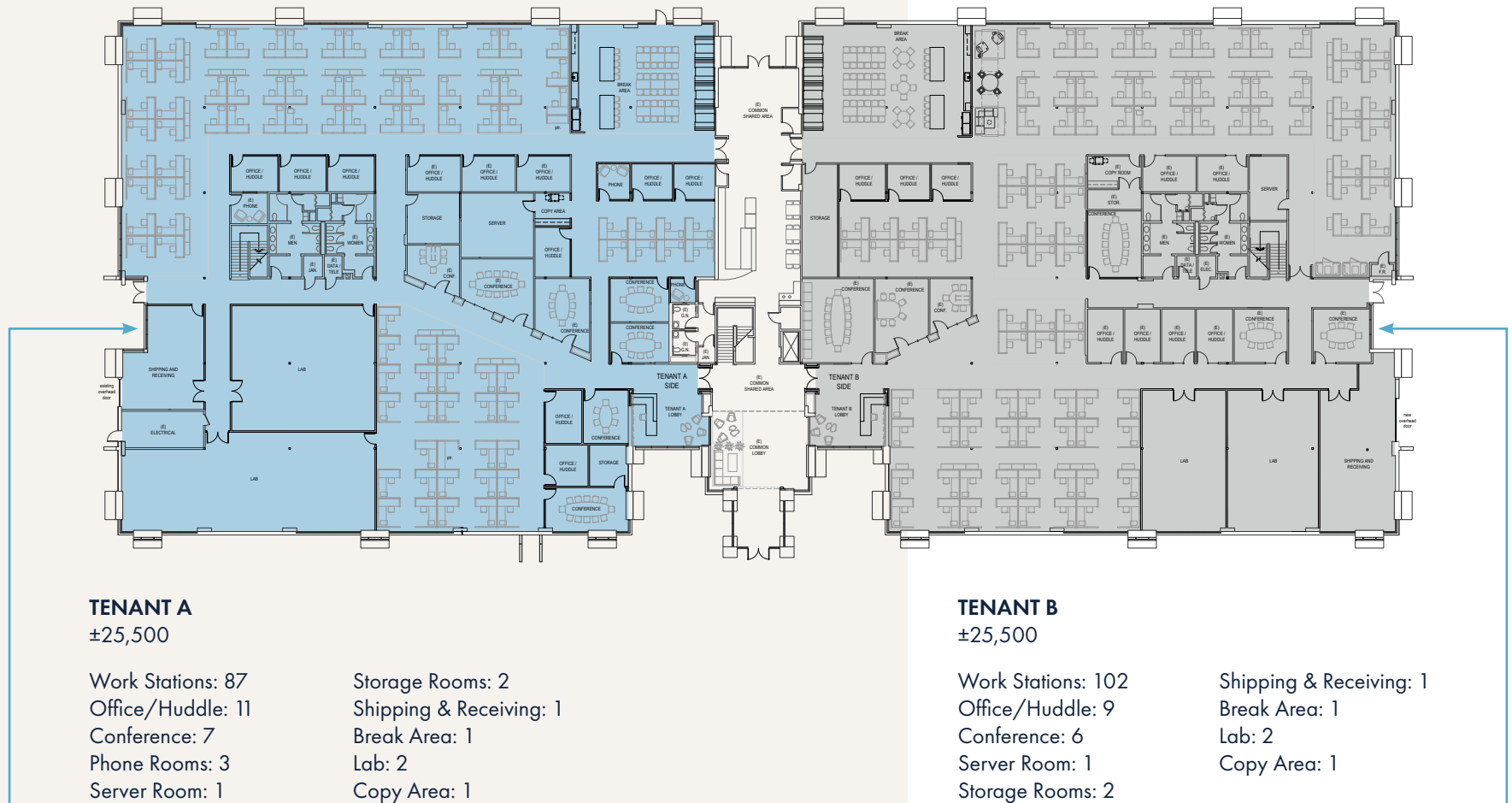
BUILDING 6

3003 TASMAN

Demising Plan

- Combined with Floor 2 for $\pm 41,000$ SF, $\pm 51,000$ SF, $\pm 61,000$ SF or $\pm 76,000$ SF

FLOOR 1



FLOOR PLAN

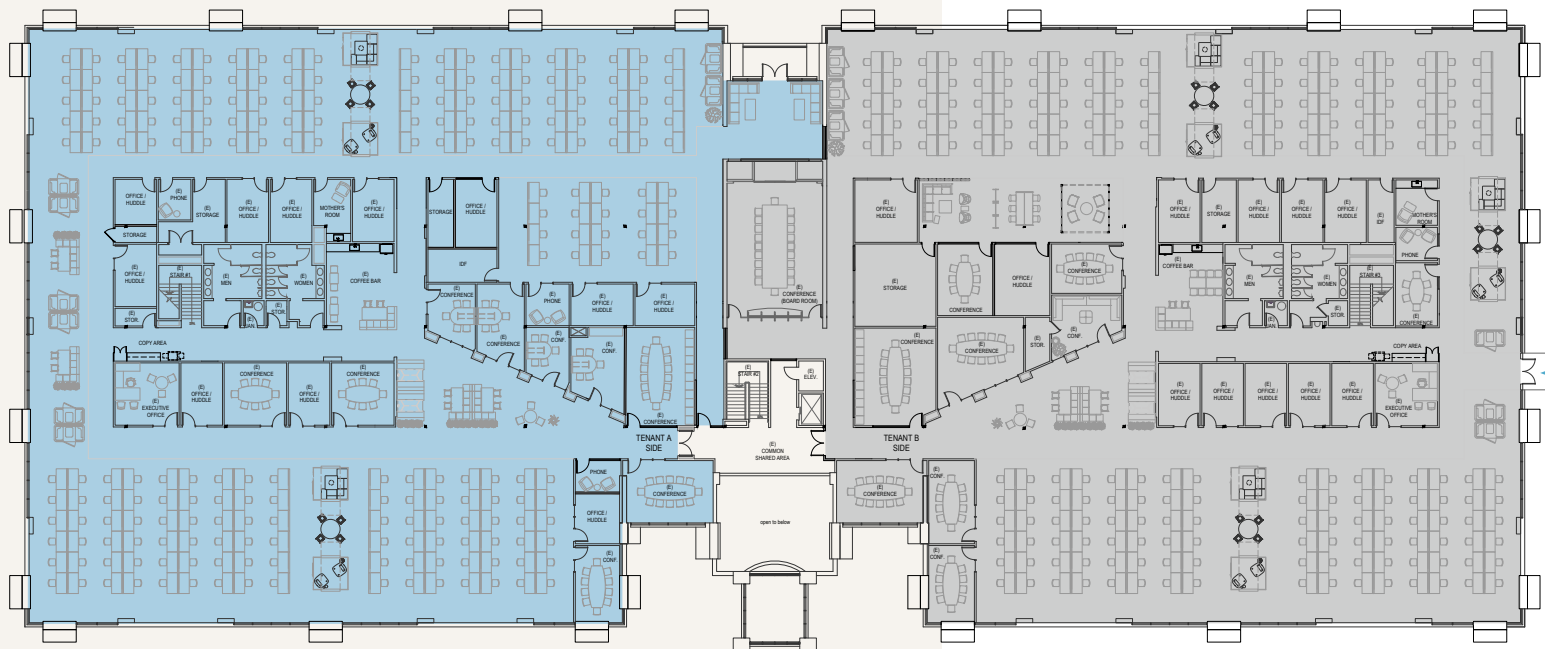
BUILDING 6 DEMISING PLANS

3003 TASMAN

Demising Plan | Option 1

- Combined with Floor 1 for $\pm 51,000$ SF

FLOOR 2



TENANT A

$\pm 25,500$

Executive Office: 1
Office/Huddle: 11
Benches: 216
Conference Rooms: 9
Phone Rooms: 3

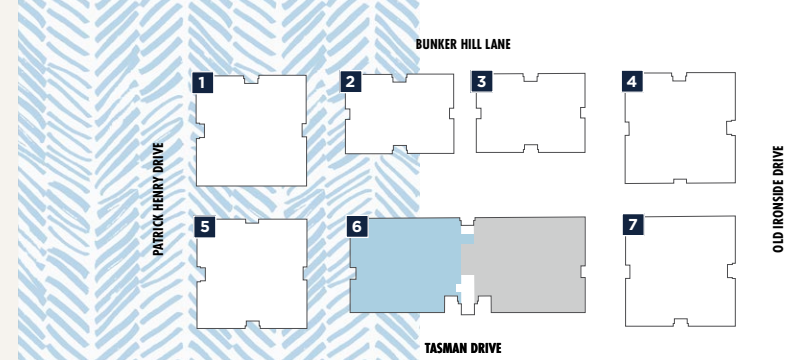
IDF: 1
Storage Rooms: 4
Mothers Room: 1
Coffee Bar: 1
Copy Area: 1

TENANT B

$\pm 25,500$

Executive Office: 1
Office/Huddle: 11
Benches: 196
Conference Rooms: 9
Phone Rooms: 1

IDF: 1
Storage Rooms: 4
Mothers Room: 1
Coffee Bar: 1
Copy Area: 1



FLOOR PLAN

BUILDING 6 DEMISING PLANS

3003 TASMAN

Demising Plan | Option 2

- Combined with Floor 1 for $\pm 41,000$ SF or $\pm 61,000$ SF

FLOOR 2



TENANT A

$\pm 15,500$

Executive Office: 1
Office/Huddle: 8
Work Stations: 93
Conference Rooms: 8
Phone Rooms: 2

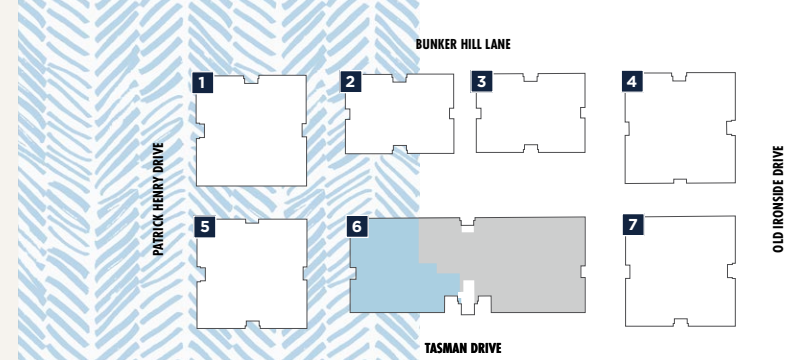
IDF: 1
Storage Rooms: 4
Mothers Room: 1
Coffee Bar: 1
Copy Area: 1

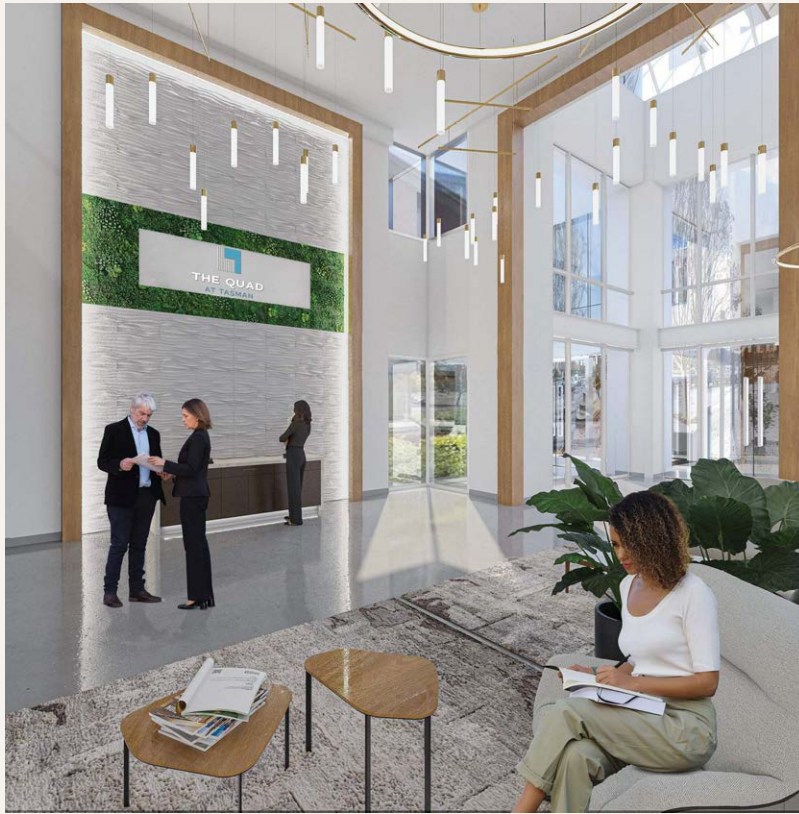
TENANT B

$\pm 35,500$

Executive Office: 1
Office/Huddle: 14
Benches: 147
Conference Rooms: 11
Phone Rooms: 2

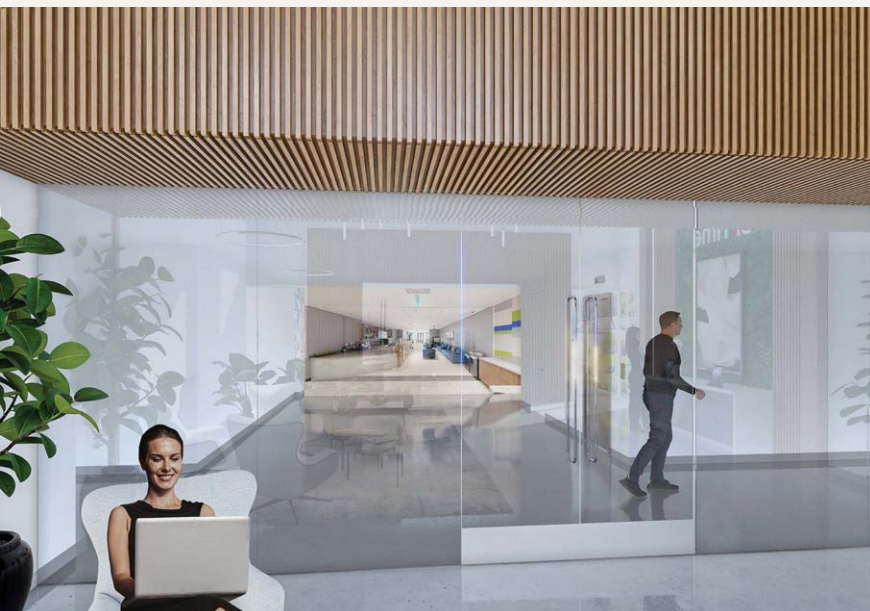
IDF: 1
Storage Rooms: 4
Mothers Room: 1
Coffee Bar: 1
Copy Area: 2





CONCEPTUAL BUILDING IMPROVEMENTS

BUILDING 6 | 3003 TASMAN MAIN LOBBY RENOVATION





LOCATION ADVANTAGES

The Quad at Tasman sits in the coveted Golden Triangle between **Highway 101, SR 237, and I-880**, with quick access to nearby entertainment, amenities, and major transport hubs.



130+

Nearby dining and
retail amenities

ADJACENT

To VTA Light Rail

DIRECT

Access to Hwy 101
and SR 237

20-25 MIN

Drive to San Jose Airport
and SFO

 8 MINUTES

@FIRST

Target
Fresh & Easy
CVS Pharmacy
The Coffee Bean & Tea Leaf
Chipotle Mexican Grill
Chick-fil-A
Five Guys
Panera Bread

Panda Express
Pasta Pomodoro
Sweet Tomatoes
Sprint
Chase Bank
Union Bank
Supercuts

 Aloft Santa Clara

 Hyatt Regency Santa Clara

Santa Clara
Convention Center


THE QUAD
AT TASMAN


Levi's
STADIUM

 Hilton Santa Clara

 **Patrick Henry Station**
* Adjacent to the Property

 Santa Clara Marriott

 Avatar Hotel Santa Clara, Tapestry Collection by Hilton

 7 MINUTES

SANTA CLARA SQUARE

Barebottle Brewing
Chipotle Mexican Grill
Eureka!
Fleming's Steakhouse
Gong Cha
The Halal Guys
Il Fornaio

Jaks
Lee's Sandwiches
Mountain Mike's Pizza
Opal
Pacific Catch
Puesto
Starbucks Coffee

Whole Foods Market
Chase Bank
Club Pilates
CorePower Yoga
OrangeTwist
Sephora

 10 MINUTES

NICHOLSON PLAZA

Subway
Round Table Pizza
La Catalana
Sendo Sushi
Mina's Korean BBQ
Halal Gyro Express
Vons Chicken
Sri's Kitchen
First Mart

 13 MINUTES

RIVERMARK

Safeway
Chipotle Mexican Grill
Red Robin
Posh Bagel
Coldstone Creamery
Yo Yo Sushi
Premier Pizza
Mezbaan Bar & Indian
Piatti
Peet's Coffee & Tea

Starbucks
Fantasia Coffee & Tea
Gamestop
New Balance Footwear
Wells Fargo Bank
Supercuts
The Bar Method
River Mark Nail Spa
Hyatt House Santa Clara

 13 MINUTES

MCCARTHY RANCH MARKETPLACE

Best Buy
PetSmart
Walmart
Men's Warehouse
Ross
Sprint Store
Verizon Wireless
Applebee's
Black Angus
Cinnamon Club
Asian Grill

Home Town Buffet
Green Cafe
Macaroni Grill
On The Border
Pasta Pomodoro
Red Kwali
Specialty's Café
Sushi King
Happi House
In-N-Out Burger
McDonald's

Starbucks
Subway
Taco Bell
Taqueria Los Cunados
Togo's
Tutti Frutti
Hilton Garden Inn
Larkspur Landing

 13 MINUTES

RIVERMARK

Safeway
Chipotle Mexican Grill
Red Robin
Posh Bagel
Coldstone Creamery
Yo Yo Sushi
Premier Pizza
Mezbaan Bar & Indian
Piatti
Peet's Coffee & Tea

Starbucks
Fantasia Coffee & Tea
Gamestop
New Balance Footwear
Wells Fargo Bank
Supercuts
The Bar Method
River Mark Nail Spa
Hyatt House Santa Clara

 12 MINUTES

RIVER OAKS PLAZA

Starbucks
Mountain Mike's Pizza
Subway
Tortilla House
Talab
Bibimbowl
Chase Bank

 12 MINUTES

THE MARKETPLACE

Bank of America
Carl's Junior
Subway
Starbucks
Specialty's Cafe & Bakery
Premier Pizza
Pho Viet

Philly's Cheesesteaks
Okayama Express
Una Mas
Thai Orchard
Dish n' Dash
Homewood Suites

 15 MINUTES

THE GREAT MALL

Sears
Kohl's
Burlington Coat Factory
Banana Republic
Gap
H&M
Marshall's
Nike
UNIQLO
Victoria's Secret
Toys in Motion
Sports Authority
Home Depot
Dave & Busters
Olive Garden
Red Robin
Outback Steakhouse
Starbucks
Subway

 **Milpitas Station**
* 20 mins from the Property

 8 MINUTES

MERCADO CENTER

AMC Mercado 20
In-N-Out Burger
Jamba Juice
Krispy Kreme
Mexicali Grill
Panda Express
SmokeEaters
Starbucks
Subway
TJ Maxx
Walmart Neighborhood Mkt


Caltrain

San Jose
International Airport

To Downtown San Jose/
Diridon Caltrain

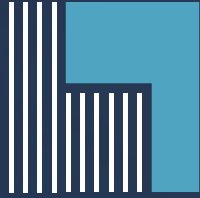
San Jose Municipal
Golf Course



INSPIRE
BIGGER IDEAS







THE QUAD

AT TASMAN

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