

300

PARK AVE

Class A Office Tower

±19,735 - ±59,205 SF
of Plug 'N Play Space
for Sublease Available Now
300 PARK AVENUE, SAN JOSE, CA



OPPORTUNITY HIGHLIGHTS

This exciting sublease opportunity offers $\pm 80,000$ SF of Class-A tech space in Downtown San Jose. The four available floors are fully plug and play and may be leased as contiguous space or individual floors.

**AVAILABLE NOW
LEASE EXPIRES 12/31/2029**

- **$\pm 19,735$ - $\pm 59,205$ SF Available**
- **Floors 3, 6, 10**
- **Furniture Included**
- **Open Office Areas**
- **Variety of Conference Rooms**
- **Large Break Rooms**
- **Ample Parking Available**



BUILDING AMENITIES



TENANT LOUNGE



TENANT LOUNGE &
GAME ROOM



FITNESS CENTER



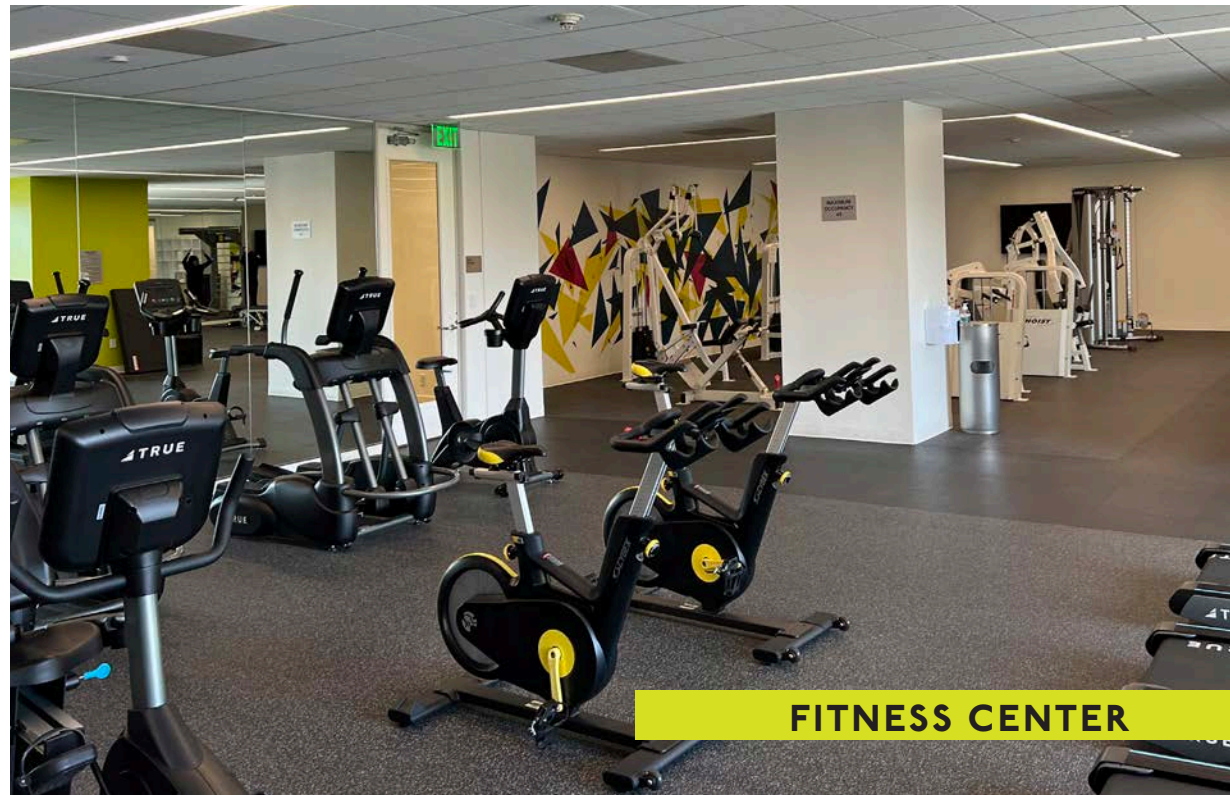
CONFERENCE CENTER



BIKE LAB

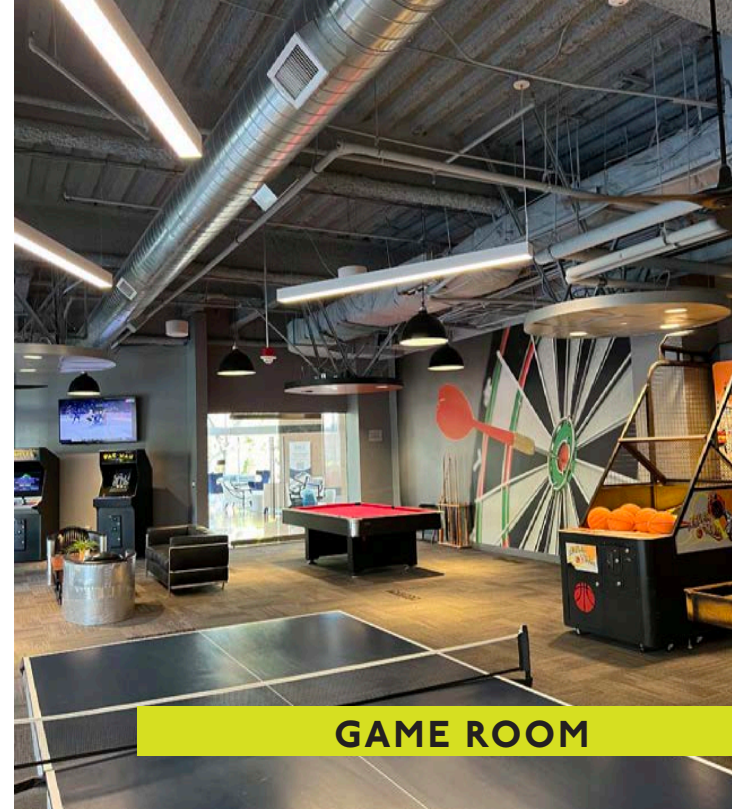


EXPANSIVE LOBBIES



FITNESS CENTER

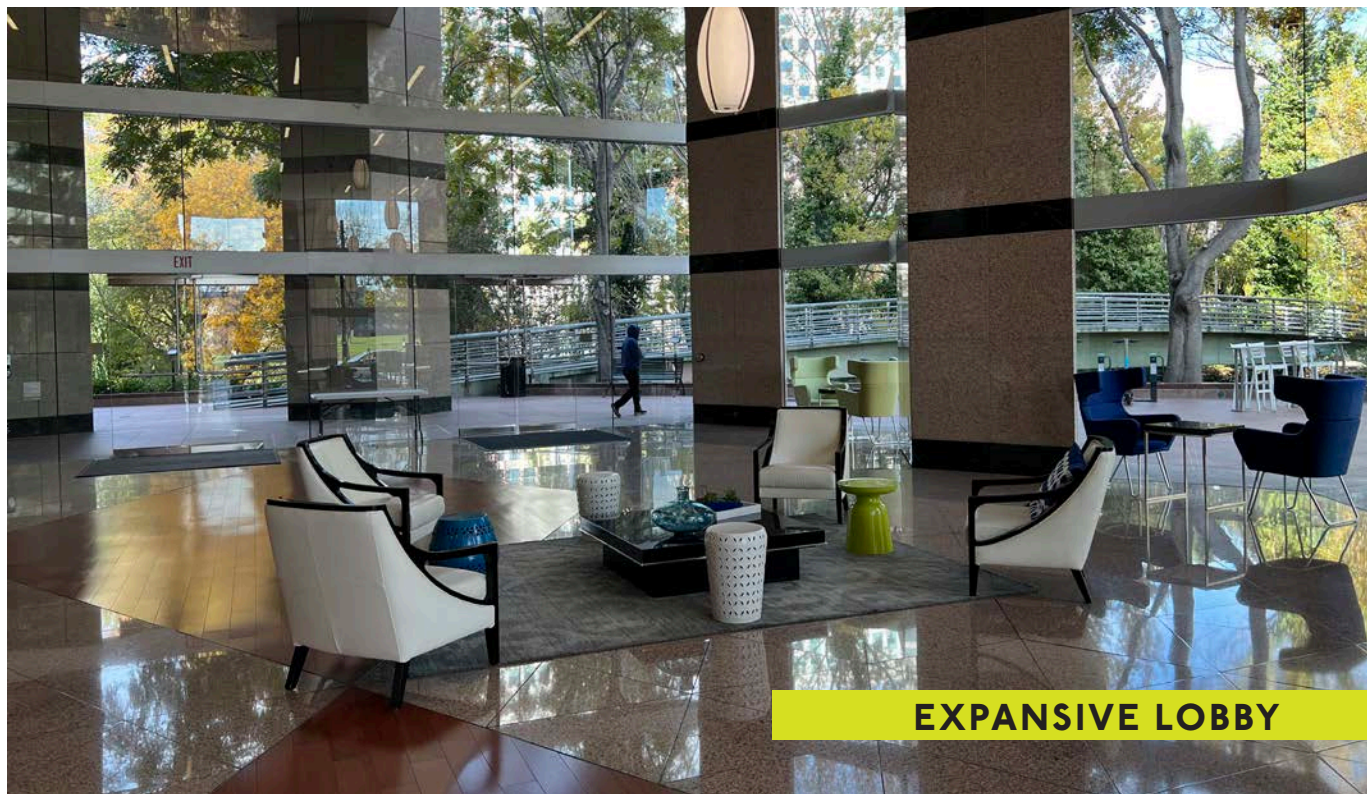
BUILDING AMENITIES



GAME ROOM



CONFERENCE CENTER

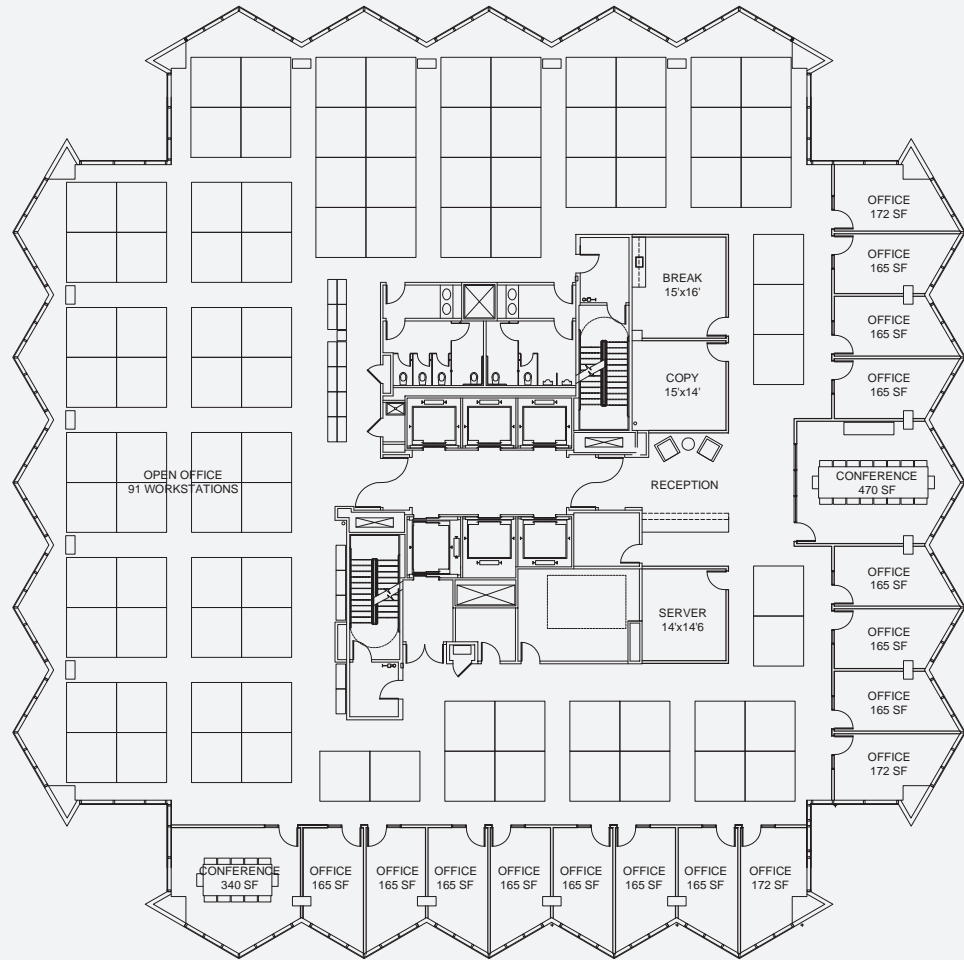


EXPANSIVE LOBBY

3RD FLOOR

±19,735 SF

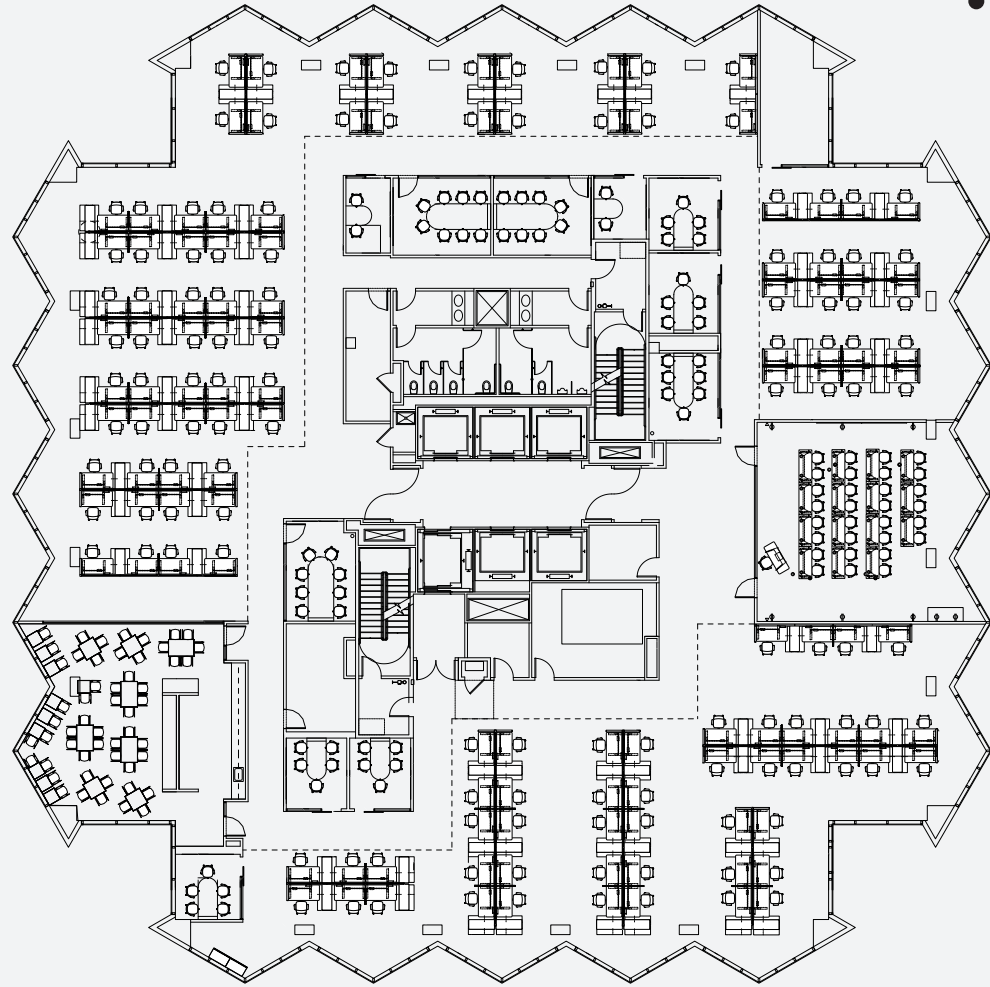
91 Workstations
2 Conference Rooms
16 Private Offices
Large Break Room Area



6TH FLOOR

±19,735 SF

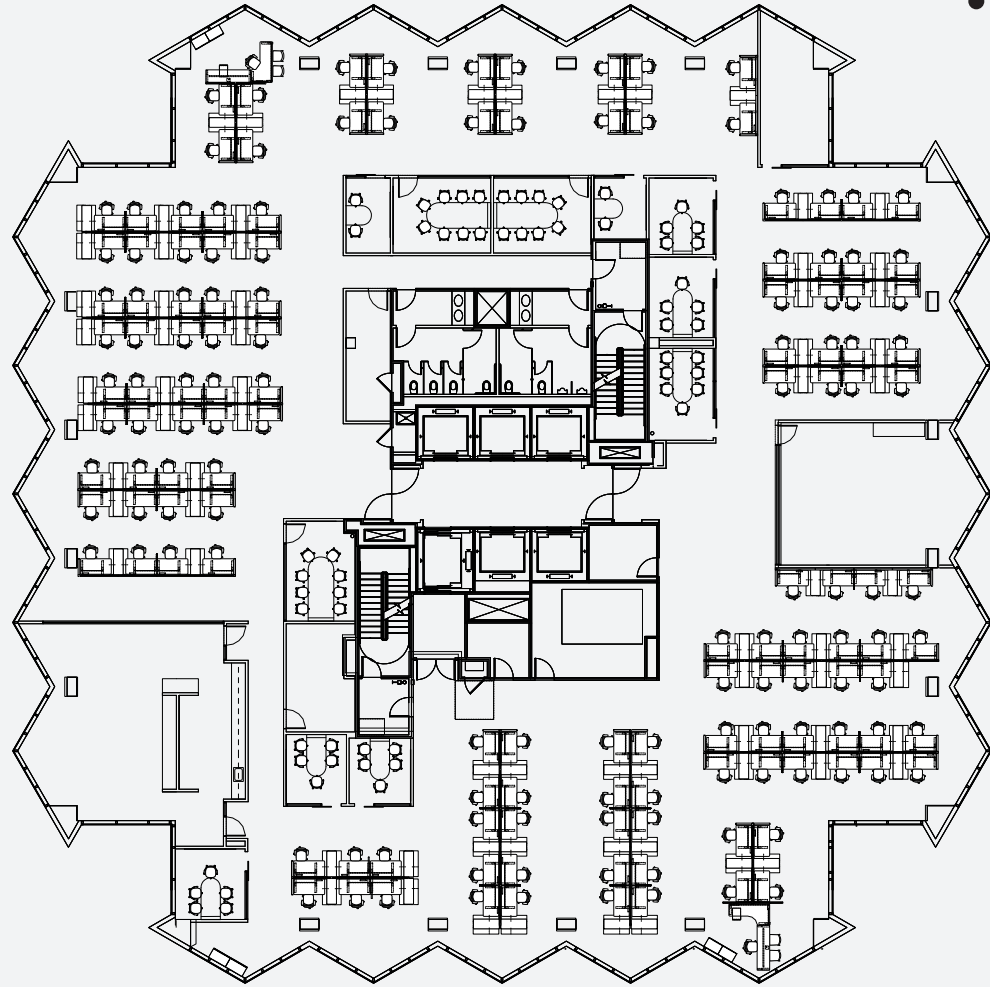
128 Workstations
11 Conference Rooms
Large Training Room
Large Break Room Area



10TH FLOOR

±19,735 SF

137 Workstations
2 Manager Stations
12 Conference rooms
Large Training Room
Large Break Room Area



WALKABLE AMENITIES



106+
FINE DINING



45+
CASUAL DINING



17+
CAFES



13+
PARKING GARAGES



1500+
HOTEL ROOMS



10+
APARTMENT PROJECTS



6+
CONDOMINIUM PROJECTS



ACCESSIBLE TRANSPORTATION

FROM 300 PARK AVE TO
DIRIDON CALTRAIN STATION



10 MIN WALK



5 MIN BIKE RIDE



5 MIN DRIVE



8 MIN DRIVE TO SAN JOSE AIRPORT
40 MIN DRIVE TO SFO



VTA LIGHTRAIL



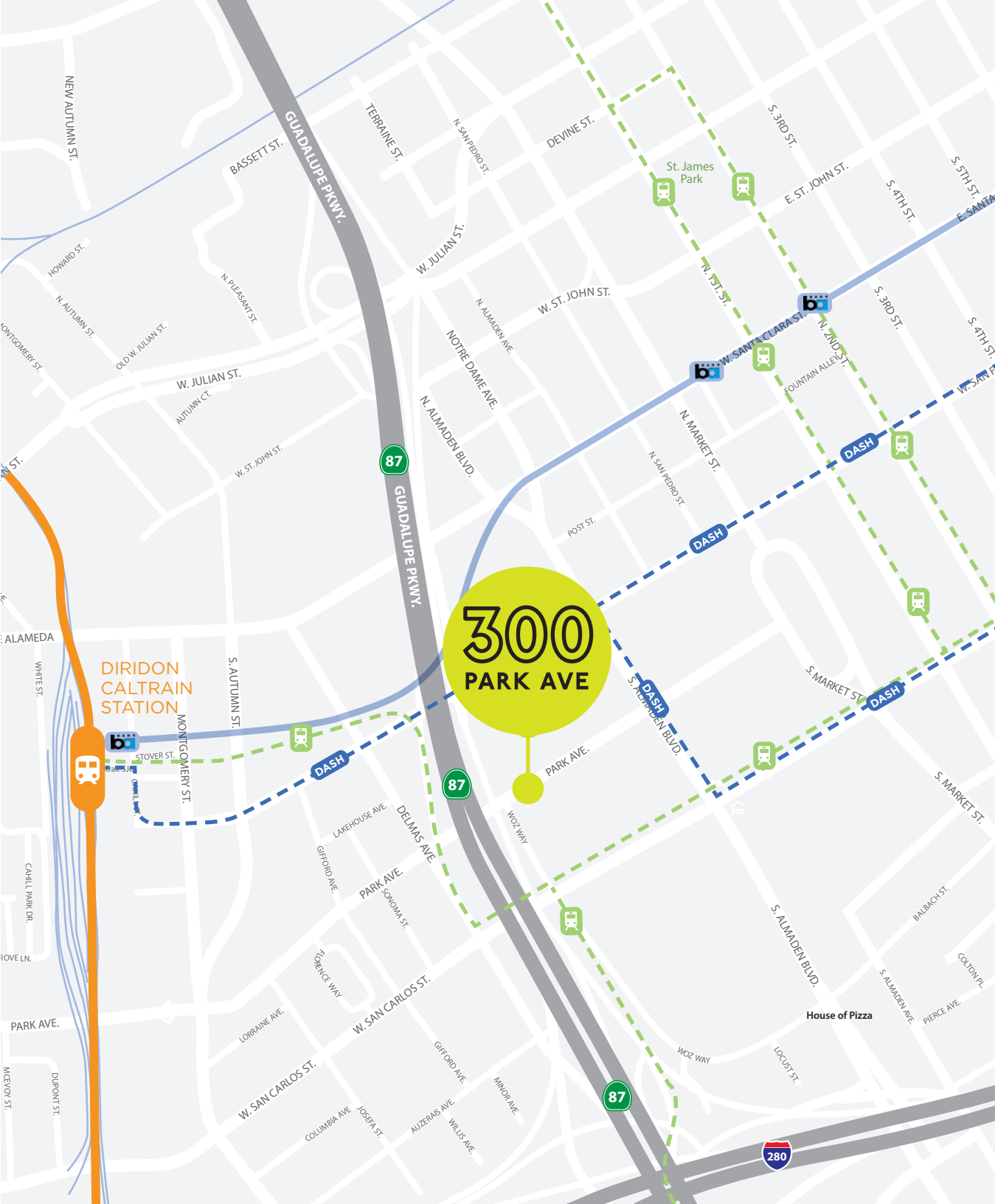
DOWNTOWN SHUTTLE (DASH)



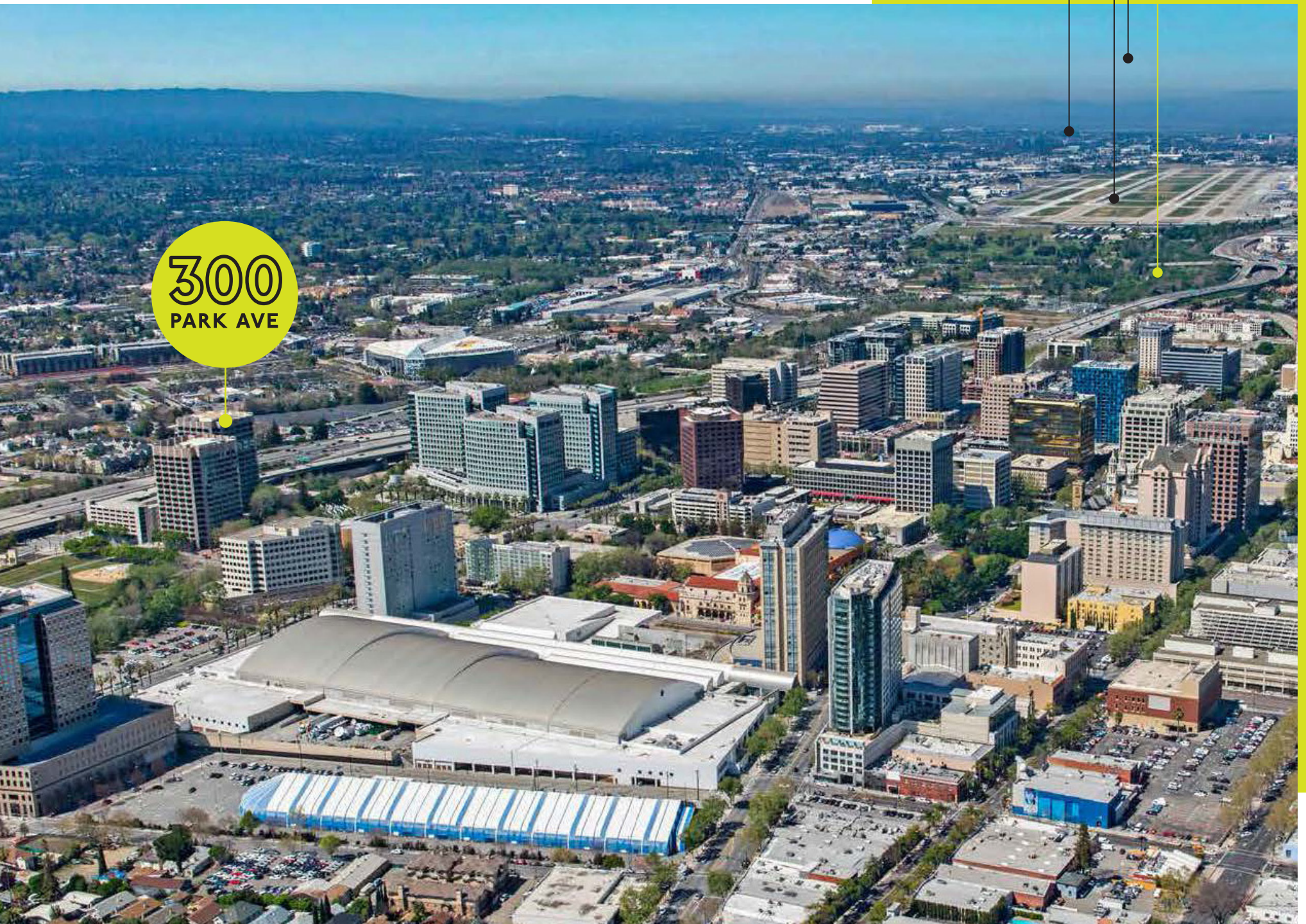
CALTRAIN



PROPOSED BART ROUTE



LOCATION





300 PARK AVE

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