

STEVENSON BUSINESS PARK

40949-40969 Encyclopedia Circle & 40919 Encyclopedia Circle, Fremont



±25,000 - ±91,332 SF AVAILABLE FOR SUBLEASE

PROPERTY FEATURES

- Heavy Power - Up to ±1400 Amps; 100 Amps Service at 277/480 Volts, and a 400 Amp Transformer at 120/208 Volts
- Abundant Parking (3.2/1,000)
- ±12' Clear Height in Office/Manufacturing Areas
- ±26.5 Clear Height in Warehouse
- Located Close to Retail and Restaurants
- Great Access to I-880 via Stevenson Blvd

• Two (2) Spaces Available:

1. 40949-40969 Encyclopedia Circle:
 - » ±91,332 SF
 - » LED: December 31, 2025
2. 40919 Encyclopedia Circle:
 - » ±25,000 SF
 - » LED: December 31, 2025

FOR MORE INFO CONTACT:

VICTOR F. DEBOER

Executive Director
+1 510 891 5804
victor.deboer@cushwake.com
LIC #01910482

JEFF POWERS

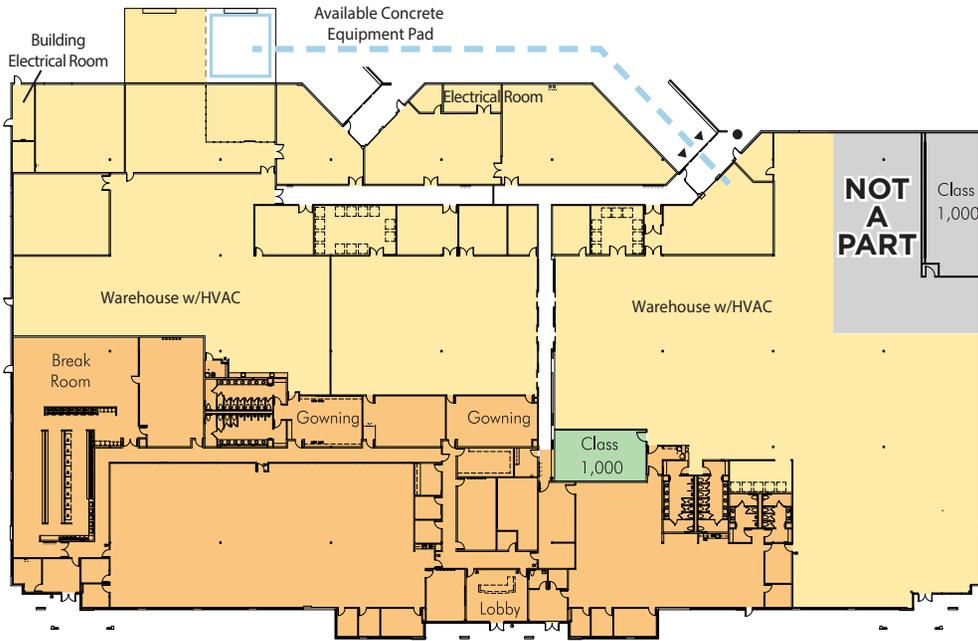
Managing Director
+1 510 891 5821
jeff.powers@cushwake.com
LIC #01332000

MATT YOKLAVICH

Associate
+1 510 267 6030
matt.yoklavich@cushwake.com
LIC #02202140

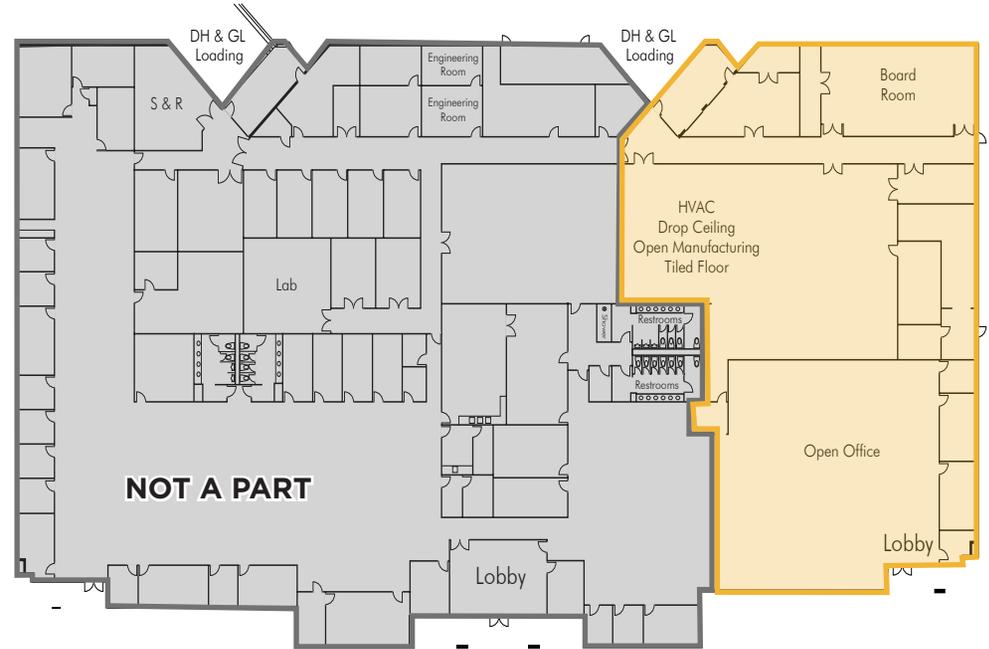
FLOOR PLANS

40949-40969 Encyclopedia Circle



Class 1,000 Clean Room
 Office
 Warehouse w/HVAC

40919 Encyclopedia Circle



FOR MORE INFO CONTACT:

VICTOR F. DEBOER

Executive Director
 +1 510 891 5804
 victor.deboer@cushwake.com
 LIC #01910482

JEFF POWERS

Managing Director
 +1 510 891 5821
 jeff.powers@cushwake.com
 LIC #01332000

MATT YOKLAVICH

Associate
 +1 510 267 6030
 matt.yoklavich@cushwake.com
 LIC #02202140