

# FREMONT OFFICE CENTER

39300 CIVIC CENTER DRIVE & 2201 WALNUT AVENUE, FREMONT



**SCOTT DEVER**  
**Managing Director**

+1 408 615 3457  
scott.dever@cushwake.com  
LIC. 01890552

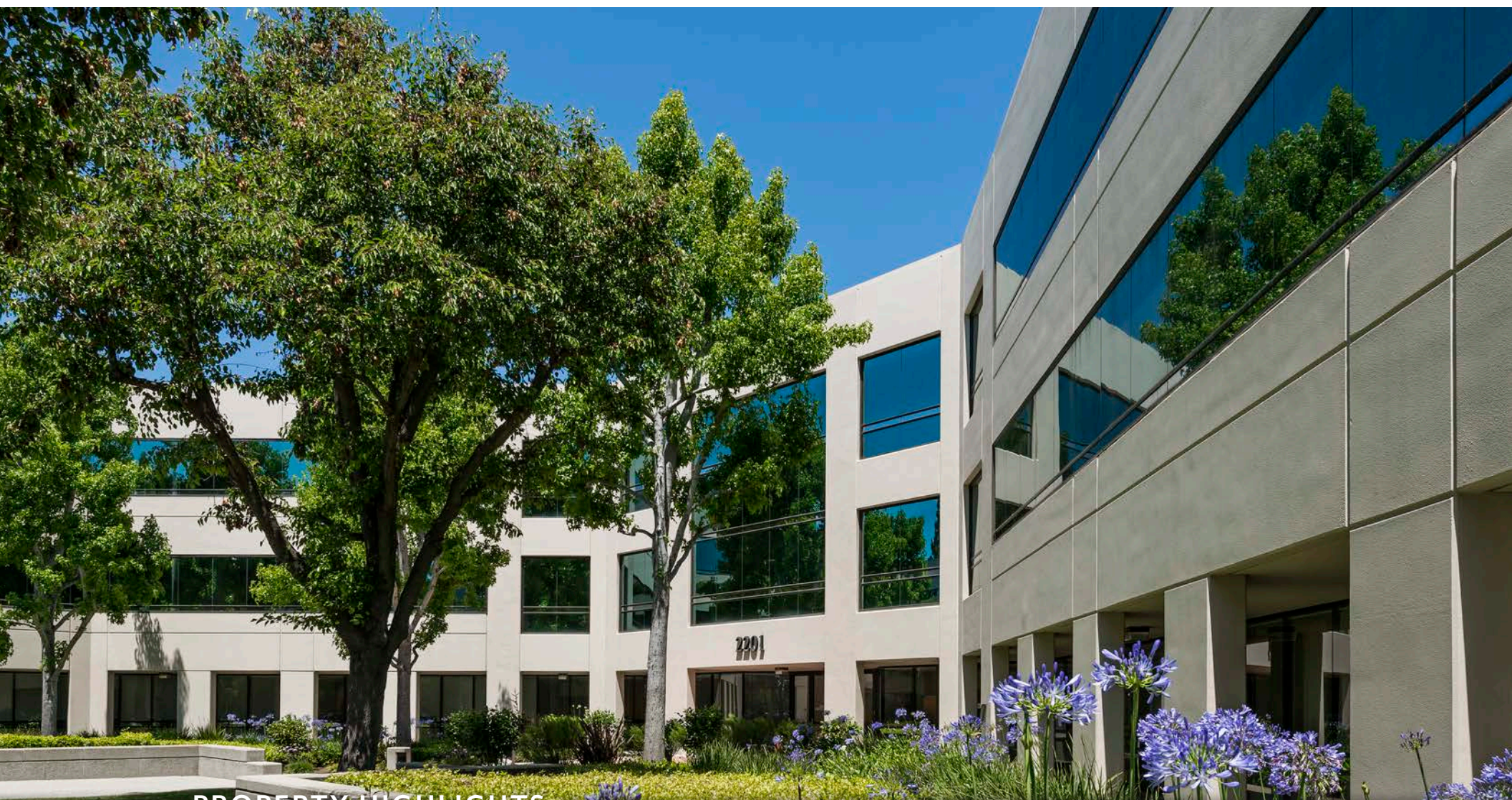
**WALT STEPHENSON**  
**Executive Director**

+1 408 615 3458  
walt.stephenson@cushwake.com  
LIC. 01793438





# FREMONT OFFICE CENTER



## PROPERTY HIGHLIGHTS

- Adjacent to Fremont BART station
- Numerous walkable amenities
- Reputable local ownership
- Onsite services include:
  - Property management
  - Maintenance engineer
  - Day porter
  - Security



# FREMONT OFFICE CENTER



## IDEAL LOCATION

Fremont Office Center is located within walking distance to numerous restaurants, retailers, and many other nearby amenities. With BART located adjacent to the property, Fremont Office Center offers excellent transportation options.



# FREMONT OFFICE CENTER

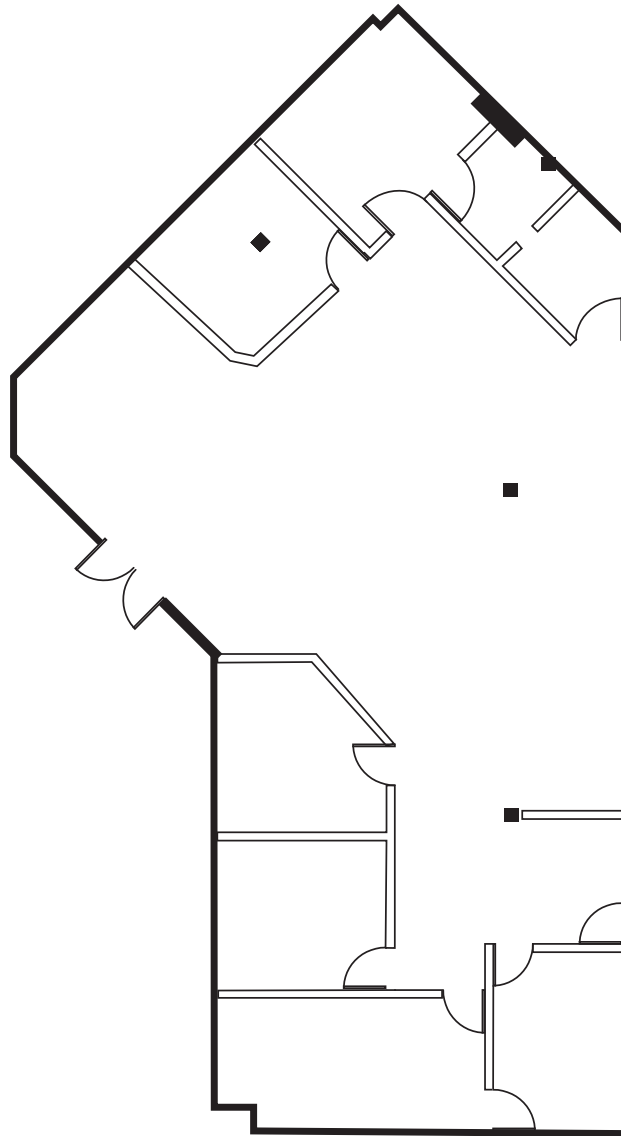
## AVAILABILITY

BUILDING	SUITE	AVAILABLE SQUARE FOOTAGE	MAXIMUM CONTIGUOUS SQUARE FOOTAGE
2201 Walnut Avenue	<a href="#">100</a>	2,871	6,205
39300 Civic Center Drive	<a href="#">360</a>	2,903	8,577
2201 Walnut Avenue	<a href="#">260</a>	3,116	
2201 Walnut Avenue	<a href="#">110</a>	3,334	6,205
39300 Civic Center Drive	<a href="#">340</a>	5,674	8,577
2201 Walnut Avenue	<a href="#">100-110</a>	6,205	6,205
39300 Civic Center Drive	<a href="#">340-360</a>	8,577	8,577
2201 Walnut Avenue	<a href="#">310</a>	11,081	

# FREMONT OFFICE CENTER

**2201 WALNUT AVENUE  
SUITE 100**

±2,871 SF

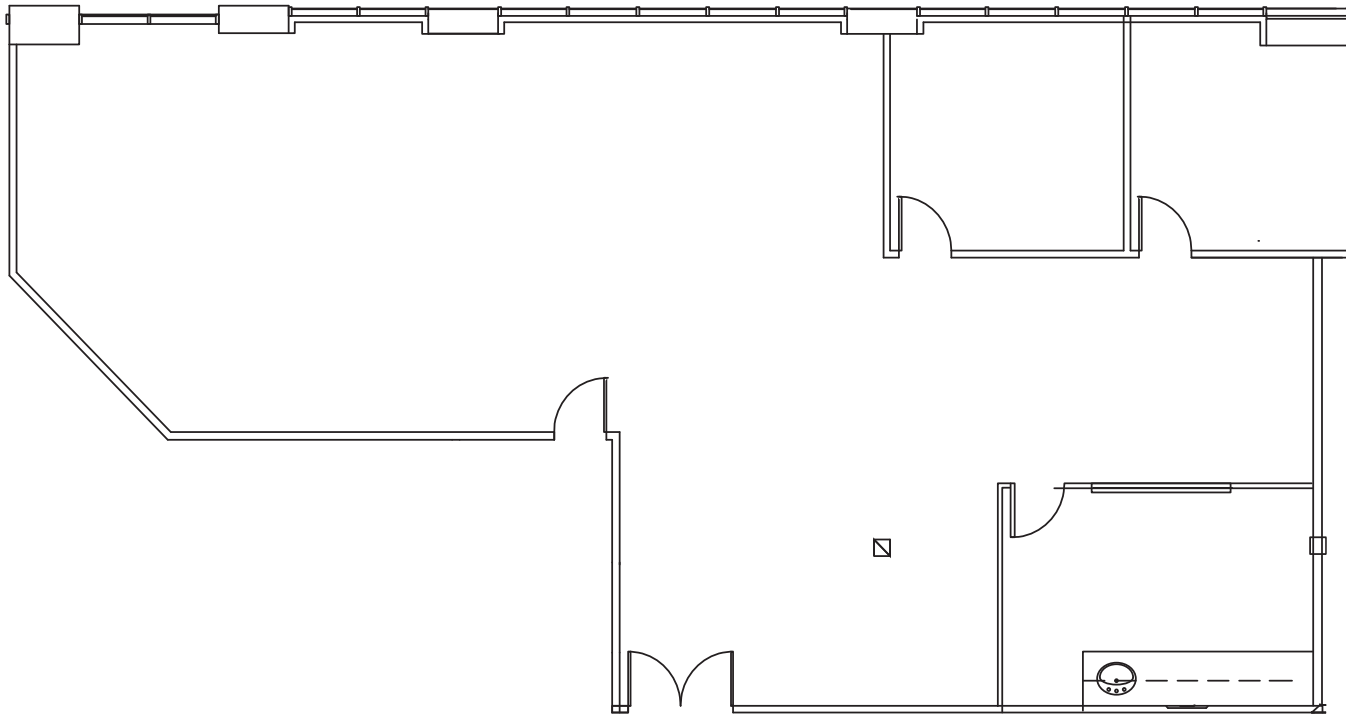


# FREMONT OFFICE CENTER

## 39300 CIVIC CENTER DRIVE SUITE 360

±2,903 SF

*LEASES THROUGH FEBRUARY 28, 2027*

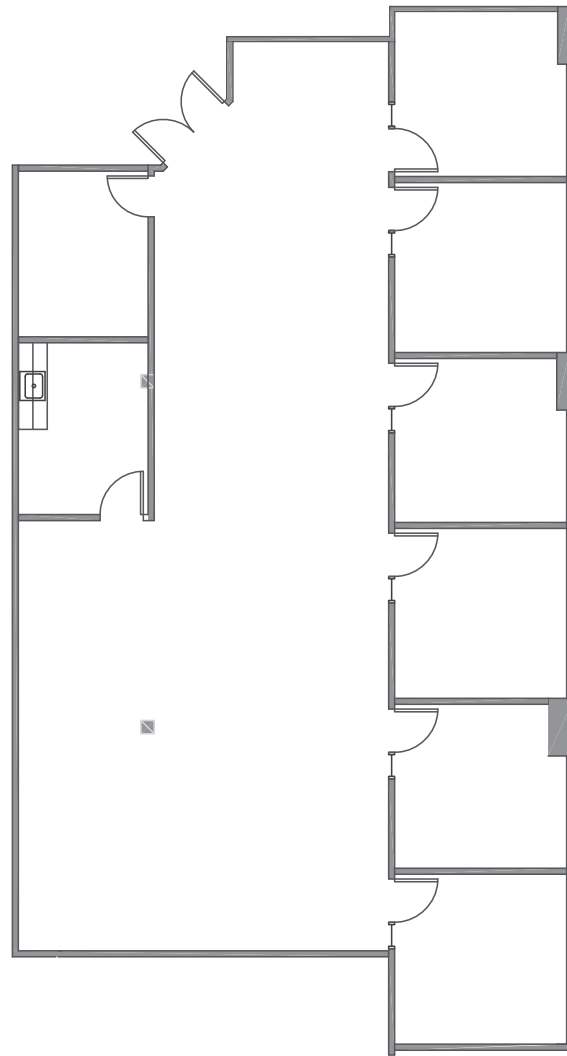


# FREMONT OFFICE CENTER

## 2201 WALNUT AVENUE SUITE 260

±3,116 SF

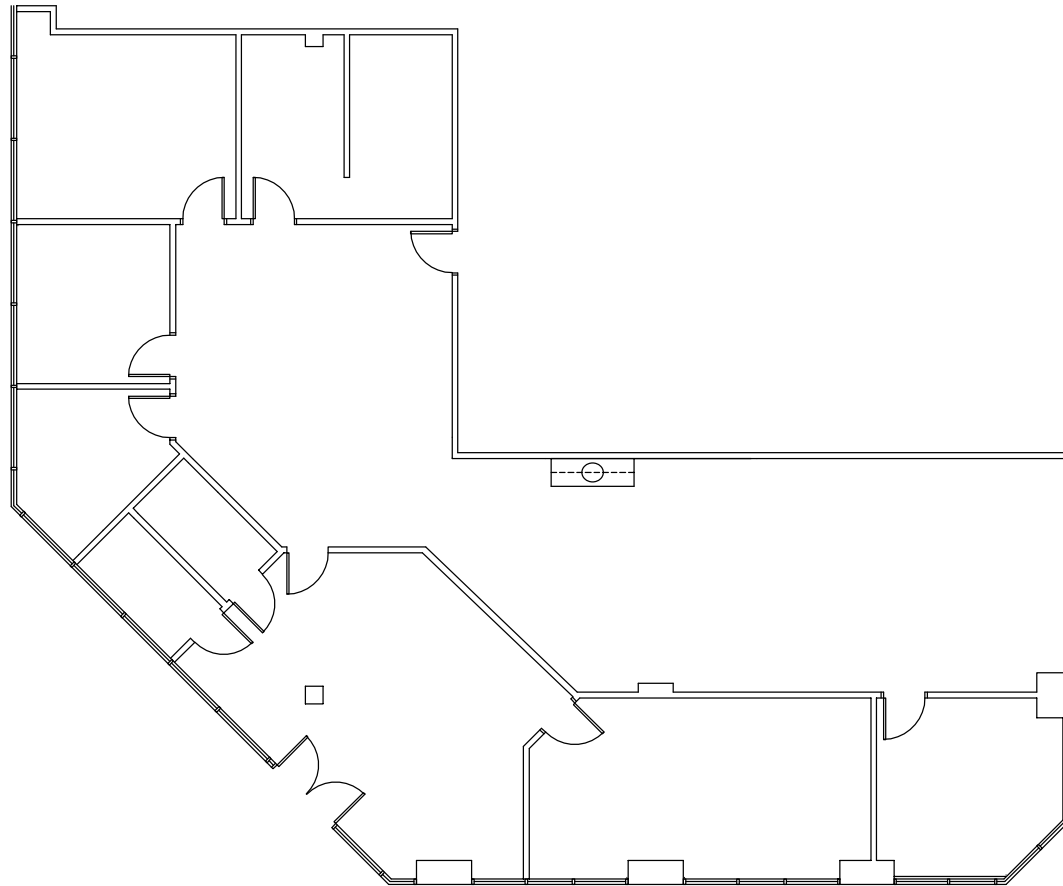
AVAILABLE JANUARY 1, 2026



# FREMONT OFFICE CENTER

**2201 WALNUT AVENUE  
SUITE 110**

±3,334 SF



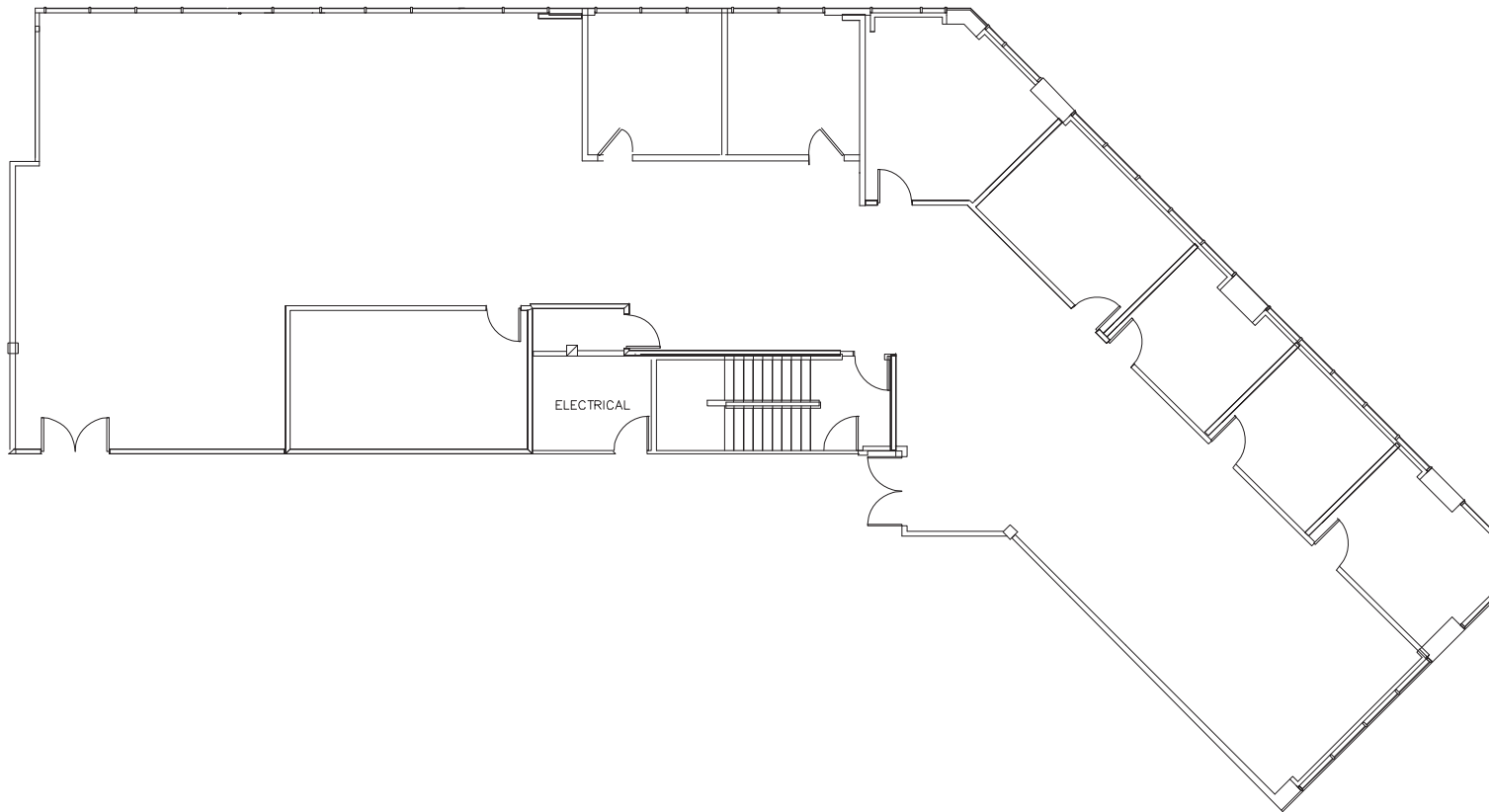


# FREMONT OFFICE CENTER

## 39300 CIVIC CENTER DRIVE SUITE 340

±5,674 SF

LEASES THROUGH FEBRUARY 28, 2027

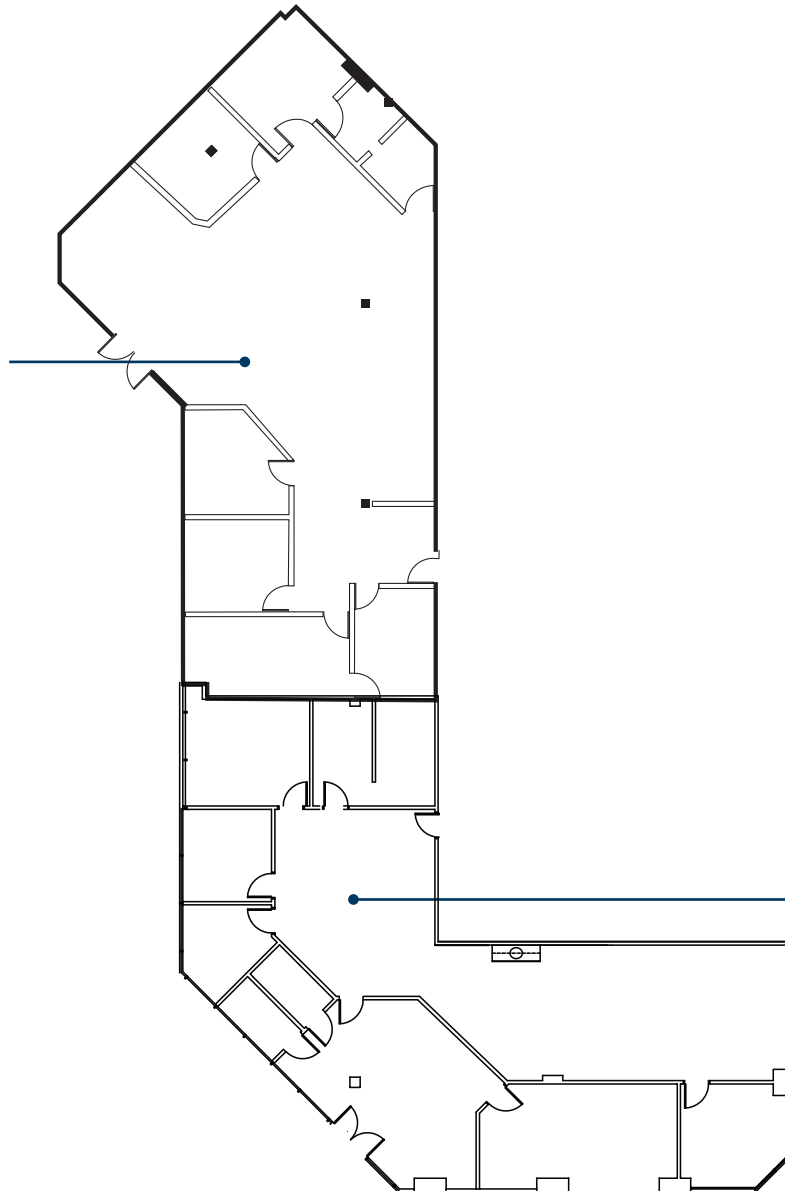


# FREMONT OFFICE CENTER

## 2201 WALNUT AVENUE SUITE 100-110

±6,205 TOTAL SF

**SUITE 100**  
±2,871 SF



**SUITE 110**  
±3,334 SF

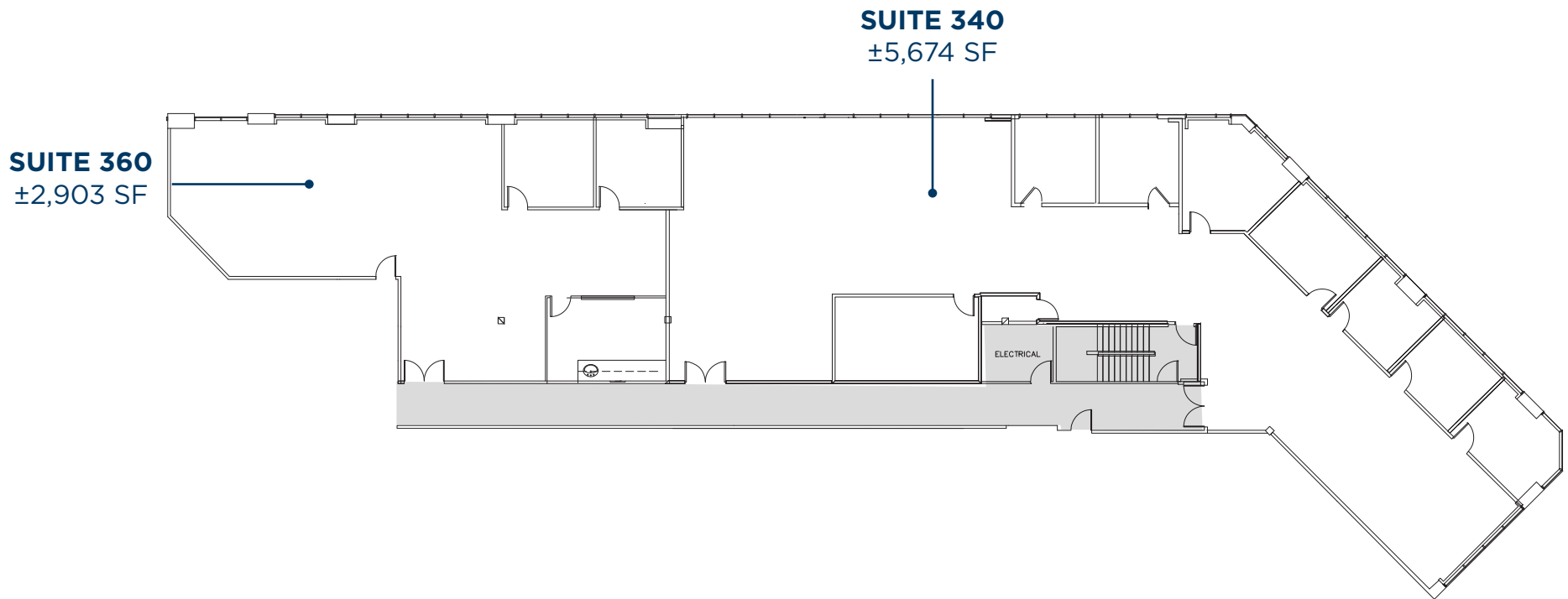


# FREMONT OFFICE CENTER

## 39300 CIVIC CENTER DRIVE SUITES 340-360

±8,577 TOTAL SF

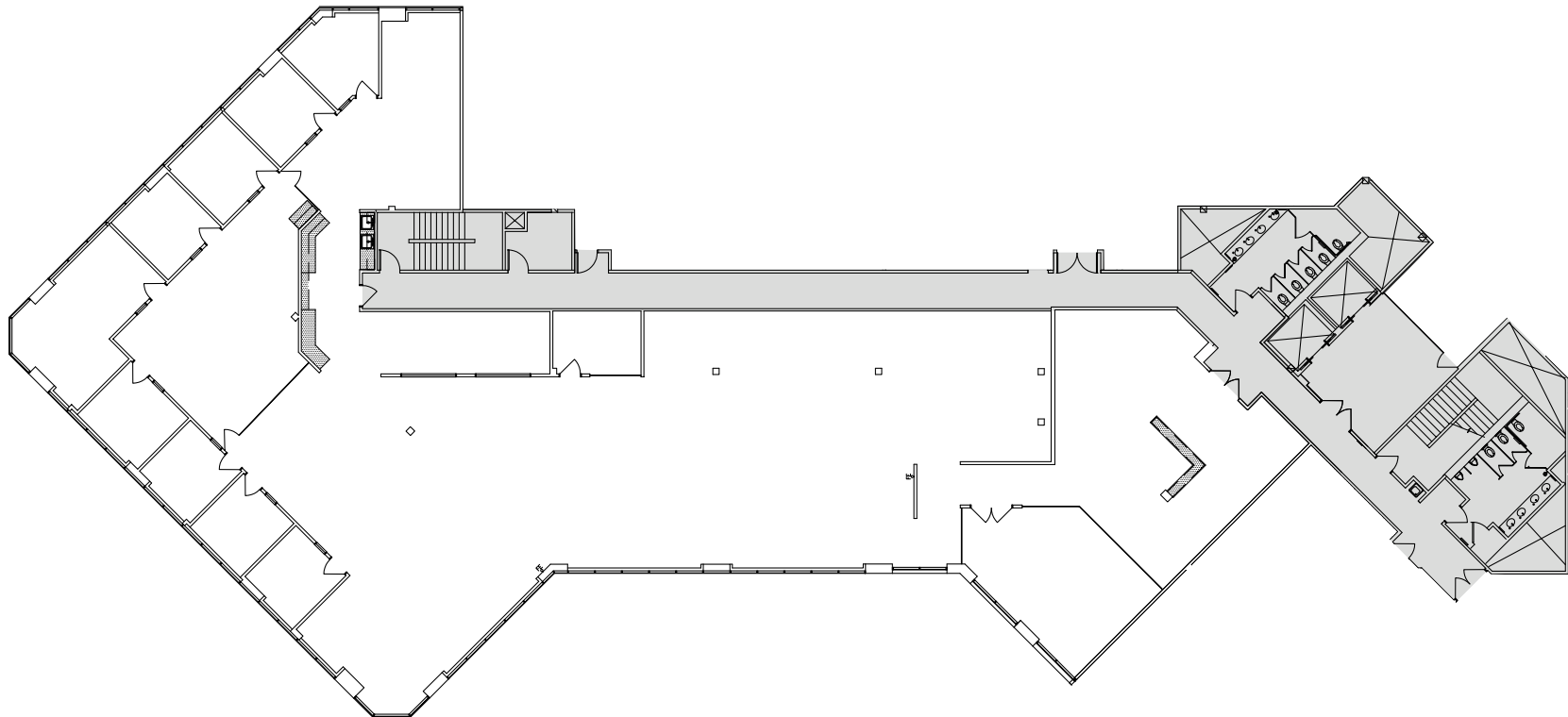
LEASES THROUGH FEBRUARY 28, 2027



# FREMONT OFFICE CENTER

**2201 WALNUT AVENUE  
SUITE 310**

±11,081 SF







## CONTACTS

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