

OFFICE/R&D FOR LEASE
Located in Palo Alto

975

SOUTH
CALIFORNIA
AVENUE

2 Story Class A
FREE STANDING BUILDING



PREMIER STANFORD RESEARCH PARK LOCATION

±54,229 square feet

DIVISIBLE TO 27,266 SQUARE FEET

Walking distance to Caltrain & California Ave

BEN STERN | 650.688.8509
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975
SOUTH CALIFORNIA AVENUE

PHOTO GALLERY



975 S. CALIFORNIA AVE, PALO ALTO | OFFICE/R&D FOR LEASE

PROJECT highlights

2ND
FLOOR

26,963 SQUARE FEET
Available Now

1ST
FLOOR

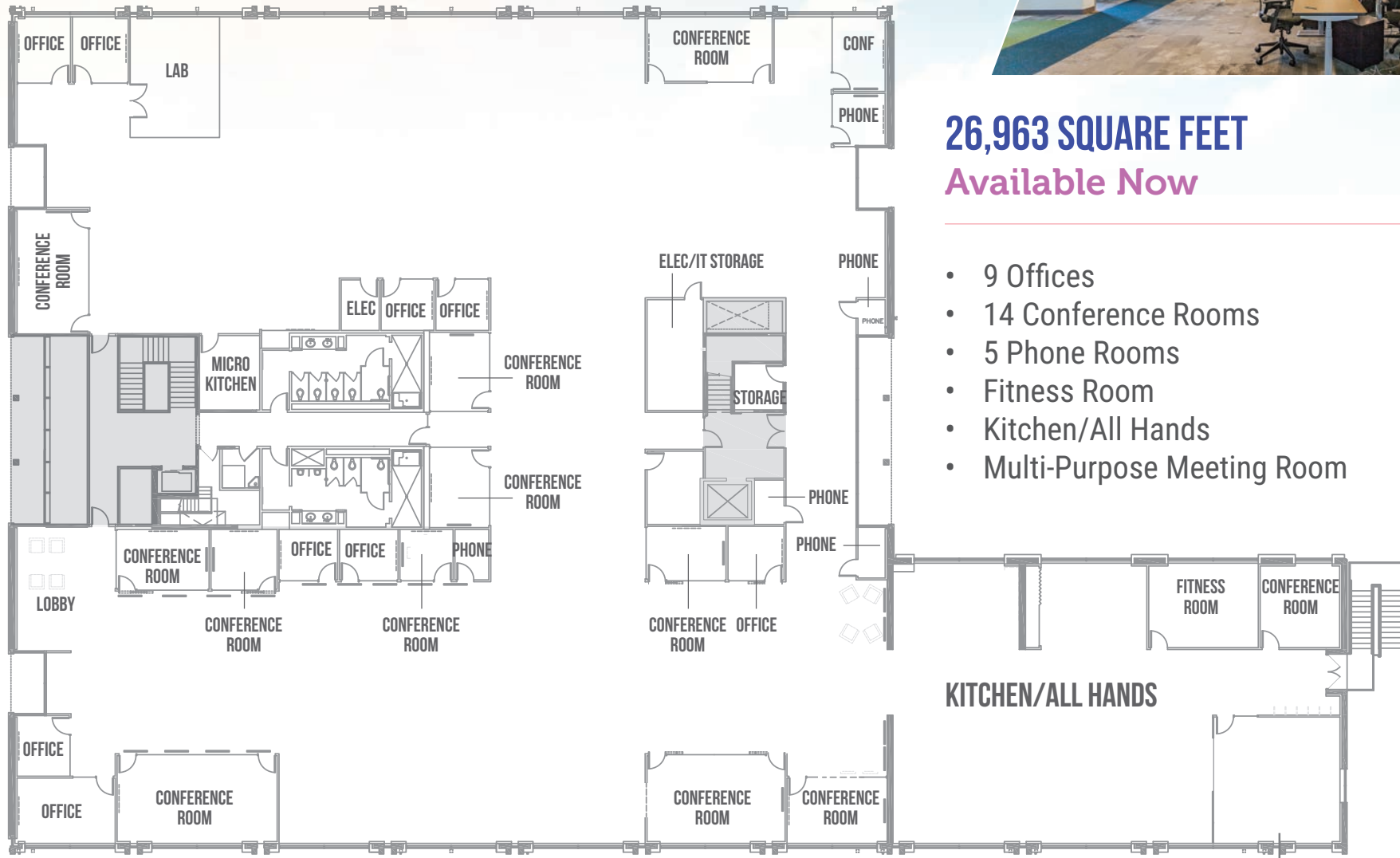
27,266 SQUARE FEET
Available 11/1/19
or Possibly Sooner

- Creative open floorplan
- Concrete floors and exposed ceilings
- Walking distance to California Avenue Amenities, Caltrain (± 0.5 miles/ ± 11 min. Walk), and El Camino Real (± 0.2 miles/ ± 3 min. Walk)
- Building fully renovated in 2012 (including new HVAC)
- Outdoor eating area
- Rollup door with lab possible
- Exterior racks & 4 bike lockers
- Showers and lockers (on both floors)
- 3.35/1000 parking (181 stalls)
- 2 EV charging stations (charges 4 cars)
- 1600 amps @ 277/480 volts, 3-phase
- Fiber optics provided by AT&T
- Call agents to tour

975
SOUTH
CALIFORNIA
AVENUE

FLOORPLANS

// EXISTING second floor



26,963 SQUARE FEET
Available Now

- 9 Offices
- 14 Conference Rooms
- 5 Phone Rooms
- Fitness Room
- Kitchen/All Hands
- Multi-Purpose Meeting Room

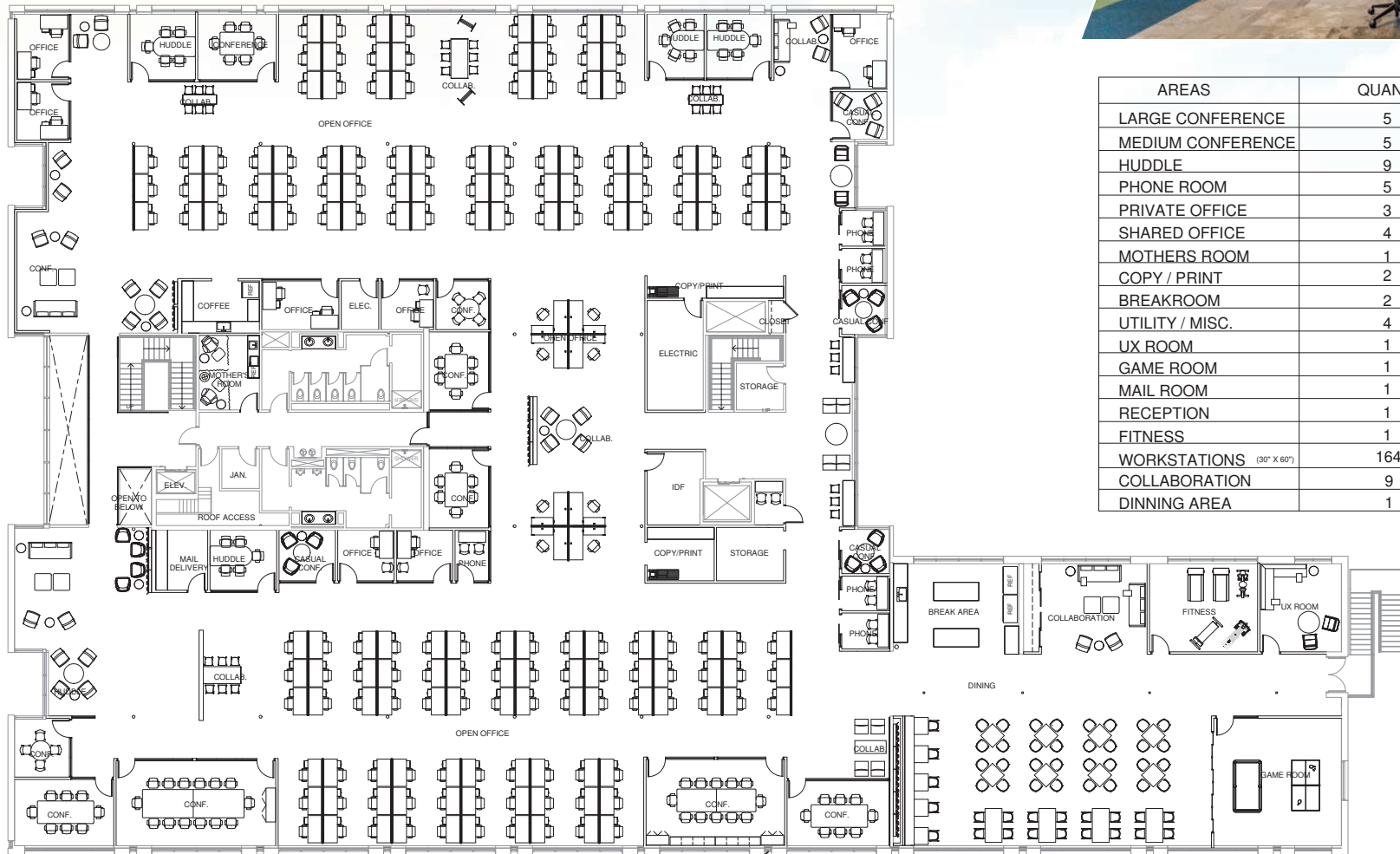
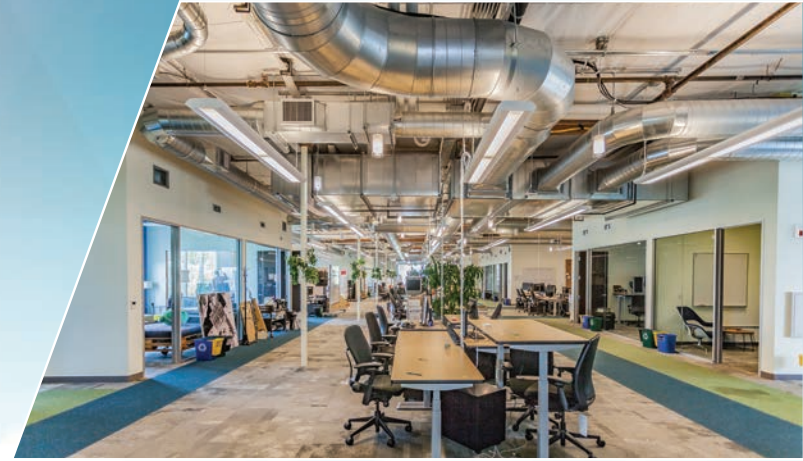
975 S. CALIFORNIA AVE, PALO ALTO | OFFICE/R&D FOR LEASE

GAME ROOM

FLOORPLANS

// HYPOTHETICAL second floor

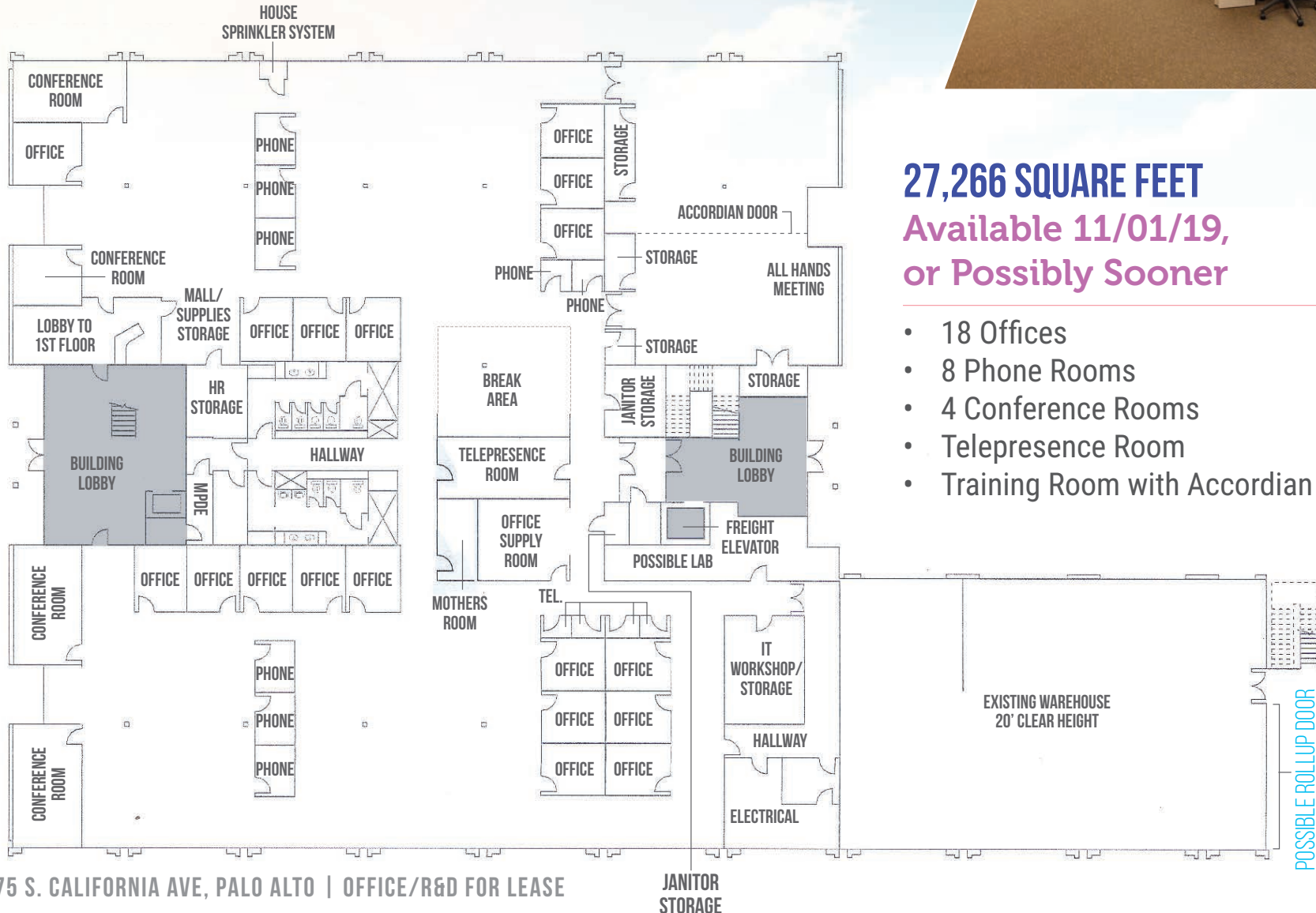
Single Tenant



AREAS	QUANTITY
LARGE CONFERENCE	5
MEDIUM CONFERENCE	5
HUDDLE	9
PHONE ROOM	5
PRIVATE OFFICE	3
SHARED OFFICE	4
MOTHERS ROOM	1
COPY / PRINT	2
BREAKROOM	2
UTILITY / MISC.	4
UX ROOM	1
GAME ROOM	1
MAIL ROOM	1
RECEPTION	1
FITNESS	1
WORKSTATIONS (30" X 60")	164
COLLABORATION	9
DINNING AREA	1

FLOORPLANS

// EXISTING first floor



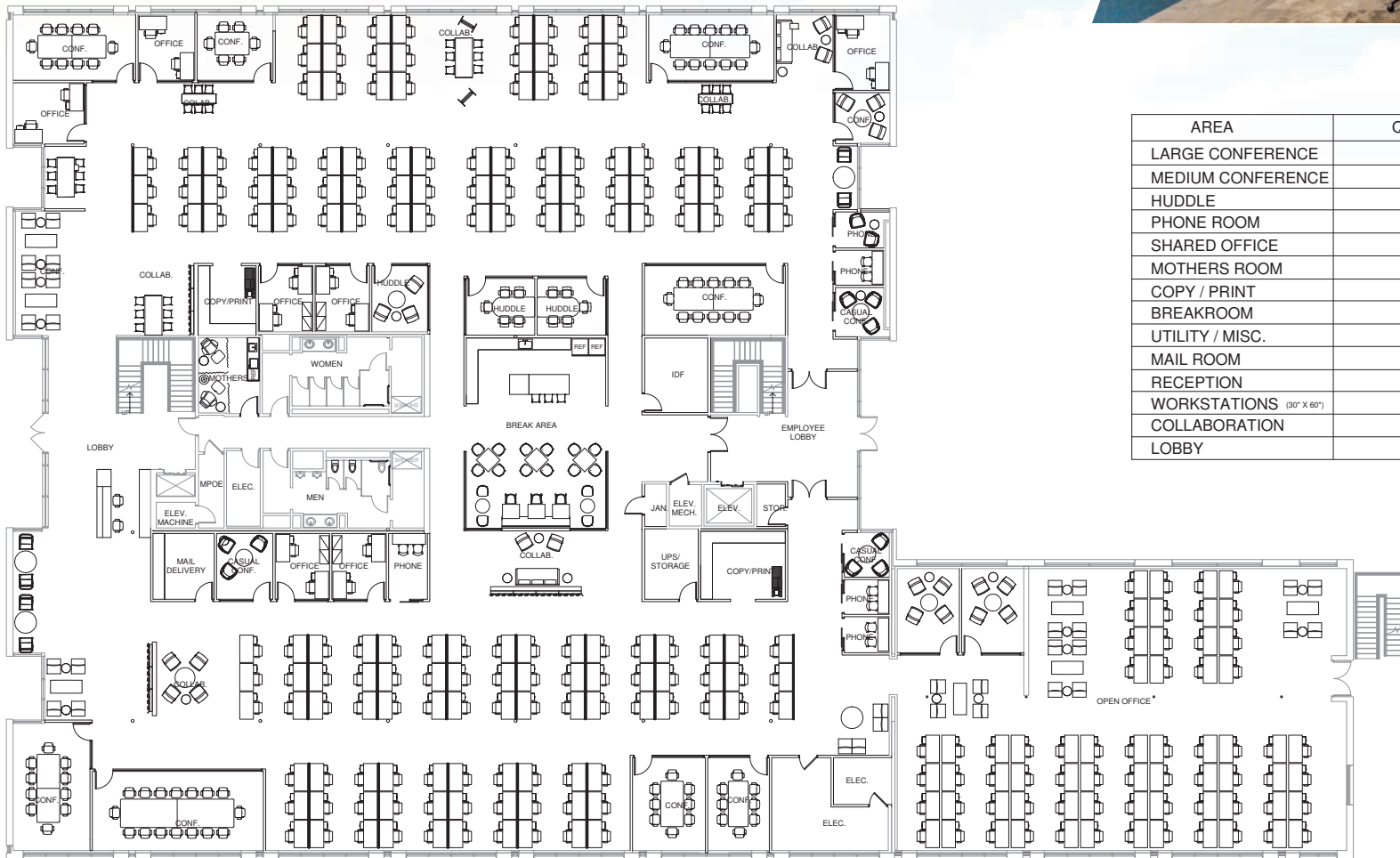
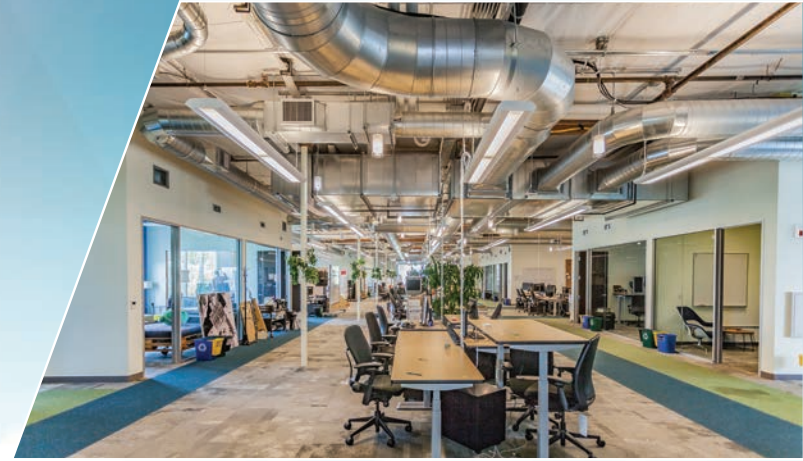
27,266 SQUARE FEET
 Available 11/01/19,
 or Possibly Sooner

- 18 Offices
- 8 Phone Rooms
- 4 Conference Rooms
- Telepresence Room
- Training Room with Accordion Door

FLOORPLANS

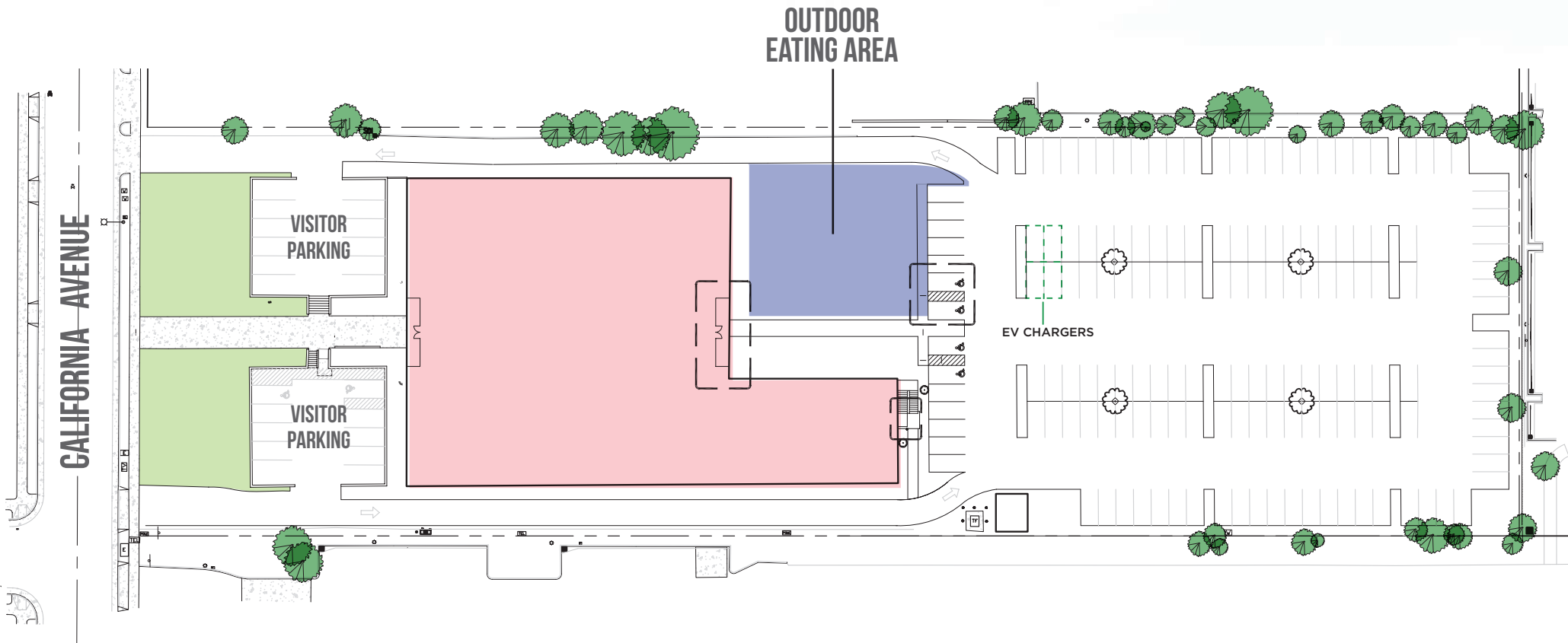
// HYPOTHETICAL first floor

Single Tenant



AREA	QUANTITY
LARGE CONFERENCE	6
MEDIUM CONFERENCE	3
HUDDLE	8
PHONE ROOM	4
SHARED OFFICE	7
MOTHERS ROOM	1
COPY / PRINT	2
BREAKROOM	1
UTILITY / MISC.	5
MAIL ROOM	2
RECEPTION	1
WORKSTATIONS (30" X 60")	172
COLLABORATION	7
LOBBY	2

SITE PLAN



CALIFORNIA AVENUE AMENITIES

Banks

1. Bank of the West
2. Wells Fargo
3. First Republic Bank
4. Bank of America
5. Silicon Valley Bank
First Technology Credit Union
6. Citibank
7. Technology Credit Union
8. Provident Credit Union

Coffee Shops/Markets

1. Starbucks
2. Mollie Stone's Markets
3. Country Sun
4. Printers Cafe
5. Izzy's Brooklyn Bagels
6. Beet Cafe
7. Fambrini's Cafe
8. Starbucks
9. Zombie Runner

Shopping & Services

1. Maximart Pharmacy
2. T-Mobile
3. Avalon Yoga
4. Village Flower Shop
5. AT&T
6. Mike's Bikes
7. Fry's Electronics
8. GreenEarth Cleaning
11. Keeble & Shuchat Photography
12. Pure Barre
13. Xfinity
14. CineArts
15. Verizon Wireless

Restaurants

1. Caffe Riace
2. La Bodeguita Del Medio
3. Pastis
4. Mediterranean Wraps
5. The Counter
6. Antonio's Nut House
7. Jin Sho
8. Terun
9. Palo Alto Sol
10. Spice Kit
11. Anatolian Kitchen
12. Baume
13. Palo Alto Pizza Co
14. Peking Duck
15. Bistro Elan on Birch St.
16. Chipotle
17. Odori Sushi
18. Cardinal Sushi
19. Vitality Bowls
20. Pizza Studio
21. CALAVE Wine Bar
22. Cafe Pro Bono
23. Cafe Brioche
24. The Fish Market



49 Minutes to San Francisco via Caltrain

To Highway 101
1.9 Miles / 5 Minutes

DOWNTOWN PALO ALTO



Sand Hill Rd

Alma St

Downtown CA Ave.



Oregon Expwy



To Stanford University
2.0 Miles / 6 Minutes

To Interstate 280
3.25 Miles / 7 Minutes

El Camino Real


California Ave

Alma St

El Camino Real

WITHIN WALKING DISTANCE TO

- > California Avenue Amenities
- > Caltrain (±0.5 miles/±11 min. Walk)
- > El Camino Real (±0.2 miles/±3 min. Walk)




34 Minutes to San Jose via Caltrain

Page Mill Rd

STANFORD RESEARCH PARK

Foothill Expwy

975 S. CALIFORNIA AVE, PALO ALTO | OFFICE/R&D FOR LEASE

Arastradero Rd

AERIAL



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