

3500 GATEWAY BLVD.

FREMONT, CA



±64,383 SF AVAILABLE FOR LEASE

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PROPERTY HIGHLIGHTS

- ±64,383 Square Foot Standalone Building for Lease
- Partial 2-Story With Flexible Floor Plans
- 50% Office / 50% Warehouse & Manufacturing
- 4.07 Acre Corner Lot in Bayside Park
- 2,000 Amps @ 277/480v
- 3/1,000 Parking Ratio (More Possible)
- 24-28 Ft Clear Height Throughout
- 4 Loading Docks & 1 Oversized Grade Level Door
- 2 Restroom Cores w/ Showers & Saunas
- Large Cafeteria w/ Outdoor Patio Area
- 100% Fire Sprinklered
- Secure Gated Yard Space
- Existing Storage Racks Available
- Multiple Monument Signs
- Easy Access to I-880, I-680, and Hwy 237
- Minutes From New Warm Springs BART Station



INTERIOR PHOTOS



OFFICE PHOTOS

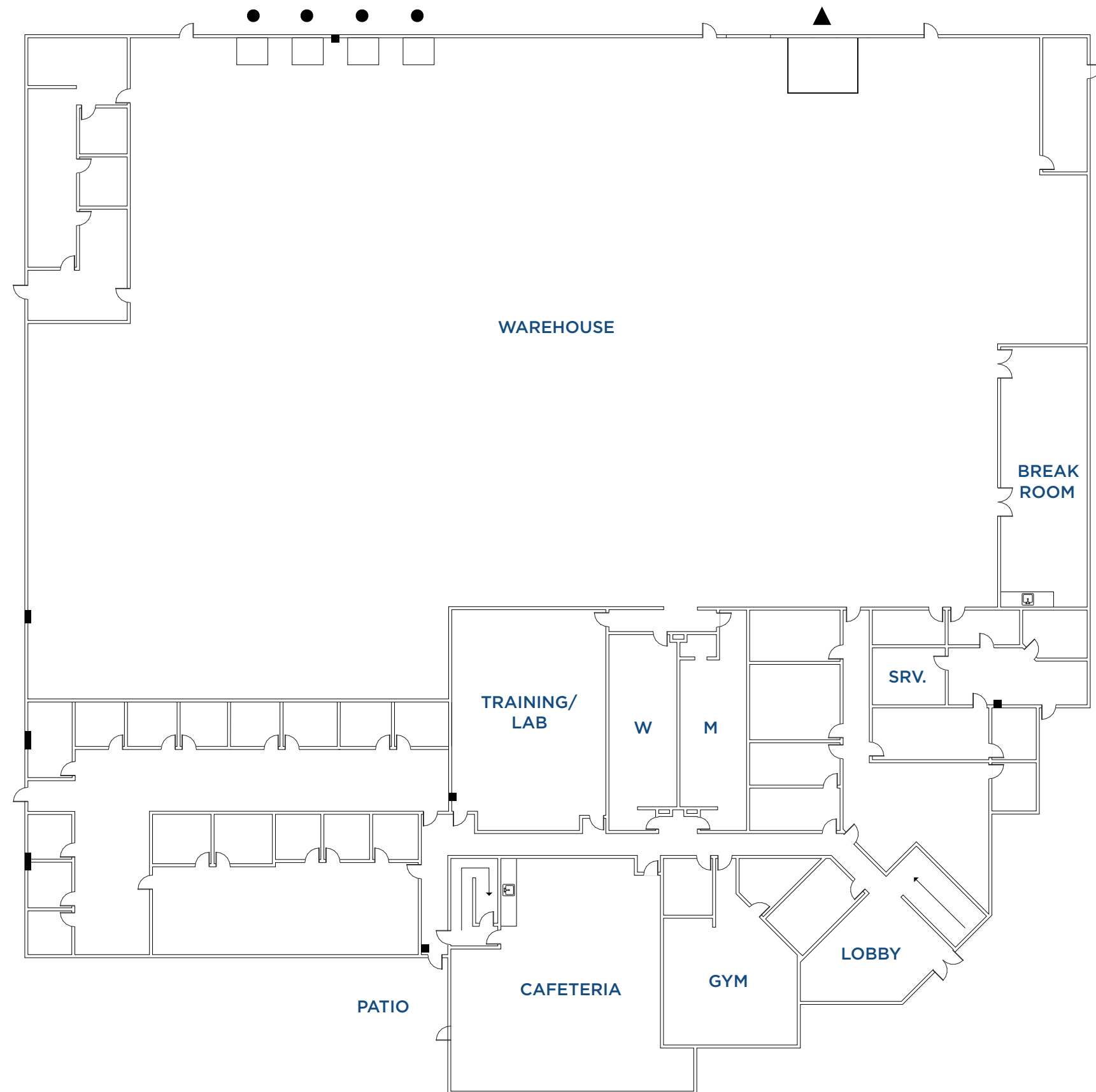


WAREHOUSE PHOTOS



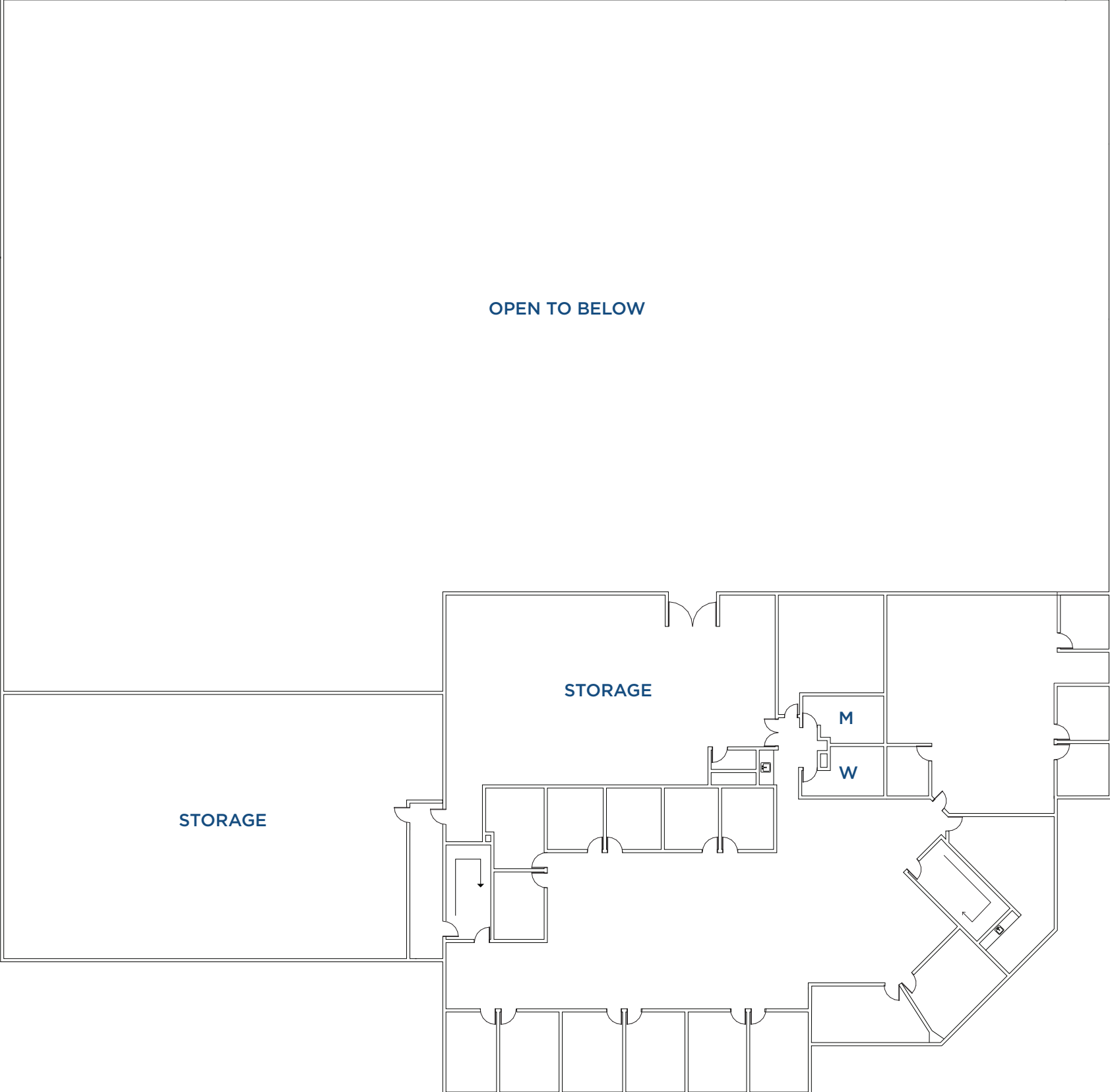
1ST FLOOR

- 4 Office Areas
- 25 Private Offices
- 5 Conference Rooms
- Training Room/Lab
- Cafeteria & Patio Area
- Gym
- Server Room
- Copy Room
- Restroom Core
- Showers & Saunas
- Warehouse Break Room
- Warehouse Office Space
- 4 Loading Docks (●)
- 1 Grade-Level Door (▲)



2ND FLOOR

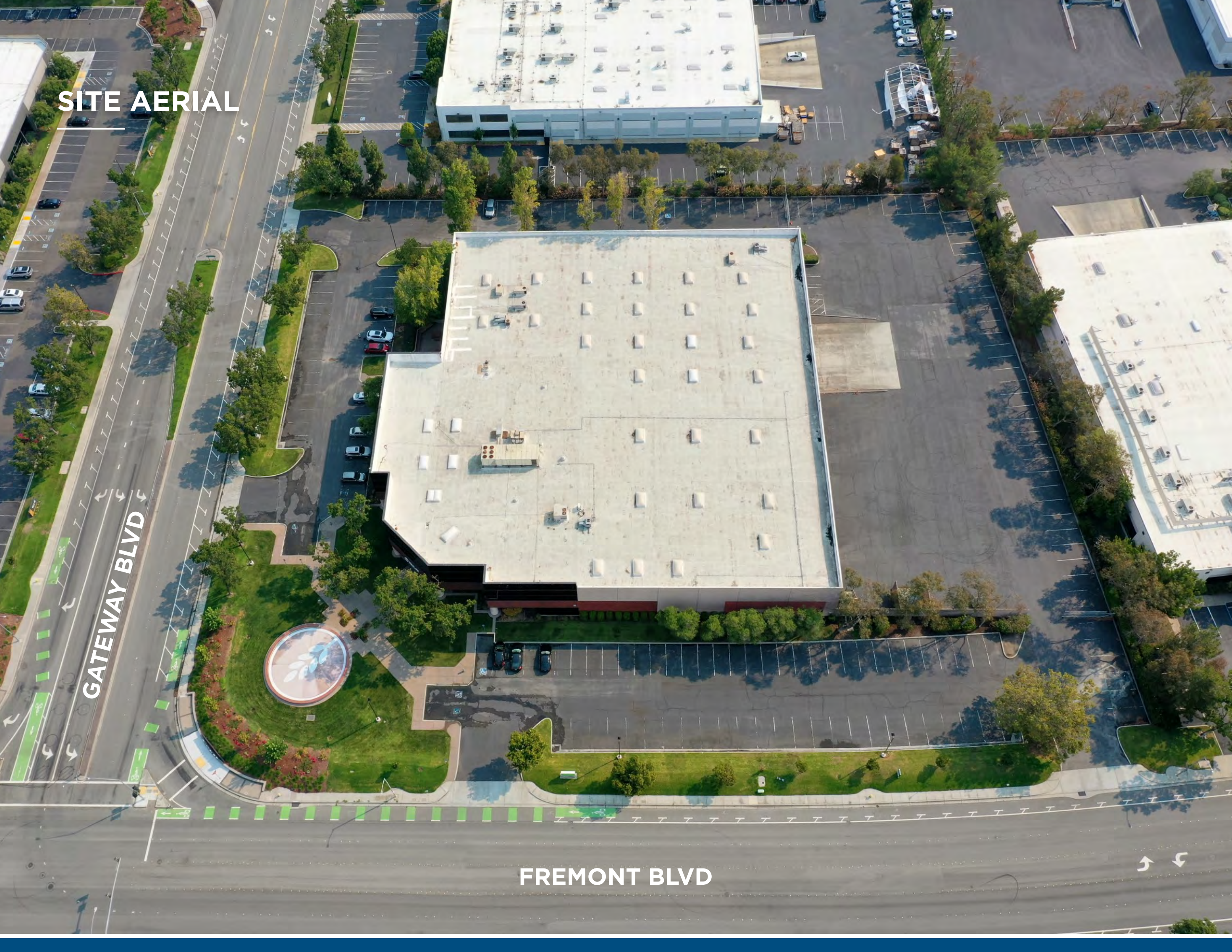
- 2 Office Areas
- 15 Private Offices
- 1 Board Room
- 2 Conference Rooms
- 2 Large Storage Rooms
- 2 Coffee Bars
- 2 Copy Rooms
- Restroom Core



SITE AERIAL

GATEWAY BLVD

FREMONT BLVD



AERIAL MAP



Walgreens
CVS
usbank
citibank
Carl's Jr.
KFC
Starbucks
Jack in the box

BART
ba
WARM SPRINGS STATION

Chevron
McDonald's
SUBWAY
QOCHON
VINCE'S CAFE

Bay Club

HYATT PLACE

COURTYARD
Marriott

SEAGATE

WARREN AVE

MISSION BLVD

KATO RD

Mentor Graphics

PROLOGIS

T

stryker

BART
ba
FUTURE BART SHUTTLE STOP

CORSAIR

ULINE

Rapiscan
systems

pony.ai

GATEWAY BLVD

Apple

YES

3500 GATEWAY

T

FREMONT BLVD

BART
ba
FUTURE BART SHUTTLE STOP

BART
ba
FUTURE BART SHUTTLE STOP



FOR MORE INFORMATION, PLEASE CONTACT:

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