

BAYTECH

CLASS A OFFICE / R&D
±74,012 SF
AVAILABLE NOW

150 - 180 BAYTECH DR.
SAN JOSE, CA 95112



POTENTIAL FULL CAMPUS OPPORTUNITY TOTALING ±301,000 SF

PROJECT DETAILS & AMENITIES

CLASS A OFFICE / R&D BUILDING TOTALING ±74,012 SQUARE FEET

- Built in 1997
- 16'6" floor-to-floor
- Ideal for high tech office, research and development users
- Highway 237 frontage and signage visibility opportunities
- On-site parking at a ratio of 3.3/1,000
- Courtyard and landscape upgrades completed
- Showers and lockers
- Web-based building automation system for HVAC and lighting
- Fiber-optic service
- Easy access to Highway 237 and Interstates 880 and 101
- Excellent North San Jose location with convenient access to nearby amenities and San Jose International airport

MARK BODIE
tel +1 650 480 2212
mark.bodie@am.jll.com
License #: 01941415

SCOTT MATHISEN
tel +1 650 480 2182
scott.mathisen@am.jll.com
License #: 00898695



INTERIOR RENDERINGS



CAMPUS RENOVATIONS RECENTLY COMPLETED

±301,000 SF FULL CAMPUS POTENTIALLY AVAILABLE

- Bocce Ball Court
- Central Water Feature
- Green Wall Privacy Screens
- Site Lighting; Pole Lights
- New Hardscape; Concrete, Decomposed Granite, Calstone Pavers
- New Landscape; Ground Cover, Lawn Area, Raised Berm, Shrubs, and Trees
- Fixed Shade Structures; Right Triangle Shade Sails
- Site Furnishings: Chairs, Teak Benches, and Tables

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AVAILABILITY

±74,012 SF AVAILABLE NOW

±301,000 SF FULL CAMPUS POTENTIALLY AVAILABLE



- 180 BAYTECH DR.
RSF: ±74,012 SF
Available: 90 Days Notice
- 170 BAYTECH DR.
RSF: ±76,802 SF
Potentially Available
- 160 BAYTECH DR.
RSF: ±76,000 SF
Potentially Available
- 150 BAYTECH DR.
RSF: ±74,000 SF
Potentially Available

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AREA AMENITY MAP

CONVENIENT NORTH SAN JOSE LOCATION



RESTAURANTS

- 1 Rosita's De Basilio Deli & Market
- 2 Vahl's Restaurant & Cocktail
- 3 Maria Elena's of Alviso
- 4 Five Guys
- 5 Chick Fil A
- 6 Sento Sushi
- 7 Subway
- 8 Pho Khang
- 9 David's
- 10 Joe's Chinese Fast Food
- 11 Amarin Thai
- 12 Mexicali Grill
- 13 Bennigans
- 14 Tomatina
- 15 In N' Out Burger
- 16 Banana Leaf
- 17 Mayflower
- 18 Loving Hut
- 19 Black Angus Steakhouse
- 20 Pedro's Restaurant & Cantina
- 21 McDonalds
- 22 Starbucks
- 23 Kerrie's Cafe

SHOPPING/GROCERY

- 1 Fresh & Easy
- 2 Marina Market
- 3 Target
- 4 Fairway Glen Shopping Center
- 5 Milpitas Shopping Center

LODGING & CONFERENCE FACILITIES

- 1 Extended Stay America San Jose/Santa Clara
- 2 HYATT House San Jose/Silicon Valley
- 3 HYATT Regency Santa Clara
- 4 Hilton Santa Clara
- 5 Santa Clara Marriott
- 6 Aloft (Under Construction)

ADDITIONAL POINTS OF INTEREST

- 1 Alviso Health Center
- 2 Pin High Golf Center
- 3 AMC Mercado 20
- 4 California's Great America Theme Park
- 5 Santa Clara Convention Center
- 6 Bank of America
- 7 U.S. Post Office
- 8 Levi's Stadium

CA 237

237

Highway 237
frontage access



2-3 Miles

2-3 miles to I-880 to
East bay or I-101 to San
Francisco



5.9 Miles

to San Jose
International Airport



6.3 Miles

To CalTrain station

Baytech Business Park offers 300,000 square feet of beautifully landscaped office and R&D space ideal for high tech users. The business park is conveniently located in North San Jose with easy access to area restaurants and services. Offering visibility directly from Highway 237, Baytech Business Park is accessible from 101, 880 and less than 15 minute drive from San Jose International Airport.

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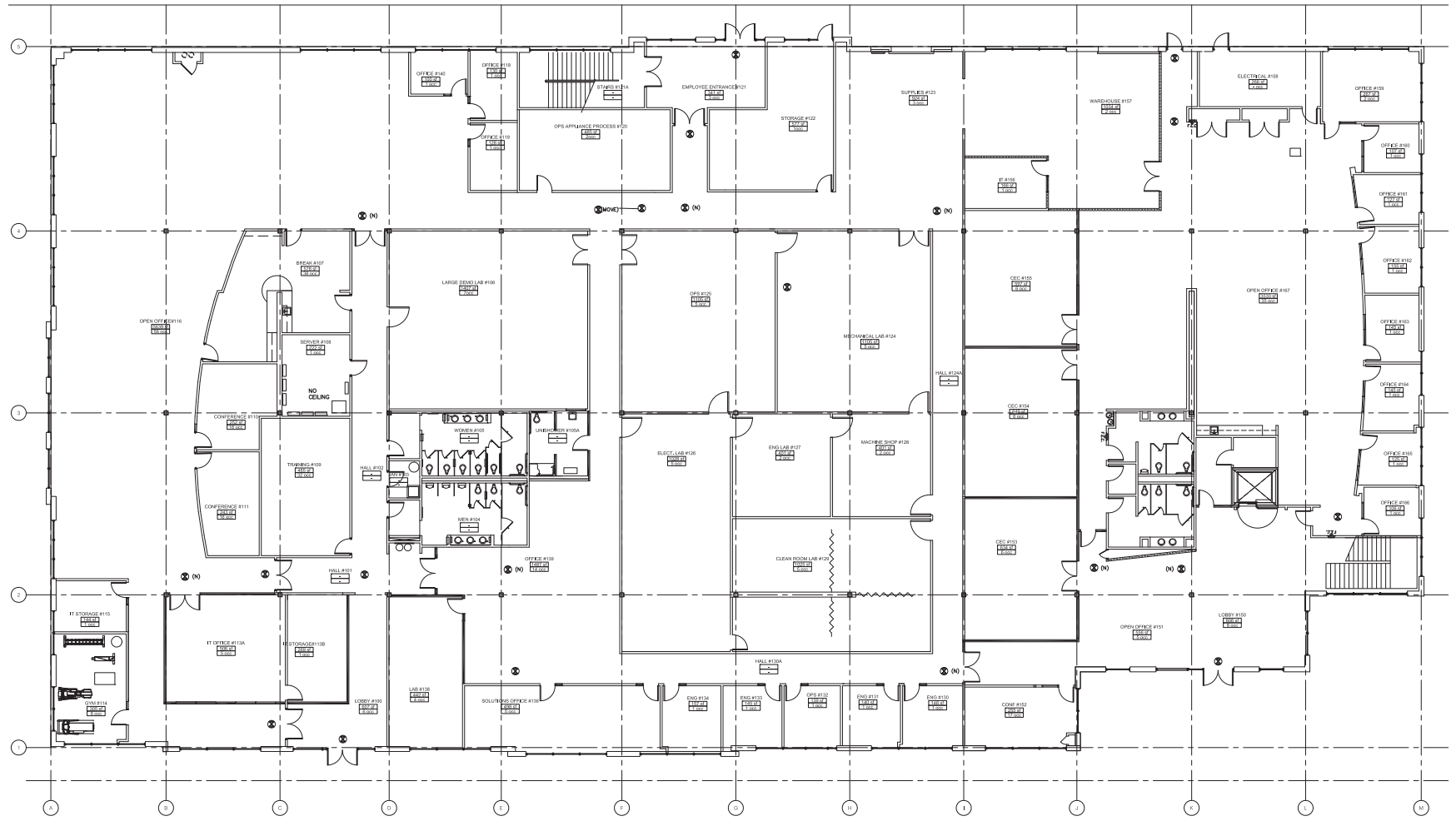
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FIRST FLOOR - ±37,006 SF

AVAILABLE SPACE
180 BAYTECH DRIVE
±74,012 sq. ft.

FLOOR PLAN



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AVAILABLE SPACE

180 BAYTECH DRIVE
±74,012 sq. ft.

SECOND FLOOR - ±37,006 SF

FLOOR PLAN



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Jones Lang LaSalle Brokerage, Inc.
License #: 01856260