

SUNNYVALE TECH COMMONS



now available for **LEASE!**

920/950 DEGUIGNE DRIVE | SUNNYVALE, CALIFORNIA

Jeff Arrillaga ♦ 408.982.8478

Byron Renfro ♦ 408.955.1402

±58,160 - 129,550 sf

with physical transformation in progress



Newmark
Cornish & Carey

ORCHARD
COMMERCIAL

project highlights

AVAILABLE FOR LEASE

Exceptional opportunity to lease of institutional quality office/R&D space on a 10.33 acre campus with an enormous collaborative amenity courtyard currently under renovation

New central courtyard and renovations to the exterior entry and lobby of 950 DeGuigne Drive

Three two-story buildings featuring extensive window lines, abundant natural light, expansive open floor plates and generous slab-to-slab heights of 12-14 feet

920 DeGuigne server room has two 30 ton dedicated Liebert systems and a large Mitsubishi UPS for the building





project **location**

920/950 DEGUIGNE DRIVE

Close proximity to hundreds of new housing units in a pedestrian-friendly neighborhood surrounded by Fortune 500 companies

Strategically located one mile from Highway 101 just off of the Central and Lawrence Expressways in the heart of Silicon Valley

Renovated interiors (2011) with showers and lockers and large all-hands space/cafeteria adjacent to outdoor landscaped courtyard, fountain area, and volleyball court

2,000 amps, 277/480 volt, 3-phase electrical power to each building, loading docks at 920 and 950 DeGuigne Drive, and back-up generator and state-of-the-art server room at 920 DeGuigne Drive

Parking ratio of 3.5/1,000 square feet

LEASED



NEWMARK CORNISH & CAREY

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920/950 DeGuigne Drive, Sunnyvale

renovations & landscaping

AN ACRE OF OPEN AREA/OUTDOOR COLLABORATIVE SPACE RECENTLY RENOVATED

Large outdoor dining area with BBQ

Great balance of natural sunlight and shading from mature trees

Built-in seating for large gatherings

Volleyball court and ample space for many recreational activities

Enclosed courtyard with fountain provides quiet outdoor space for working

Seamless transition from cafeteria with 14' ceilings to outdoor space

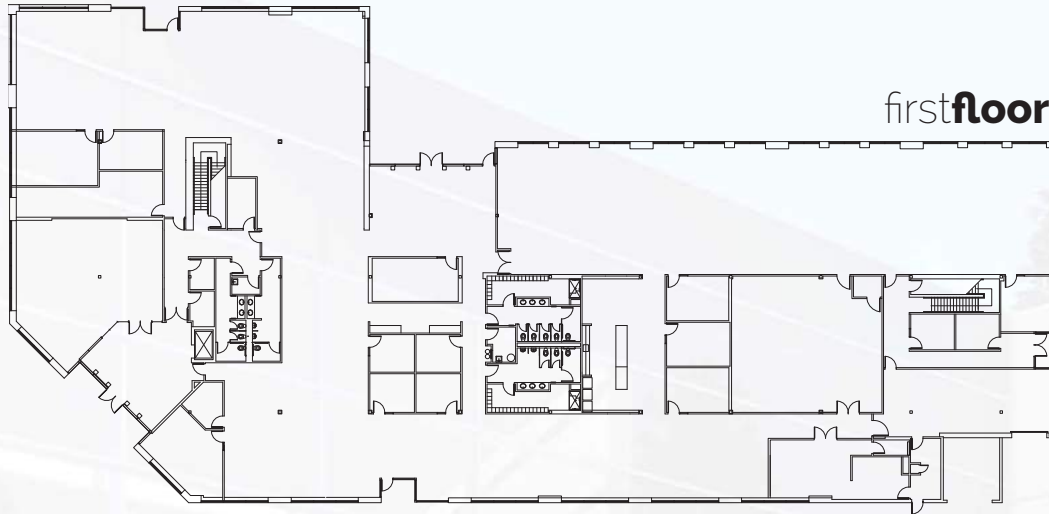


floorplans / 920 DeGuigne Drive

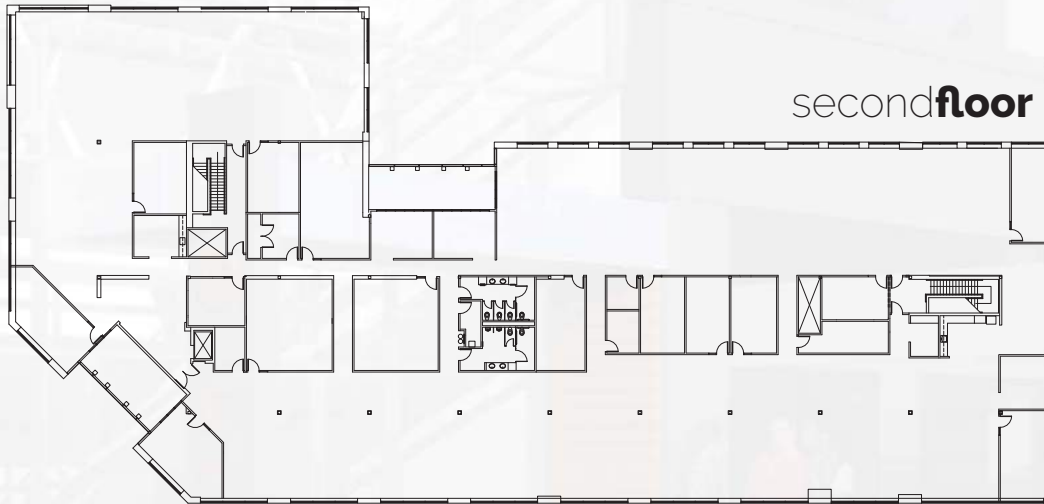
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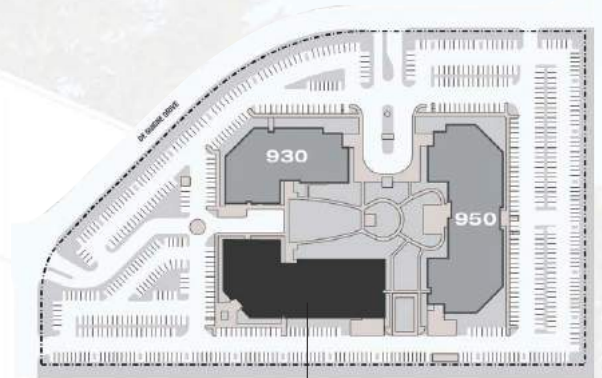


first floor



second floor

±58,160
square feet available



920 deguigne



floorplans / 950 DeGuigne Drive

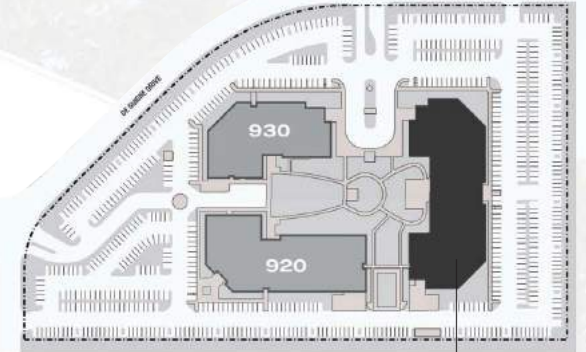
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920/950 DeGuigne Drive, Sunnyvale

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±71,390
square feet available



950 deguigne



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