



# WOLFE S Q U A R E

TWO CLASS A OFFICE BUILDINGS | TOTAL ±114,895 SF



[VIRTUAL SLIDESHOW](#)

[AVAILABILITY UPDATE](#)



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## Project Highlights

- Two Class “A” office buildings totaling 114,895 SF
- Prominent Cupertino location with excellent identity
- Highly visible building and monument signage available
- Newly improved interiors with contemporary finishes
- Conveniently located adjacent to retail and entertainment
- Walking distance to Main Street Cupertino restaurants
- Excellent proximity to new Cupertino Apple Campus
- Professional on-site property management team



WOLFE  
SQUARE



# Amenity Courtyard



- Transformative outdoor courtyard with tenant seating
- Energized collaboration areas with private atmosphere
- Progressive image with state-of-the-art path of travel lighting
- Outdoor entertainment center with soft-appointed wood finishes
- Tranquil courtyard environment with modern backlit fountain
- Large array of high-quality seating, patio umbrellas, and tables
- Expansive state-of-the-art drought tolerant landscaping





## 10050 North Wolfe (2-Story)

Suite SW1-266/272      NEW      5,003± sf

### Contiguous/Divisible Options

Suite SW1-272      NEW      2,070± sf

Suite SW1-266      NEW      2,933± sf

## 10080 North Wolfe (3-Story)

Suite SW3-300\*      20,056± sf

\* Divisible down to 7K SF

### Direct/Sublease Contiguous Options

Suite SW3-100    SUBLEASE PENDING    9,153± sf

Suite SW3-200      SUBLEASE      20,055± sf

Suite SW3-200/300      40,111± sf

Suite SW3-100/200/300      49,264± sf

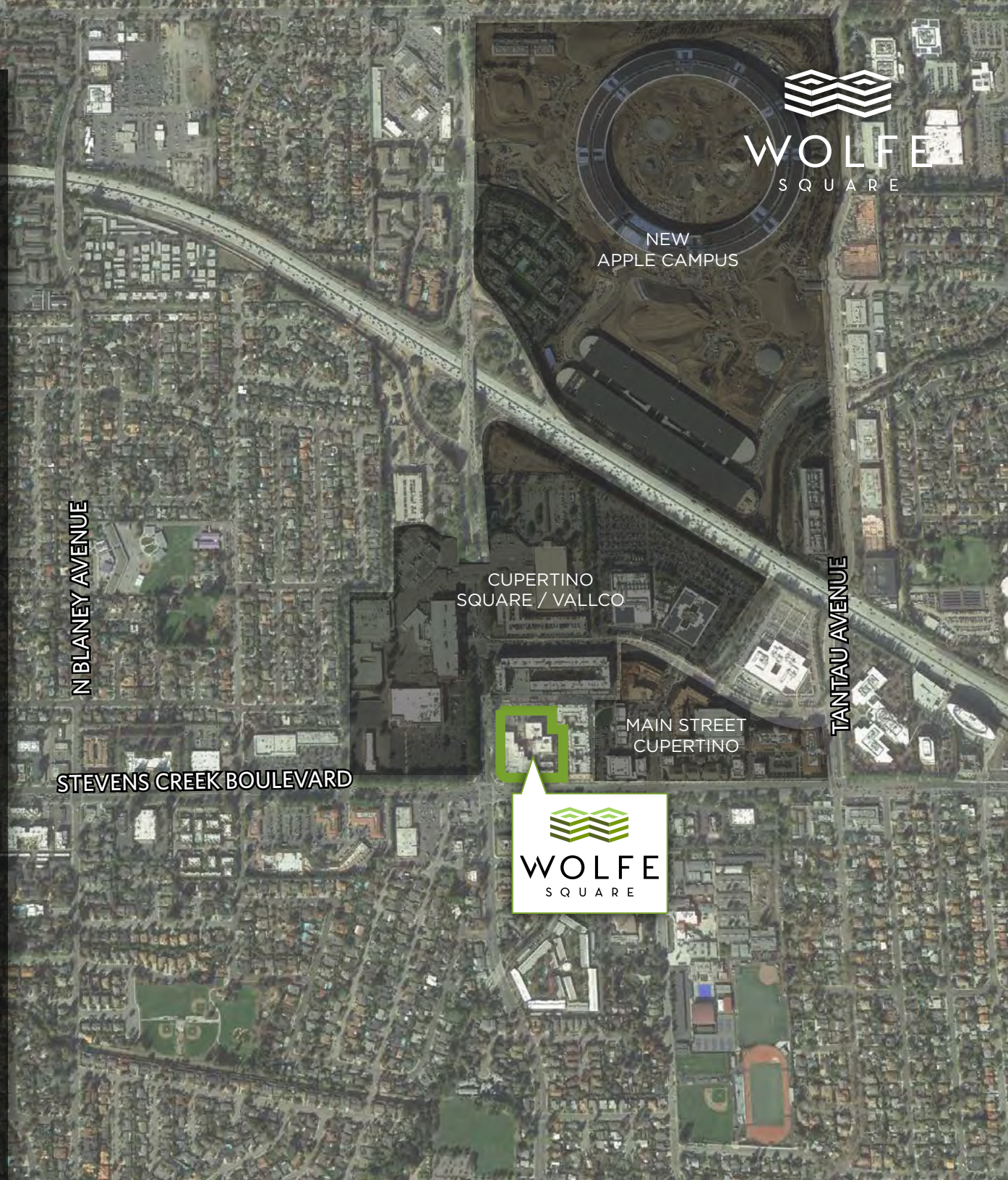




# Location



- Excellent access to Interstate 280 and Highway 85
- Optimal West Valley location with convenient access
- Valet parking services for employees and visitors
- 3.3/1,000 parking ratio with dedicated parking garages





# Amenities Map

## RESTAURANTS

- 1 Alexander's Patisserie
- 2 Alexander's Steakhouse
- 3 Azuma Japanese Cuisine
- 4 Benihana Restaurant
- 5 Café Lattea
- 6 Chef Hung Taiwanese
- 7 Cream Cupertino
- 8 Dynasty Seafood
- 9 Elephant Bar & Restaurant
- 10 Erik's Deli
- 11 Haidilao Hotpot
- 12 Lazy Dog Restaurant
- 13 Lyfe Kitchen
- 14 Meet Fresh
- 15 Merlion Restaurant
- 16 Oren's Hummus
- 17 Panino Giusto
- 18 Philz Coffee
- 19 Pieology
- 20 Pressed Juicery
- 21 Rootstock Wine Bar
- 22 Stein's Beer Garden

## ENTERTAINMENT

- 23 AMC Theaters
- 24 Bay Club Cupertino
- 25 Bowlmor Lanes

## HOTELS

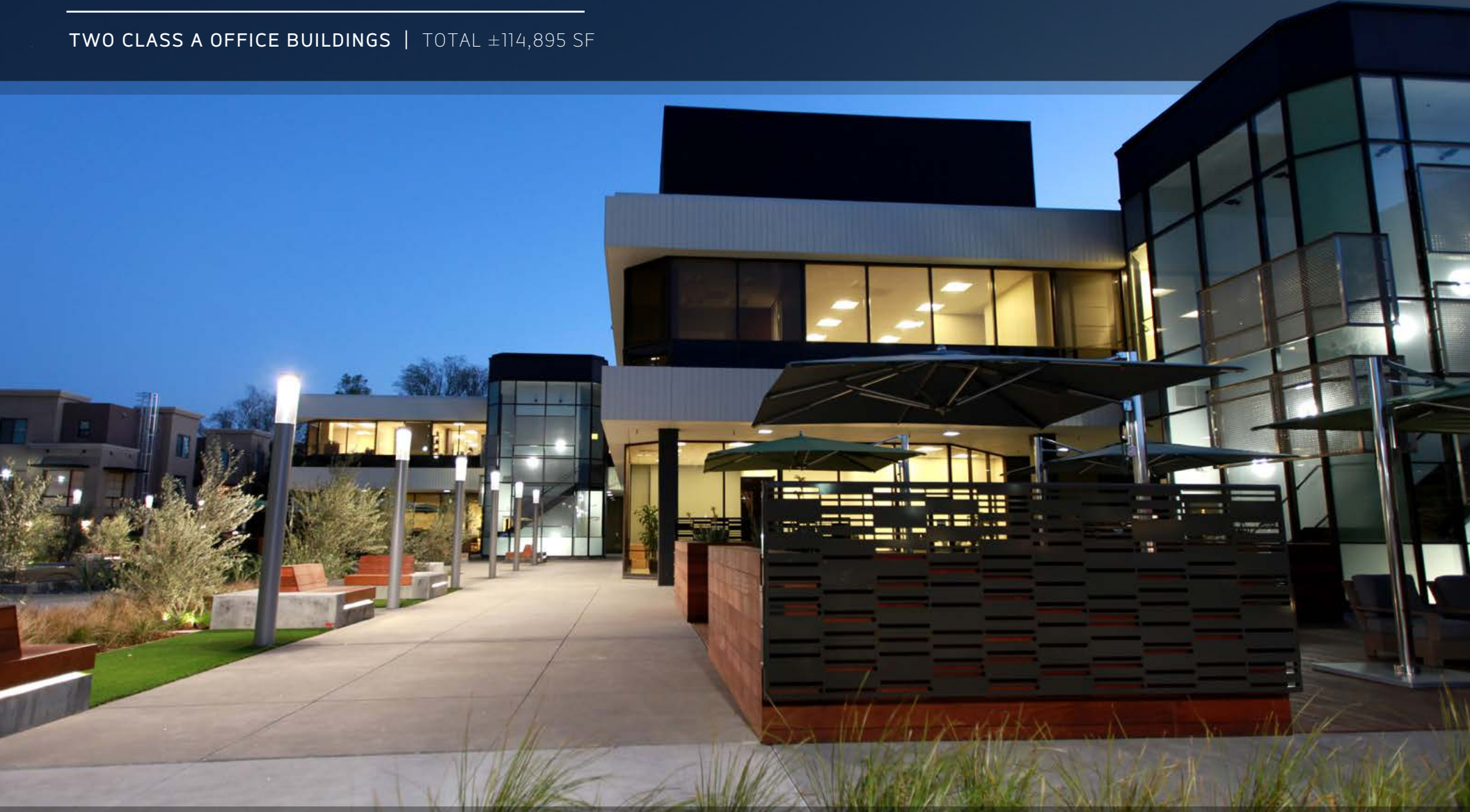
- 26 Courtyard by Marriott
- 27 Hilton Garden Inn
- 28 Residence Inn Marriott





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