



SUNNYVALE BUSINESS PARK

400-860 West California Avenue
Sunnyvale, California

CLASS A OFFICE/R&D CAMPUS OPPORTUNITY





Available for Lease

640 BUILDING
SUITE 200 - ±10,791 SF

680 BUILDING
±70,010 SF

800 BUILDING
SUITE 210 – ±15,981 SF

Within One Block of Caltrain Station and Downtown Sunnyvale Amenities

Excellent Access to Highway 101, Interstate 280 and Central Expressway

New 6,400 SF Indoor/Outdoor Fitness Center

Outdoor Park Setting with Amenities Including a Gourmet Kitchen, Bar-B-Que Grills, Fire Pits, Ping-Pong, Putting Green and Lounge Seating. Bikes Available for Tenants Enjoyment

37 EV Charging Stations

Secured Bike Lockers

Building Signage and Monument Signage

Grade Level and Dock Loading

13'6" to 19'6" Slab to Slab Height

2,000 Amps, 277/480V per Building

Dramatic Lobbies with Full Height Glass

Extensive Glass Line

Class A Finishes

2.6/1000 Parking

Property Features

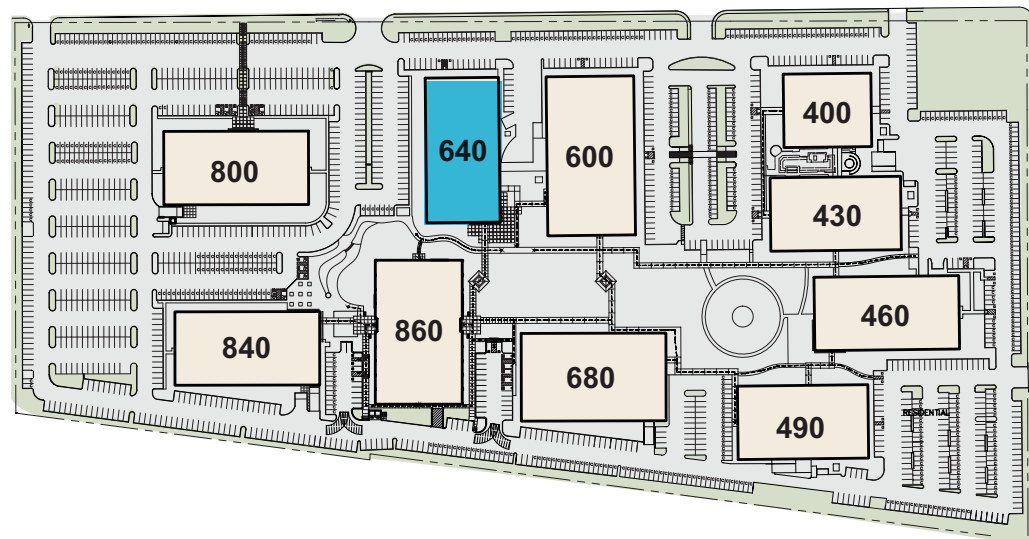


640 Building

640 W California Ave.

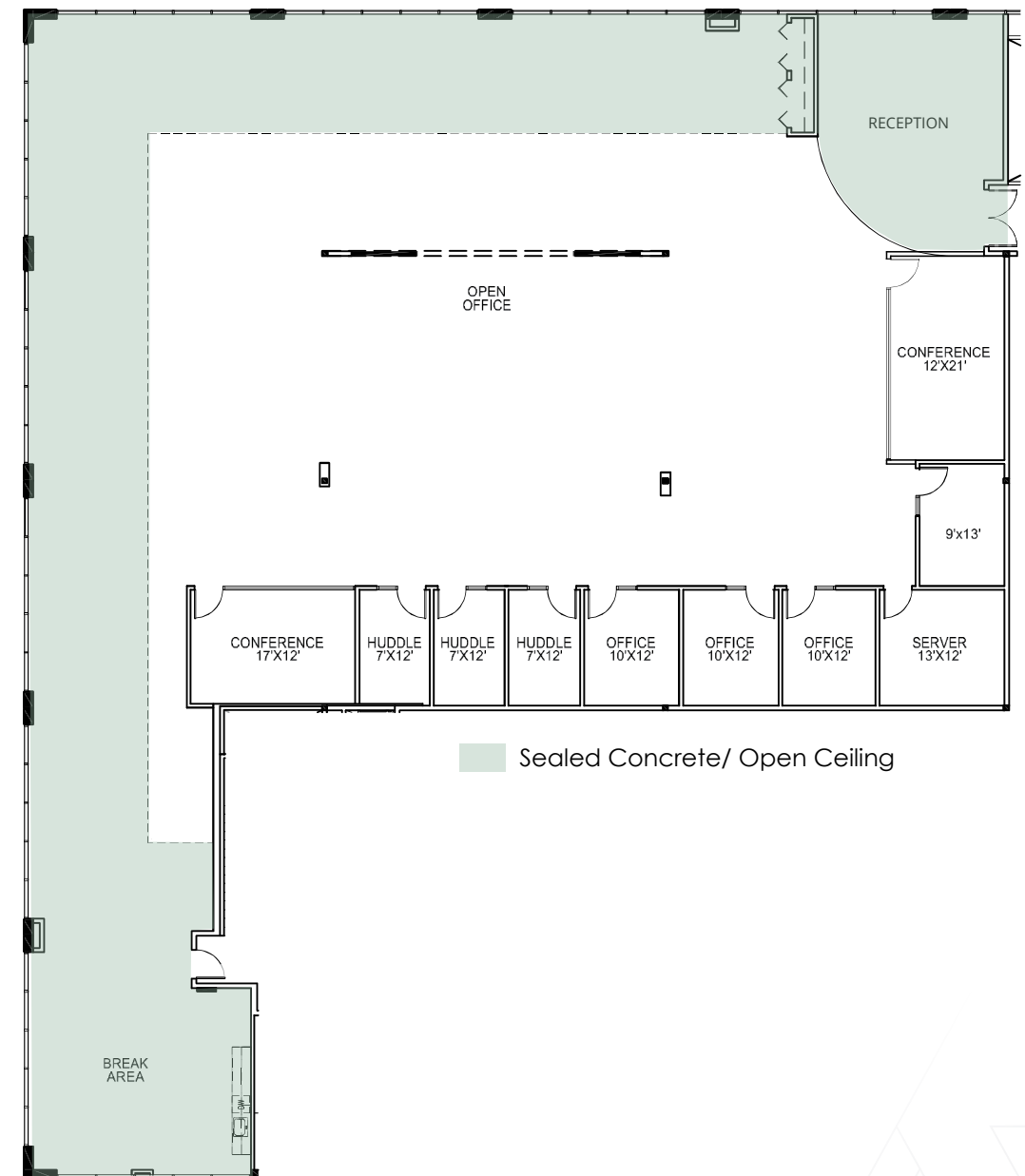
Suite 200 Highlights:

- | | |
|--------------------------|---------------------------------|
| 4 Offices | Kitchen/Break Area |
| 1 Large Conference Room | Server Room |
| 3 Small Conference Rooms | Polished Concrete/Open Ceilings |



Floor Plan

Suite 200 - ±10,791 SF



680 Building

680 W California Ave.

FULL BUILDING - ±70,010 SF

1st Floor Highlights:

Reception area
2 Conference Rooms
Lab Area
5 Storage Rooms
Kitchen/Break Area

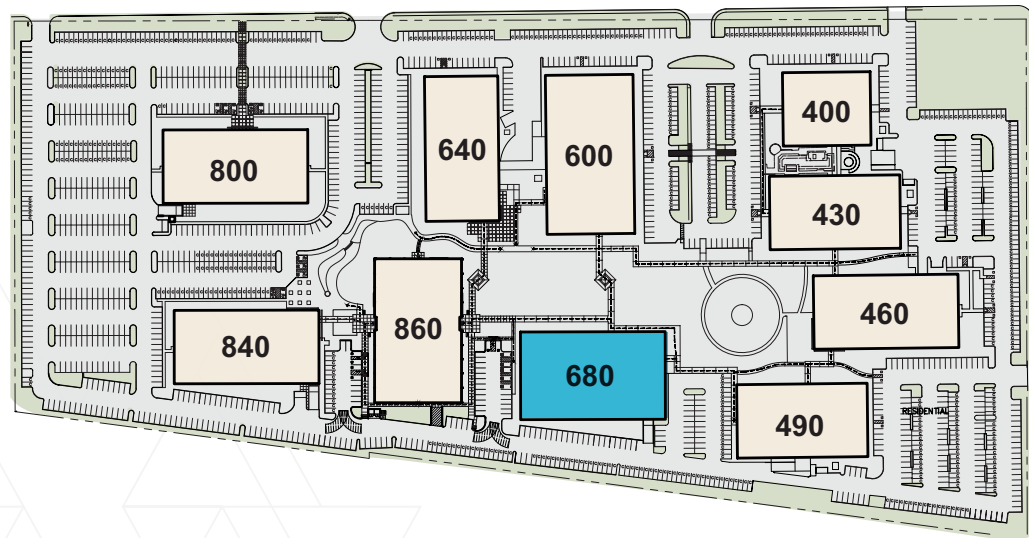
Dining Area
Auditorium
Fitness Area
Server Room
Restrooms

Showers
Mother's Room
1 Grade

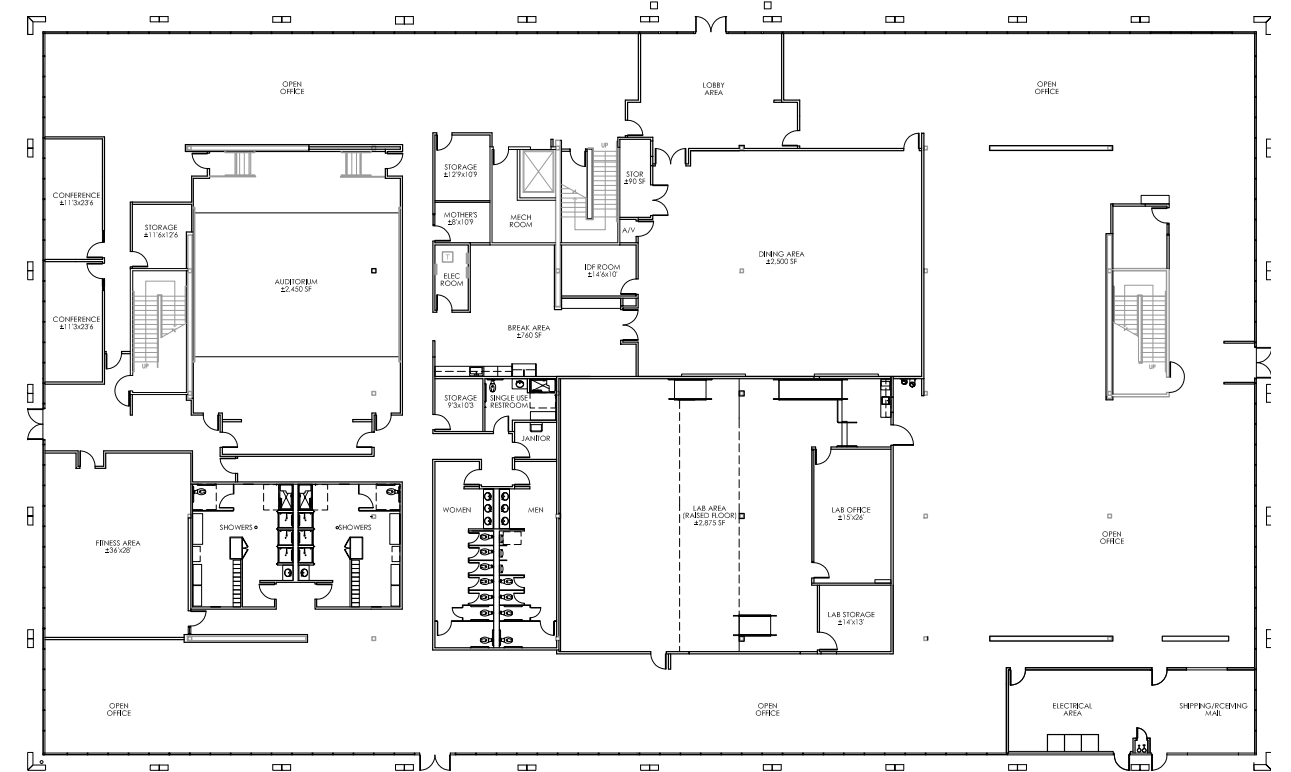
2nd Floor Highlights:

2 Offices
2 Conference Rooms
Kitchen/Break Area

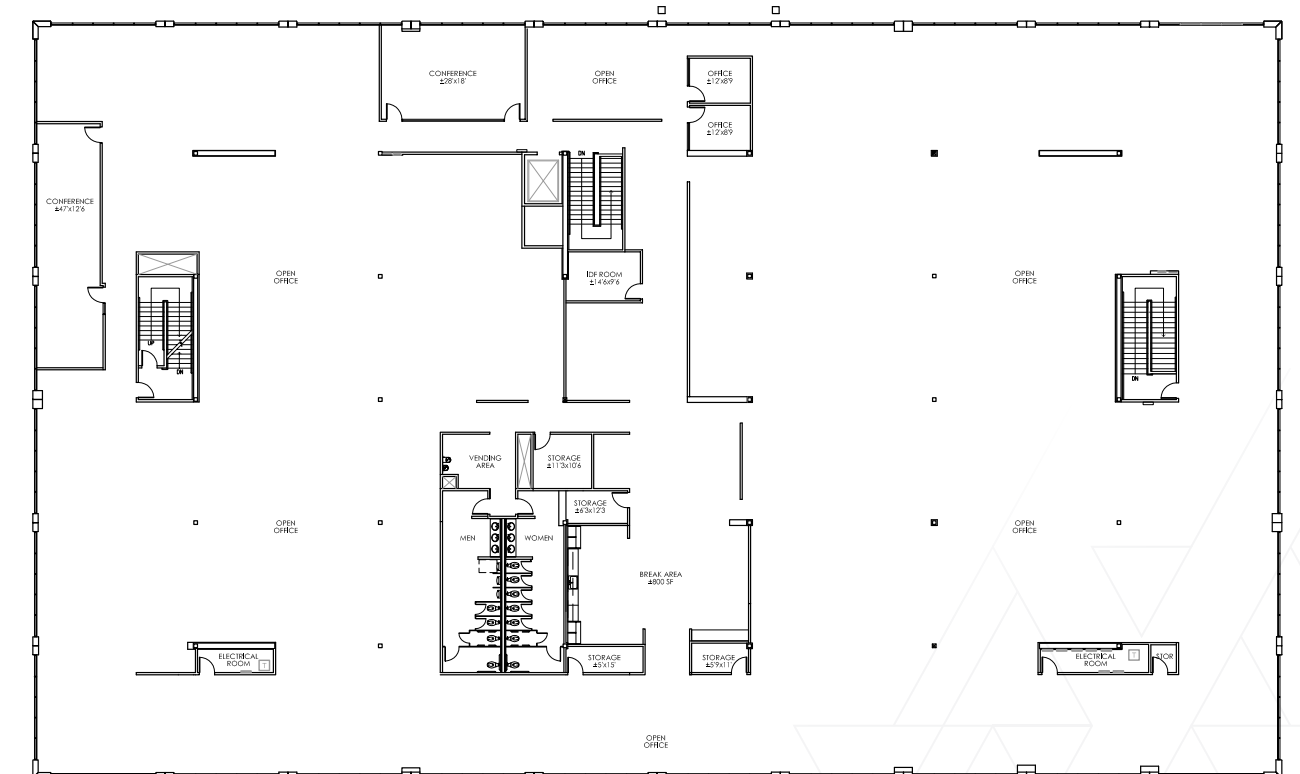
4 Storage Rooms
Server Room
Restrooms



1st Floor - ±34,324 SF



2nd Floor - ±35,686 SF

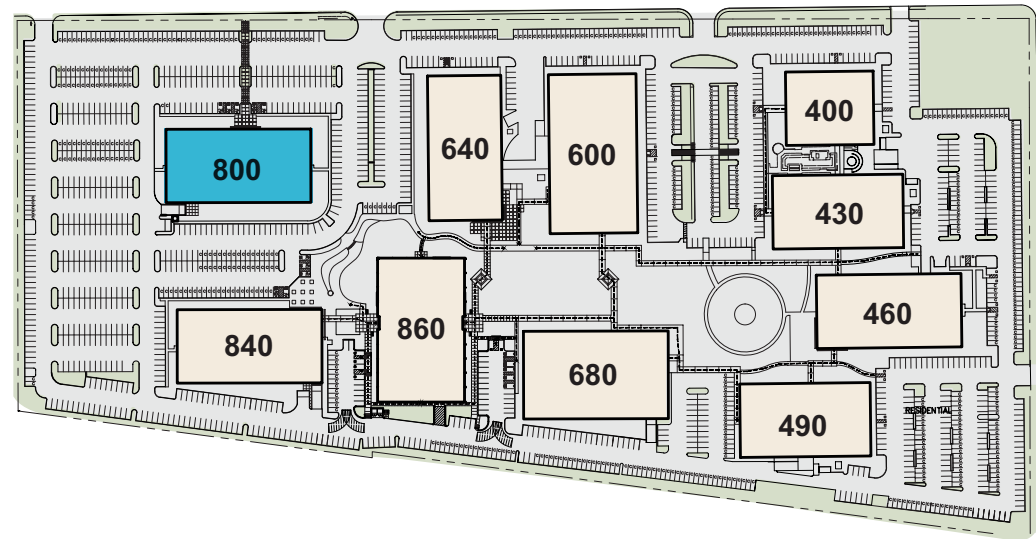


800 Building

800 W California Ave.
SUITE 210

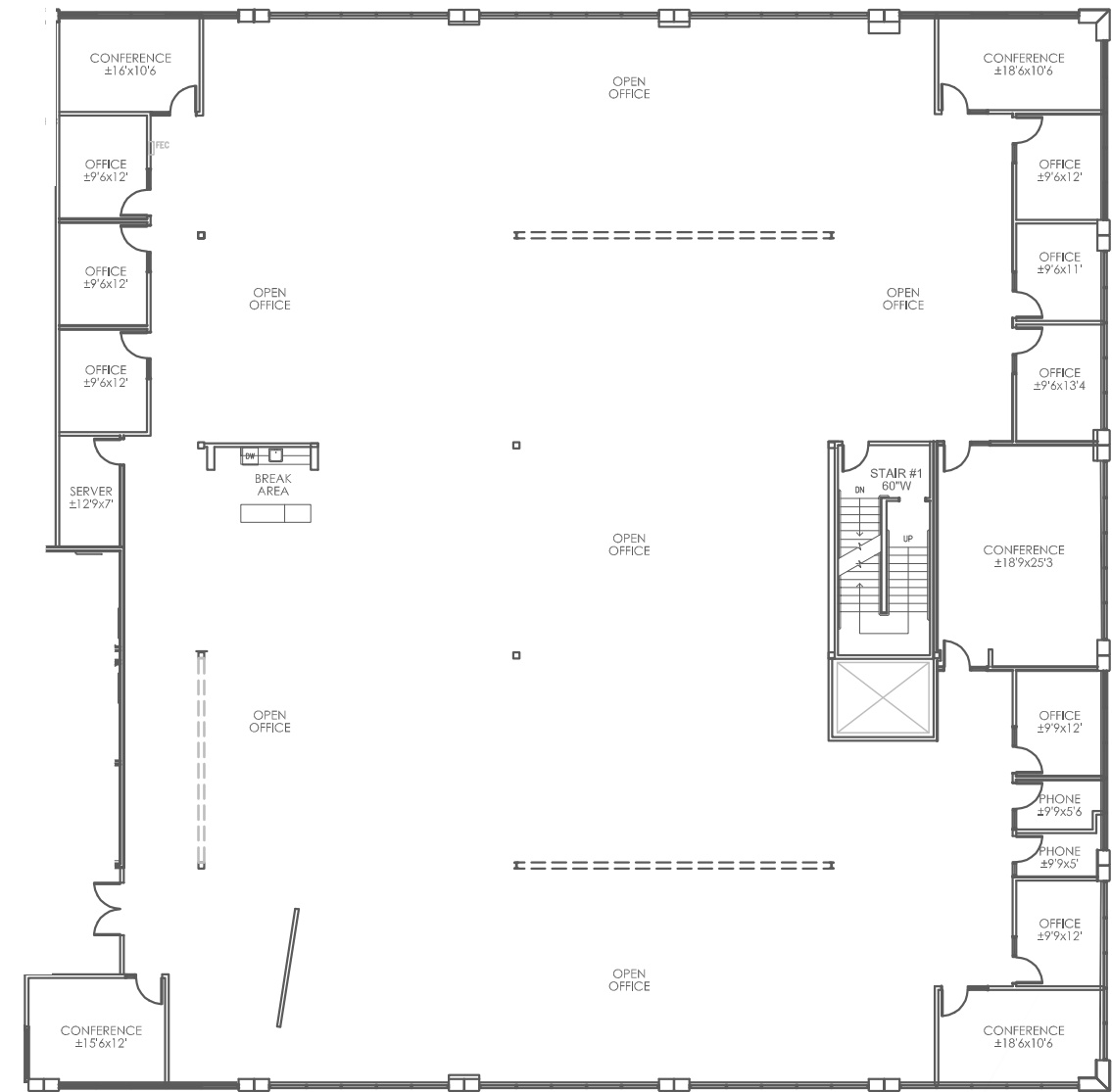
Suite 210 Highlights:

Market Ready	Server Room
8 Offices	Open Office
5 Conference Rooms	13'6" Floor to Roof
2 Phone Rooms	Floor loading 150 lbs/sf
Break Area	



Floor Plan

Suite 210 - ±15,981 SF



Virtual Tour



Legend

-  EV Stations
-  Outdoor Furniture/Gathering Area
-  Fitness Center
-  Food Truck Area

**Outdoor
Amenity Area**

- BBQ Grill / Outdoor Kitchen
- Ping Pong Tables
- Putting Green
- Fire Pits
- Bean Bag Toss
- Lounge and Dining Seating

Explore

The fine dining, networking and nightlight hub of Silicon Valley.

Downtown Sunnyvale offers an abundance of easily accessible restaurants, cafes and other sought after amenities within easy reach.

 Over 20+ Restaurants

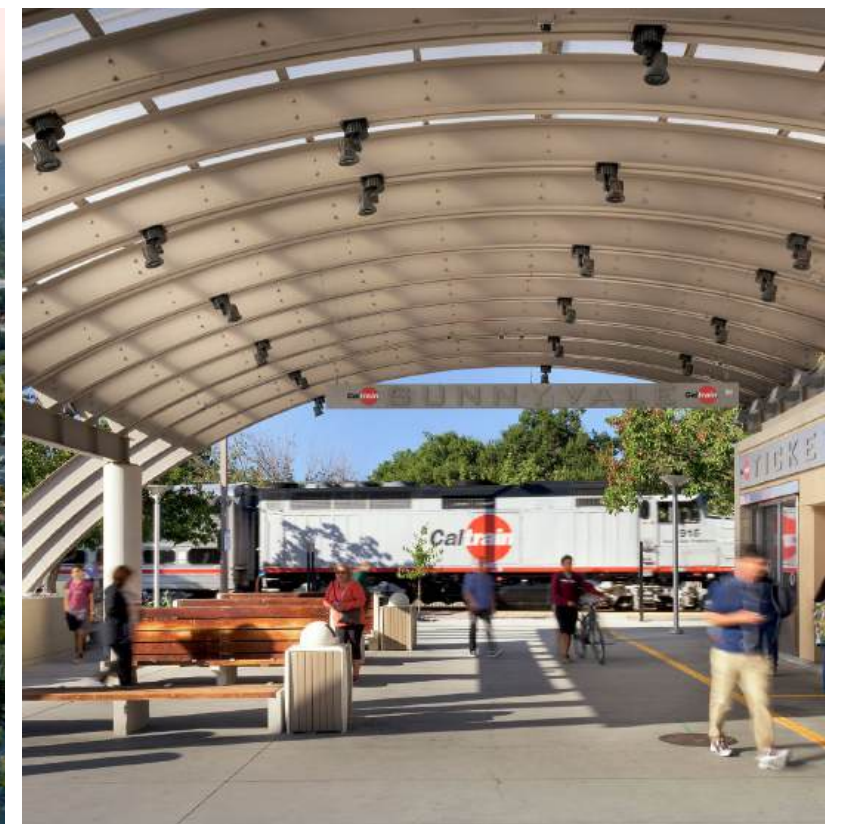
 4 Coffee Shops

 3 Banks

 5 Hotels



Within Steps of Caltrain Station



Amenities & Transportation

1. N Mathilda Ave

Denny's
Motel 6
Hobee's
Dish N Dash
McDonald's
Best Western
Hilton Garden Inn

2. Fair Oaks Ave at Caliente Dr

7-Eleven
Daily Doughnuts & Sandwiches
Domino's pizza
LoAn's Hair & Nails
Rene Rose Island Cuisine

3. Lakewood Shopping Center

Ming Tasty
Homi Japanese Ramen
Saigon Seafood Harbor
Hotpot First
Lakewood Dental Care

4. Fair Oaks Ave & Tasman Dr

zPizza
Grocery Outlet Bargain Market
Boba Drive
Amazing Cuts

5. Cherry Orchard Shopping Center

Starbucks
Sweetgreen
Sourdough & Co
Elements Massage
Trader Joe's
Chipotle
The Halal Guys
GameStop
Patelco
One Medical
PF Changs
Sport Clips

6. W El Camino Real

Himalayan Kitchen
A Slice of New York
Satkar
Super Taueria
Madras Cafe
CVS
Greek Spot
Thai Spoons
Dim Sum King
Chick-fil-A
Starbucks

7. Bailey Park Plaza

Round Table Pizza
Safeway
Jack-in-the-Box
Starbucks
Dickey's BBQ Pit

8. Downtown Mountain View

Chez TJ
Doppio Zero
Steins Beer Garden & Restaurant
Cafe Terrace
Crepevine Restaurants
Red Rock Coffee
Asian Box
Sushi Tomi
Eureka!
Cascal
La Fiesta
Shana Thai
Los Portales
California Street Market
1 Oz Coffee
Namastee Nepal
Chicken G's
Tommy Thai
Clifford's Chicken & Fish

9. Grant Park Plaza

99 Ranch Market
Nob Hill Foods
Marshalls & Home Goods
Wells Fargo
Peet's Coffee & Tea
City Sports Club
Posh Bagels
Sweet Tomatoes

10. Murphy Street Restaurants

The Oxford Kitchen and Gastropub
Off The Rails Brewing
Burma Taste
Metro City Restaurant and Bar
DishDash
Meyhouse
Urban Plates
Vino Vino
Roberto's Cantina
Fashion Wok

Caltrain Stations



VTA





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Sunnyvale, California



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