

B

THE BLOCK

1,100,000 SF CORPORATE HQ CAMPUS

Situated
on a 10 Acre
City Block
in the Heart
of Santa Clara

MENLO EQUITIES

Colliers



THE BLOCK

THEBLOCKSANTACLARA.COM

Located on one of the most prominent sites in North Santa Clara, The Block is a 1.1 million square foot corporate campus that offers its future user the opportunity to control a secured campus environment on a standalone 10-acre block. The site is bound by two of Santa Clara's most prominent thoroughfares, Tasman Drive and Great America Parkway, offering unmatched visibility and access.



View The Block Video





PROJECT HIGHLIGHTS

- Two 12-story office buildings
- Ability to connect the two buildings from floors 4-12, creating 90,000 SF floorplates
- Various tenant patios and terraces create ample outdoor work and meeting spaces with views of Levi's Stadium and greater North Santa Clara
- A separate two-story amenity building designed for tenant conference and fitness facilities with rooftop pickleball courts
- Large private interior courtyard features an amphitheater and various meeting and dining areas
- Steps from the VTA Old Ironsides Light Rail Station in addition to an onsite bus stop serving three VTA bus routes, which connect to the Santa Clara and Sunnyvale Caltrain Stations, and a shuttle to the ACE commuter line
- Prominent corner location at the intersection of Great America Pkwy and Tasman Dr
- Walking distance to the Santa Clara Convention Center, Levi's Stadium, Great America Amusement Park, Hyatt and Hilton hotels, and new dining, entertainment, housing, and lodging at the 9.2 million SF mixed-used Related Santa Clara development underway
- Low-cost utilities provided by Silicon Valley Power

BUILDING/SITE SPECIFICATIONS



Total Project Size
1,100,000 SF Across Two
12-Story Buildings



Average Floorplates
With Bridge: 90,000 SF
Without Bridge: 43,200 SF



Floor-to-Floor Heights
Ground Floor: 17'
Upper Floors: 14'5"



Two-Story Amenity Building
Conference and Fitness
Facilities and Rooftop Terrace



Parking
3.3/1,000 Structured Parking



Electrical Service
SVP 12kV Primary Service
5-6,000 amps per Bldg (Expandable)



Extensive Outdoor Space



Building Construction
Steel Frame with Glass



USGBC
LEED Gold



Building Owner
Menlo Equities



Building Architect
RMW



Contractor
Devcon Construction

TASMAN DR

BRIDGE SPACE
NINE STORIES
32,000 SF

B1 TWELVE STORIES
530,000 SF
AVERAGE FLOORPLATE: 43,250 SF

B2 TWELVE STORIES
530,000 SF
AVERAGE FLOORPLATE: 43,200 SF

GREAT AMERICA PKWY

OLD IRONSIDES DR

Parking
Structure

Amenities Building
Two Stories
40,000 SF
Fitness & Conference Facilities
Rooftop Terrace

ONSITE AMENITIES



Rooftop Terrace



Conference Facilities



Pickleball Courts



Fitness Center



Amphitheater



**Outdoor Meeting & Dining
Space**

GALLERY

CAMPUS ENTRY ALONG TASMAN DRIVE

Media wall can be used by tenant for communications to its customers and employees.



GALLERY

AMENITY
BUILDING
ROOFTOP
& CAMPUS
COURTYARD



GALLERY

BALCONY OVERLOOKING CAMPUS COURTYARD



GALLERY

ROOFTOP TERRACE



HYPOTHETICAL FLOOR PLAN

B1

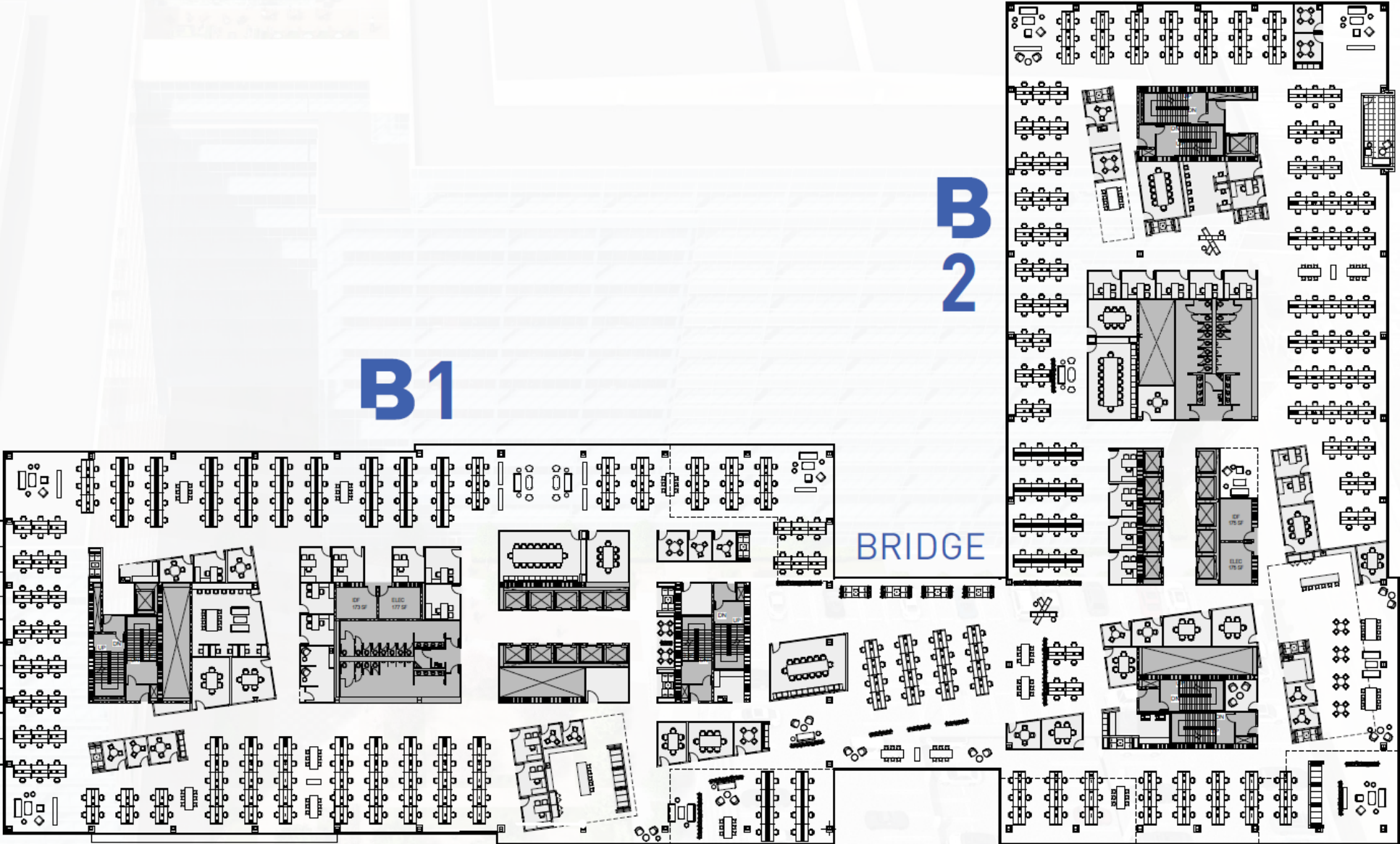
Workstations	282
Private Office	11
Total	293
Conference Rooms	12
USF per Person	138

BRIDGE

Workstations	32
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B2

Workstations	277
Private Office	12
Total	289
Conference Rooms	13
USF per Person	141



HEART OF TECH INNOVATIONS



AMENITIES

THE BLOCK

RELATED
1M SF RETAIL
1,680 RESI. UNITS
700 HOTEL ROOMS

Levi's
STADIUM

California's
Great America

AMC
THEATRES

Baylands Park

FOOD & BEVERAGES

- 1 Taco Bell
Joe's Chinese
Togo's Loop Convenient Store
Bawarchi Indian
- 2 Truysa Sushi
Evolution Café & Bar @The Market
- 3 Target
Panera
Five Guys
Sweet Tomatoes
Chipotle
Premier Pizza
Coffee Bean & Tea Leaf
CVS
Chick-Fil-A
Fresh & Easy
Rok
- 4 TOGO'S Sandwiches
Pizza My Heart
Café Falafel
Iguanas Burritozilla
- 5 In-N-Out
Tomatina
Subway
Panda Express
Mexicali Grill
Jamba Juice
Starbucks
SmokeEaters
Krispy Kreme
World Wrapps
YoYo Sushi
Ben & Jerry's
- 6 Carl's Jr.
Pho Khang
Dona Maria Santa Clara
Bistro Siam
Chicken Meets Rice
- 7 Taco Bell
Subway
Big T's Seafood Market Bar
Xiang Xiang Noodle
Gobi Mongolian BBQ
- 8 Whole Foods
Specialty's Café & Bakery
Fleming's Steakhouse
Opal
Il Fornaio
Puest
- 8 Starbucks
Safeway
Fantasia Coffee & Tea
Red Robin Gourmet Burgers
Piatti
Cold Stone Creamery
Peet's Coffee
Smashburger
Premier Pizza
Jamba Juice
The Prolific Oven
Chipotle Mexican Grill
Mezbaan Bar & Indian
Posh Bagel
Yo Yo Sushi
Jersey Mike's Subs
Yan Can Asian Bistro

LODGING

- 1 Hyatt Regency Santa Clara
- 2 Hilton Santa Clara
- 3 Aloft Santa Clara
- 4 Extended Stay America San Jose
- 5 Residence Inn by Marriott
- 6 Avatar Hotel
- 7 Santa Clara Marriott
- 8 The Plaza Suites Hotel Silicon Valley
- 9 AC Hotel by Marriott San Jose Santa Clara
- 10 Embassy Suites by Hilton Santa Clara Silicon Valley
- 11 TownePlace Suites by Marriott San Jose Santa Clara
- 12 Element Santa Clara
- 13 Biltmore Hotel and Suites Santa Clara Hotel

TRANSPORTATION



Via Great America Pkwy Exit
1.5 Miles, 4 Mins.



Via Great America Pkwy Exit
1.7 Miles, 4 Mins.



Via Old Ironsides Station
100 Ft, 1 Min. Walk



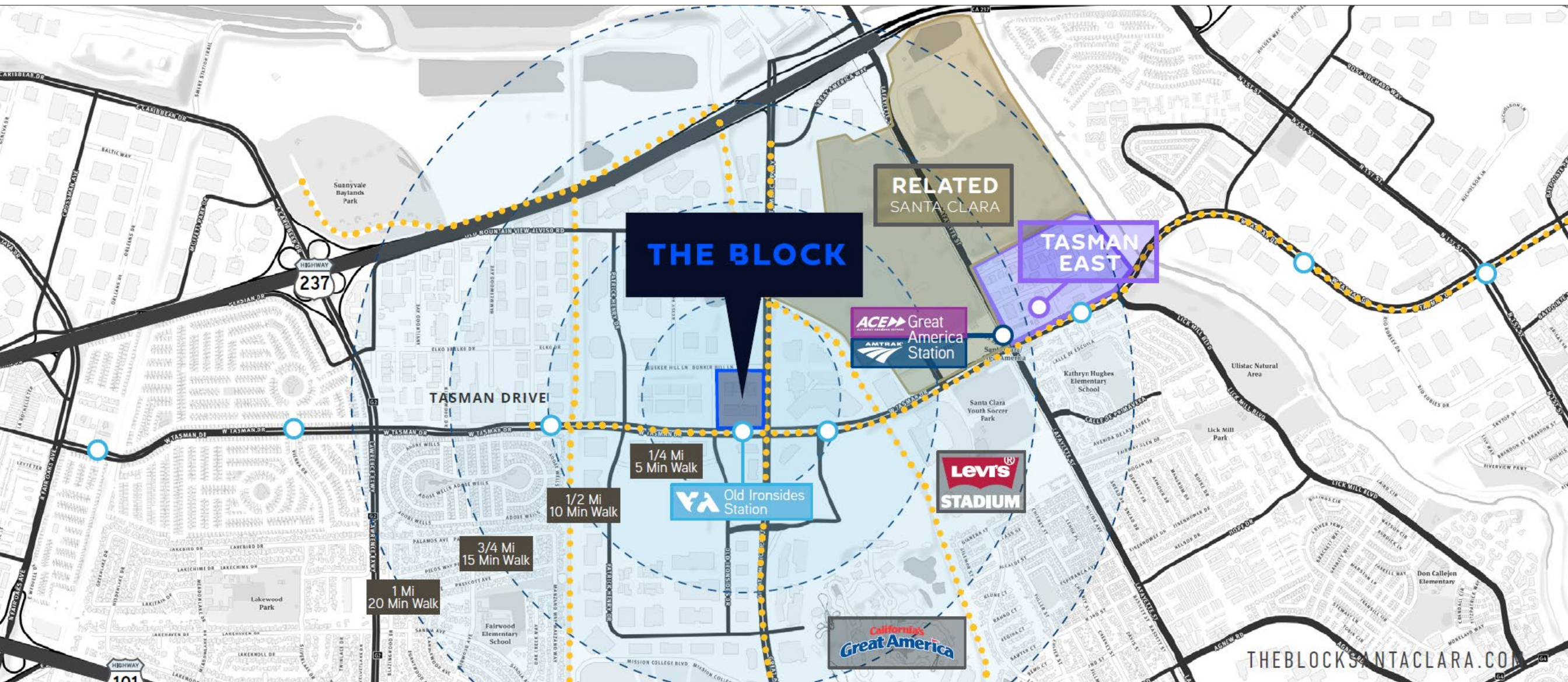
Via Milpitas Station
20 Mins. VTA LightRail



Great America Stations
15 Mins. Walk



NEIGHBORHOOD



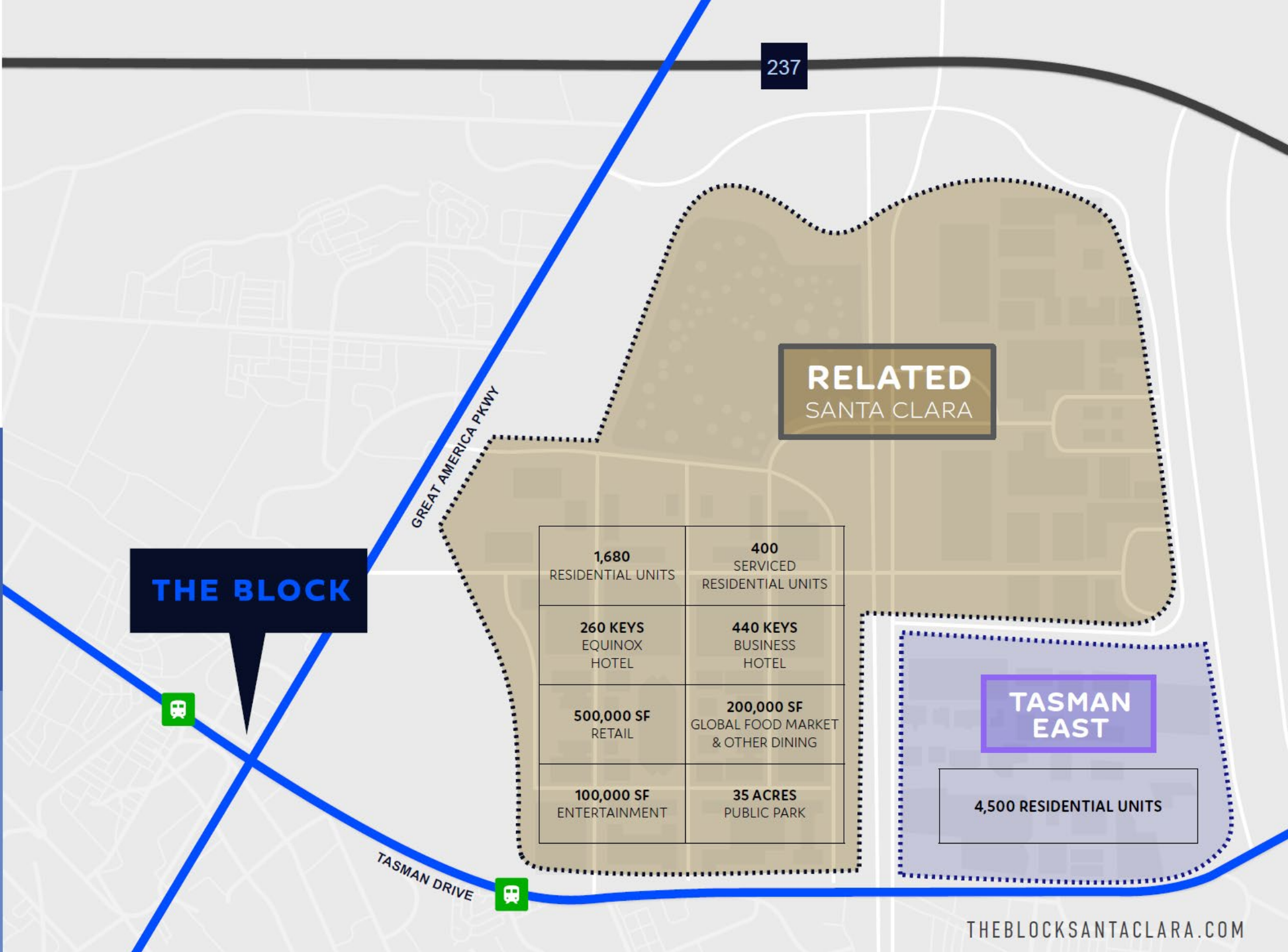
FUTURE
RESIDENTIAL,
HOTELS,
DINING &
PUBLIC PARK
WITHIN EASY
WALKING
DISTANCE



Walk
7 Mins, 0.5 Mile



Bicycle
3 Mins, 0.5 Mile



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