



MISSION CITY CENTER

UP TO ±233,596 SF



MARKET READY
FLOOR VIRTUAL TOUR
(CLICK HERE)



THE FACTS

BUILDING DEVELOPER/OWNER

South Bay Development / 24 Hundred, LLC

BUILDING ARCHITECT

Ken Rodrigues and Partners

INTERIOR ARCHITECT

Lobby: Ken Rodrigues and Partners
Market Ready: ArcTec

CONTRACTOR

South Bay Construction

EXTERIOR MATERIAL

Precast and Glass

BUILDING

Two 6-Story Class A Buildings,
One Existing & Planned

NUMBER OF FLOORS

6

TOTAL NET RENTABLE AREA

±82,168 – ±232,168 SF

TYPICAL FLOOR SIZE

±27,082 – ±28,257 SF

SLAB-TO-SLAB

16' first floor, 14' floors two through
five, 15' sixth floor

FINISHED DROP CEILING HEIGHT

10'

WINDOW DIMENSIONS

1st Floor - 13'6" High by 11' Wide Typical
Floors 2 - 6 - Glass Curtain Walls
Floors 2 - 5 - 9' High Plus 2' Spandrel
6th Floor - 10'6" High No Spandrel

COLUMN SPACING

±26' x 55'

RESTROOM FINISHES

High quality restroom finishes featuring
solid surface countertops, accent lighting
and decorative wall tiles

SHOWERS

One mens and one womens

PARKING

±3.3/1,000

GENERATORS

Serves emergency systems only

TOTAL COOLING CAPACITY

393 Tons

ELECTRICAL

4000A, 480Y/277V, 3 Phase,
4 Wire, 65 kvAC

SECURITY

Card Access

HVAC

Variable Refrigerant Flow (VFR) System

EV READY

20 Dual Head Charging Stations

ELEVATORS

Four (4) Manufactured by Thyssen
Krupp - 150 Feet Per Min

LIVE LOAD AND DEAD LOAD

Live - 100 lbs. psf Plus 15 lbs.
Partition, Dead 12 lbs. psf.

TECHNOLOGY AND COMMUNICATIONS

ATT / Comcast / Silicon Valley Dark Fiber Power



HIGHLIGHTS



PARKING RATIO
±3.3/1,000 SF Gross



POWER
4,000 Amps @ 277/480V



CLEAR HEIGHT
16' at Ground Floor & 14' for All Other Floors



SPECTACULAR VIEWS



BUILDING 1
Construction Complete!

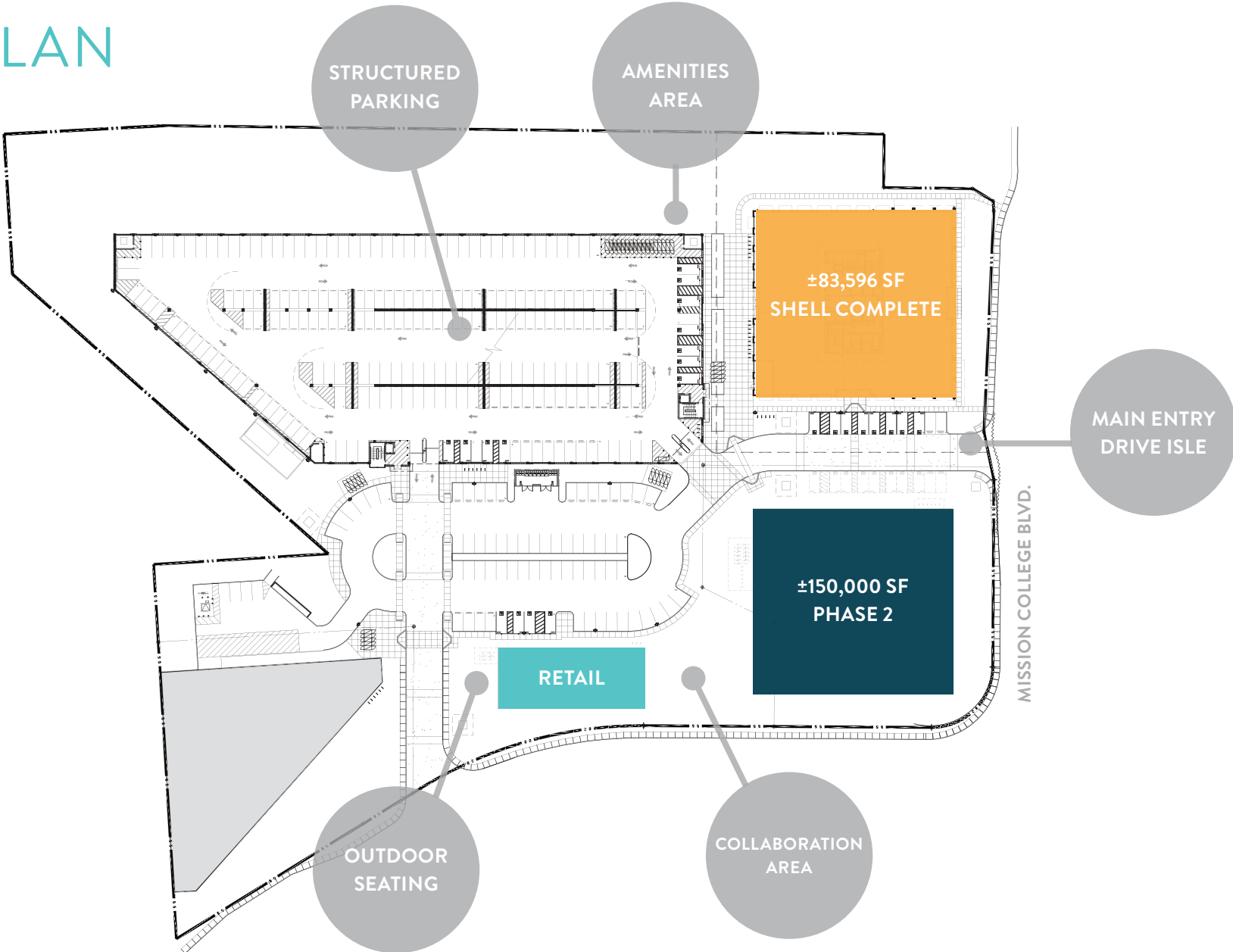


3 FLOORS AVAILABLE



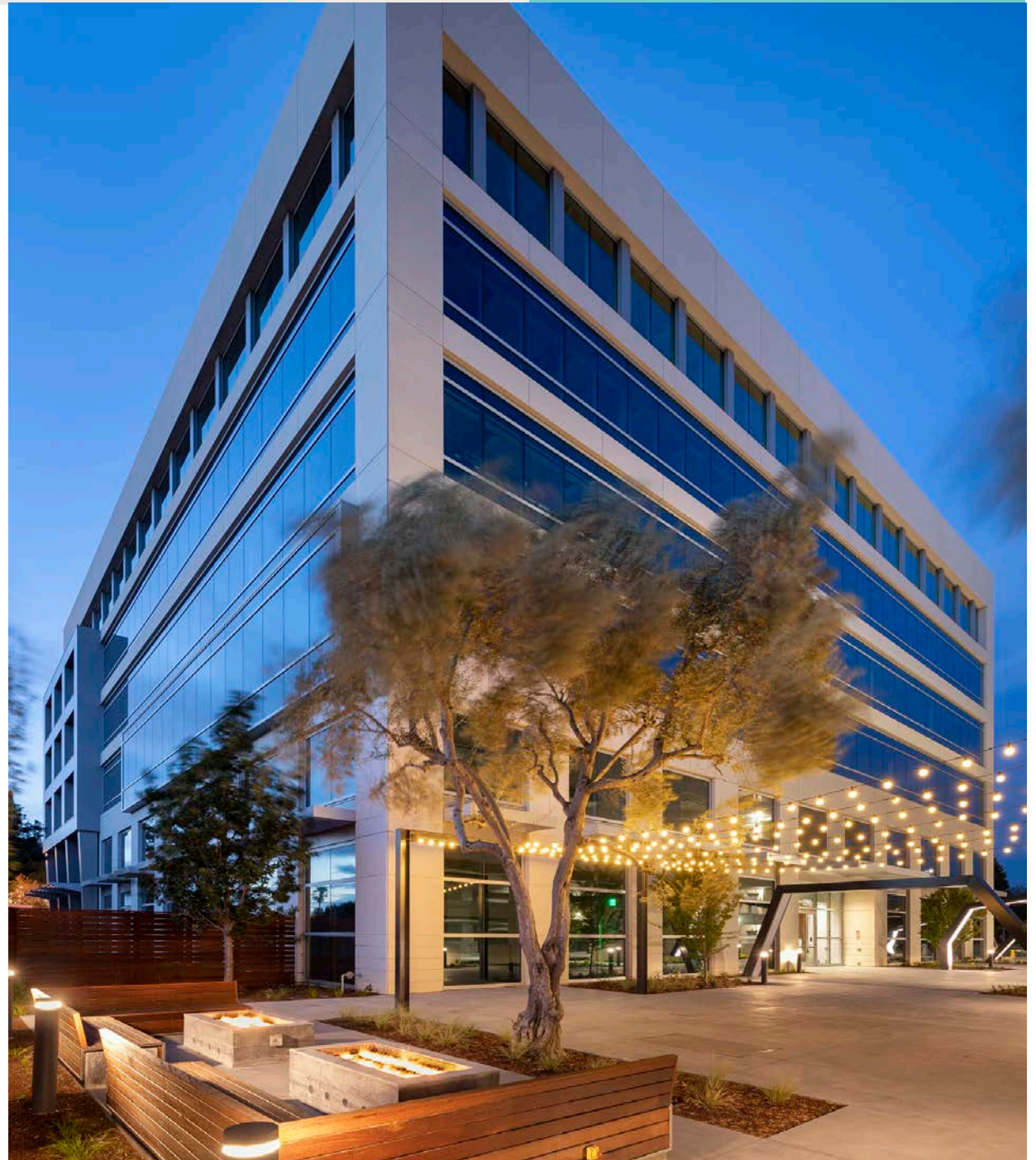
LUXURY FITNESS CENTER

SITE PLAN



AVAILABILITY

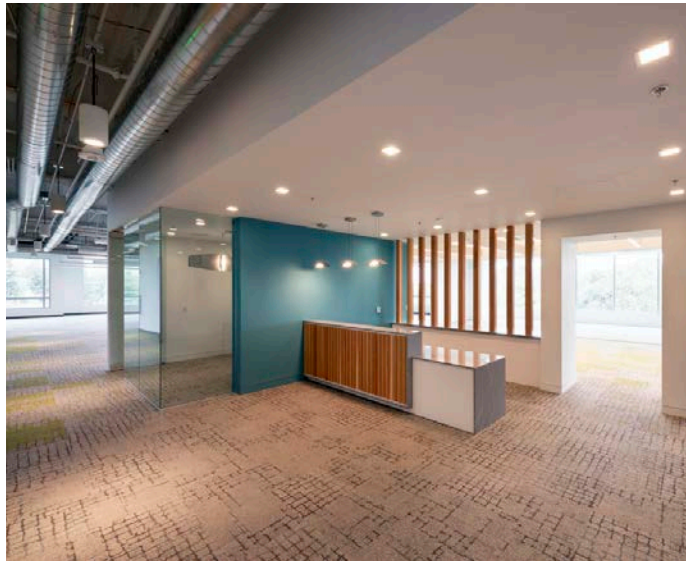
FLOOR	RENTABLE SQUARE FEET
1	LEASED
2	±28,257 SF
3	±28,257 SF
4	LEASED
5	LEASED
6	±27,082 SF





FIRST FLOOR

LOBBY



TYPICAL FLOOR PLAN

FLOORS 2-6

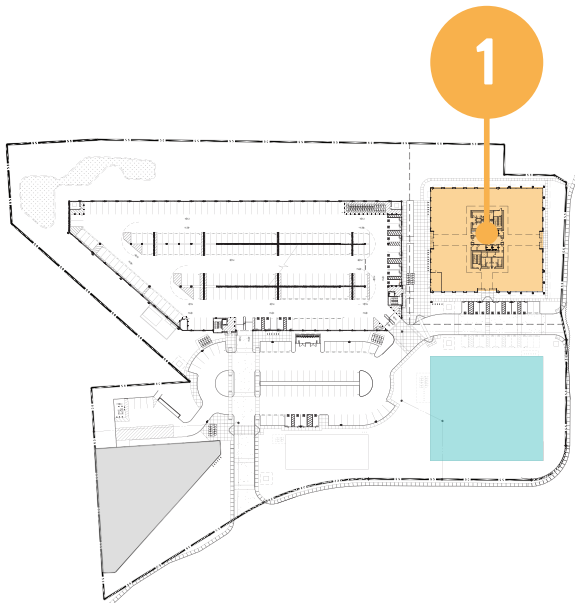
FLOOR 2: ±28,257 SF

FLOOR 3: ±28,257 SF

FLOOR 4: LEASED

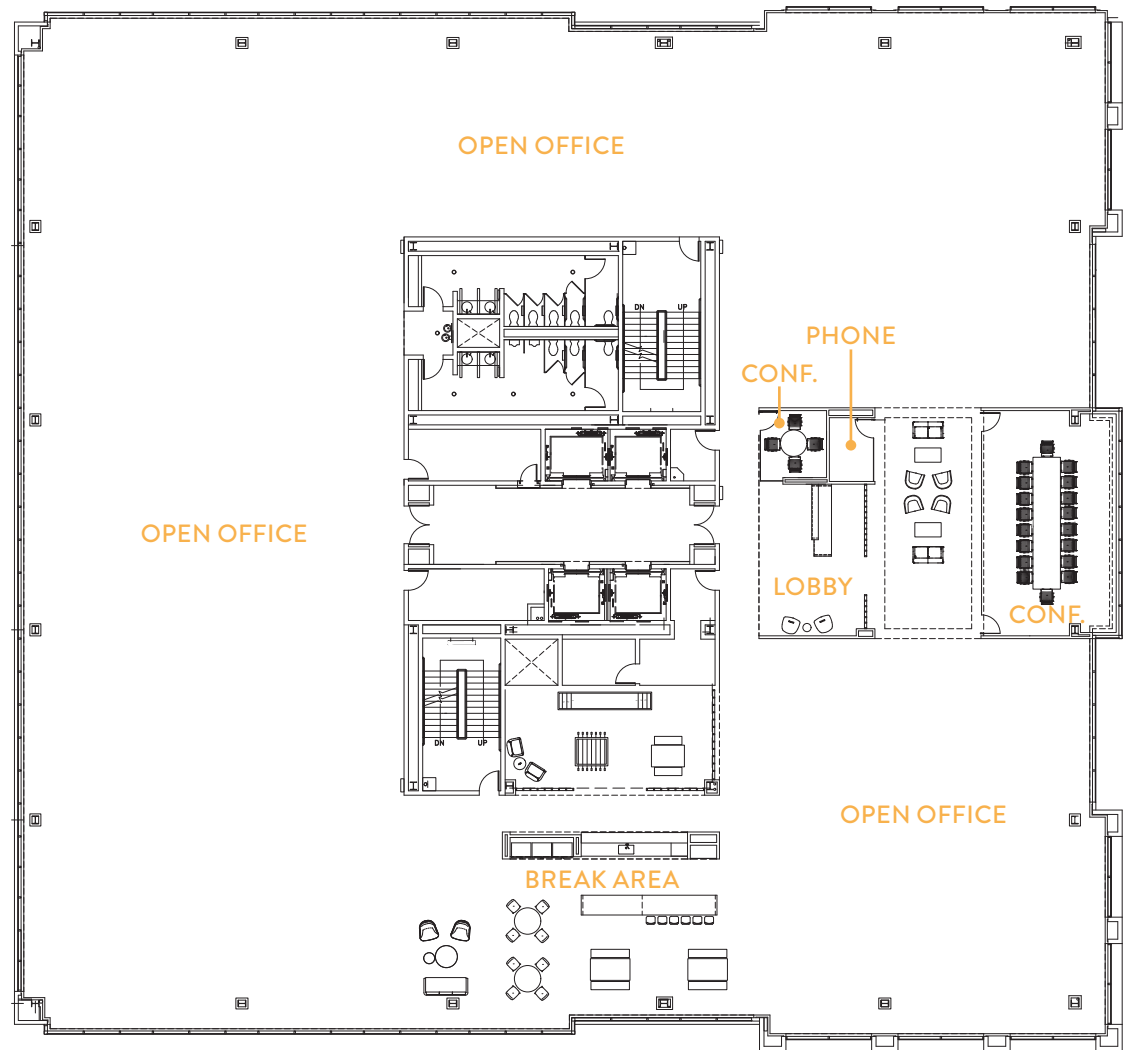
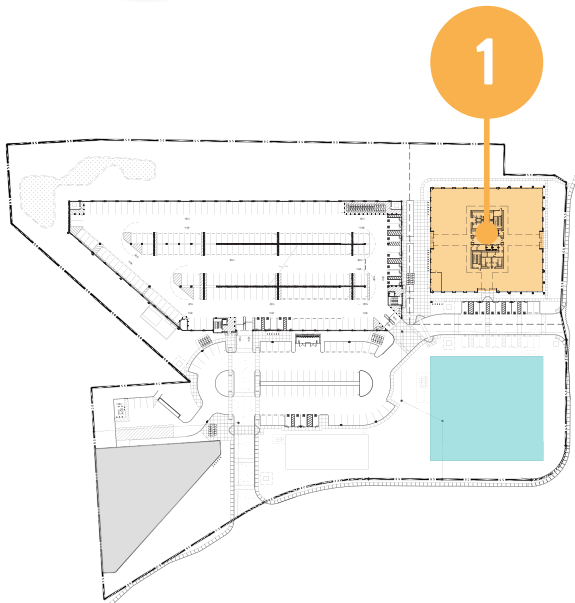
FLOOR 5: LEASED

FLOOR 6: ±27,082 SF



MARKET READY FLOOR PLAN

FLOOR 3: ±28,257 SF
MARKET READY COMPLETE





AMENITIES



ACROSS THE STREET FROM ACE TRAIN SHUTTLE STOP

10 MINUTE SHUTTLE RIDE TO ACE TRAIN STATION

20 MINUTES TO MILPITAS BART STATION FROM ACE TRAIN STATION

10 MINUTE DRIVE TO LAWRENCE CALTRAIN STATION

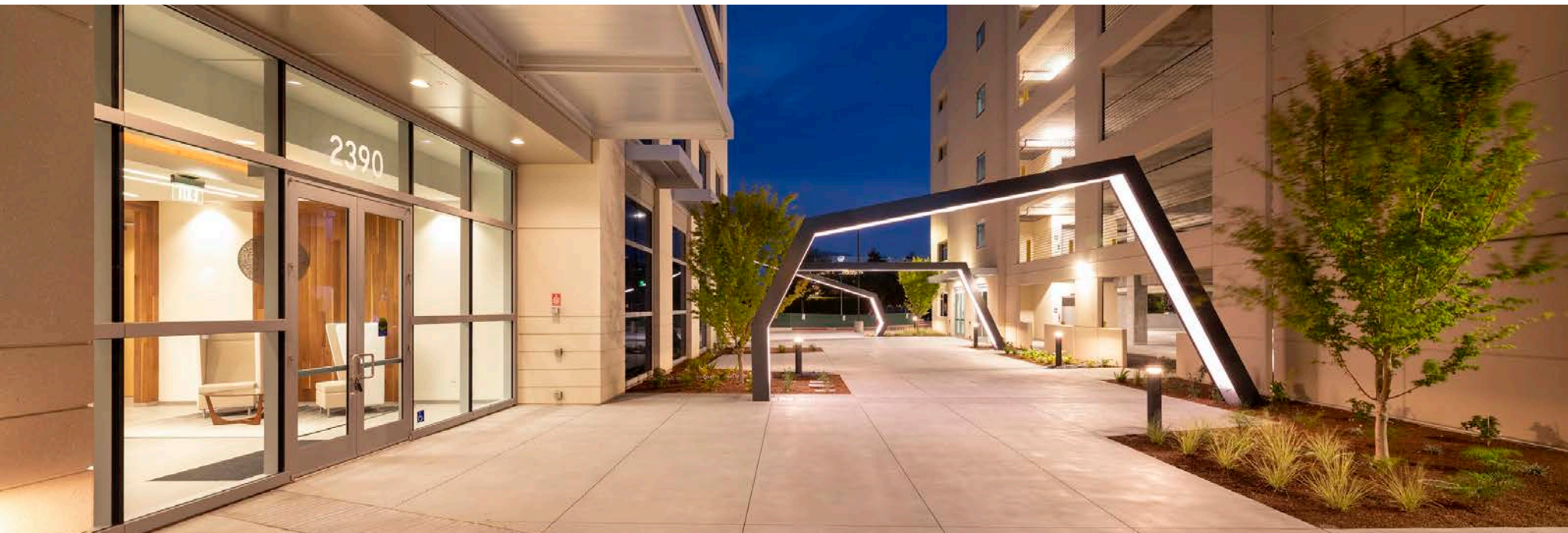
90 MINUTES FROM LAWRENCE STATION TO SAN FRANCISCO

TRANSPORTATION

AMENITY RICH CAMPUS

- FIRE PIT
- PICNIC AREA
- ARCHITECTURAL ELEMENTS
- COLLABORATION SPACE







MISSION
CITY CENTER

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