

FOR LEASE

±2,155-±64,828 RSF

Move in Ready Suites



202 & 260 COUSTEAU PLACE

DAVIS, CA

OFFICE / R&D SPACE

LISA STANLEY
EXECUTIVE DIRECTOR
lisa.stanley@cushwake.com
+1 916 769 3141
License #01340056

KEVIN PARTINGTON
EXECUTIVE MANAGING DIRECTOR
kevin.partington@cushwake.com
+1 916 288 4807
License #01199010

KEVIN POAGE
ASSET MANAGER
kevinpoage@buzzoates.com
+1 916 379 3848
License #02002687



PROPERTY HIGHLIGHTS

- Solar Panel Installation for Energy Savings
- Easily Accessible from Interstate 80 and Downtown Davis
- Building and Monument Signage Available
- High Quality Tenant Improvements & Building Operational Systems
- Located Adjacent to the Davis Bike Trail
- Move-in Ready Spaces off of Lobby Entrance



LOBBY

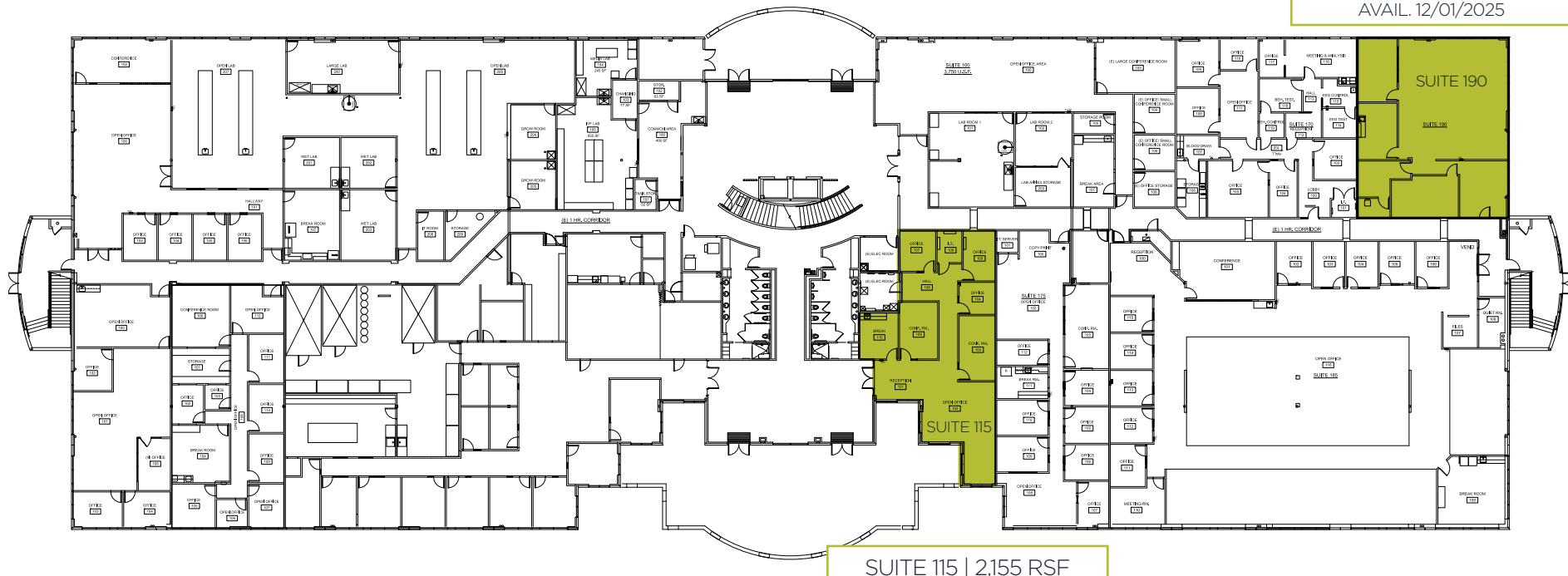


AERIAL

Parking: 4.60/1,000

202 COUSTEAU | 1ST FLOOR

202 & 260 COUSTEAU PLACE, DAVIS, CA



SUITE 115 | 2,155 RSF

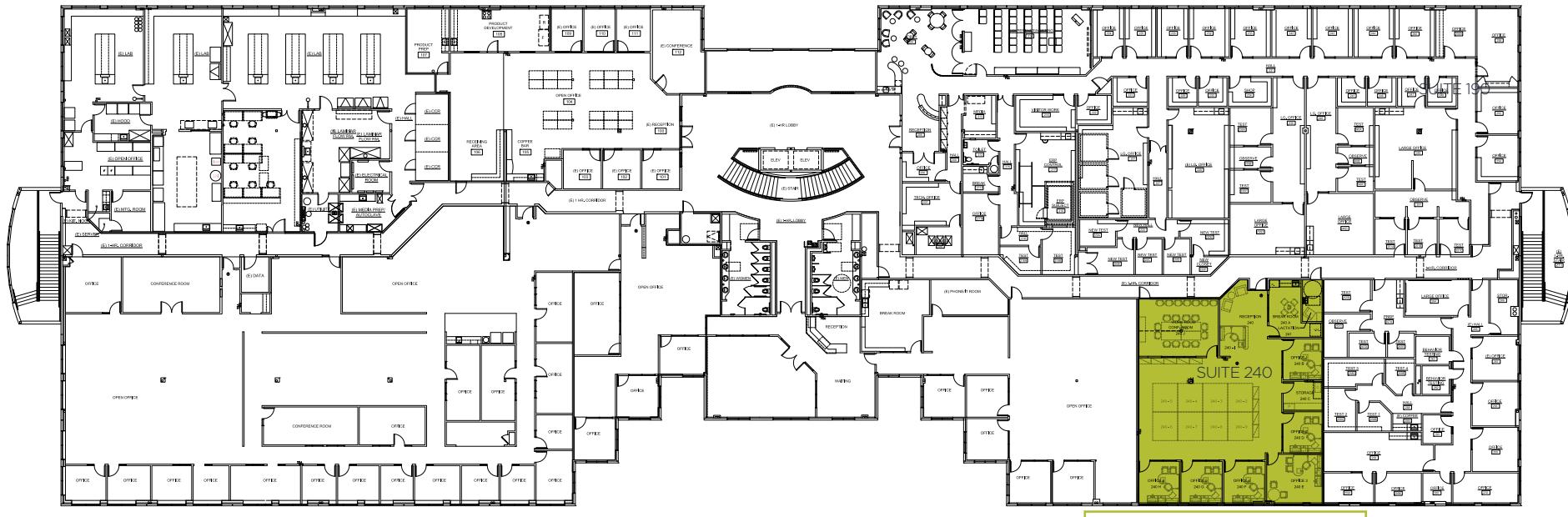
SUITE 190 | +2,441 RSF
AVAIL. 12/01/2025



FLOOR PLAN
2,155-2,441 SF

202 COUSTEAU | 2ND FLOOR

202 & 260 COUSTEAU PLACE, DAVIS, CA



SUITE 240 | +3,498 RSF

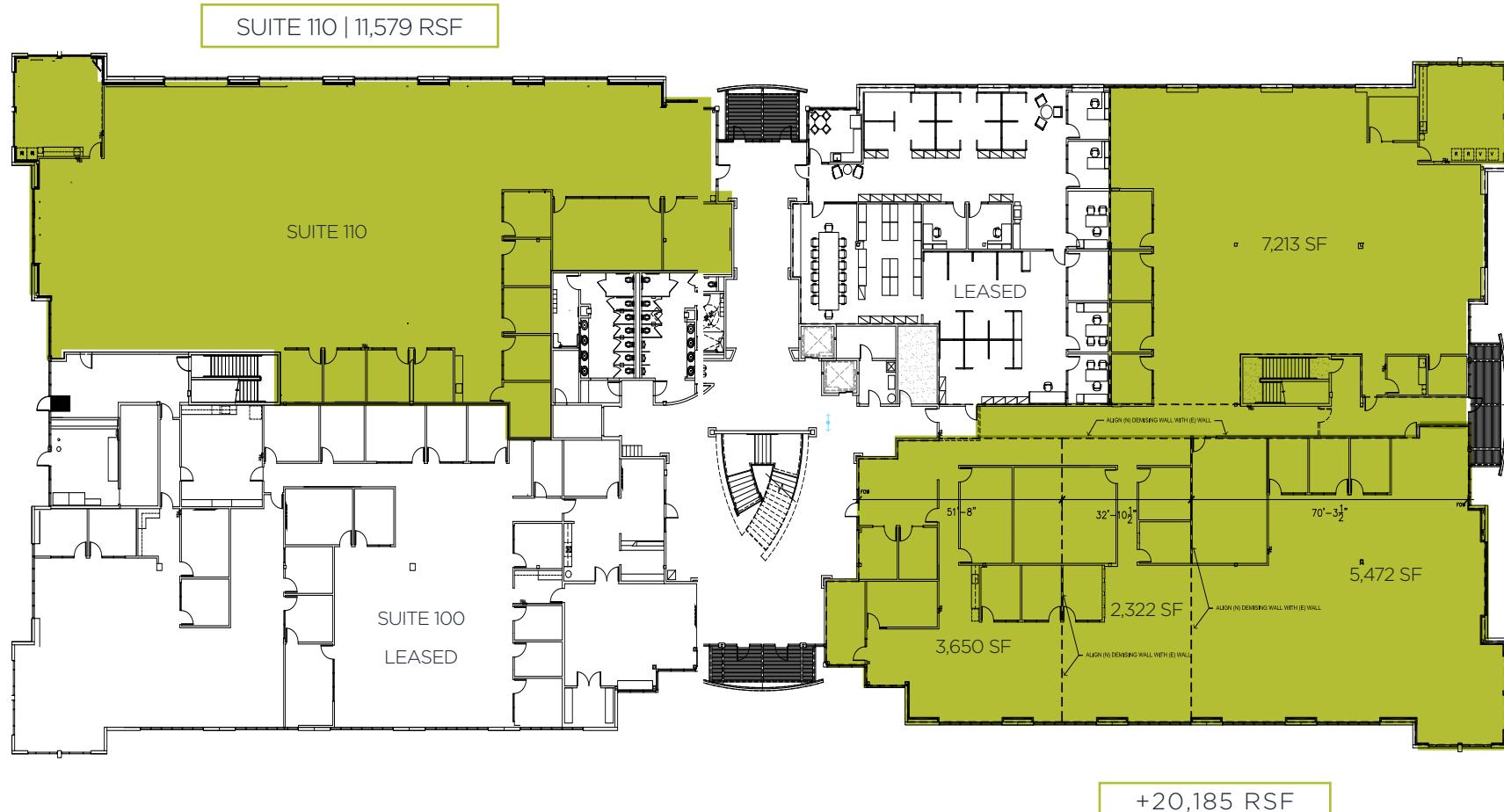
AVAIL. 10/26/2025



FLOOR PLAN
3,498 SF

260 COUSTEAU | 1ST FLOOR

202 & 260 COUSTEAU PLACE, DAVIS, CA



FLOOR PLAN
30,236 SF

260 COUSTEAU | 2ND FLOOR

202 & 260 COUSTEAU PLACE, DAVIS, CA

SUITE 200 | 24,970 RSF



FLOOR PLAN

24,970 SF

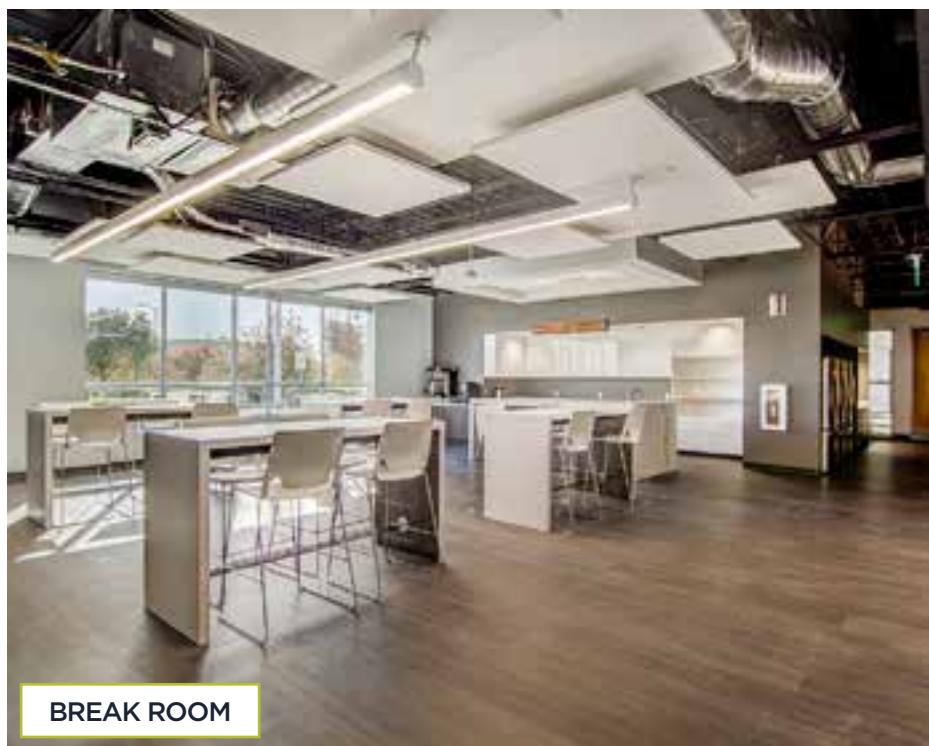
SAMPLE BUILDOUTS



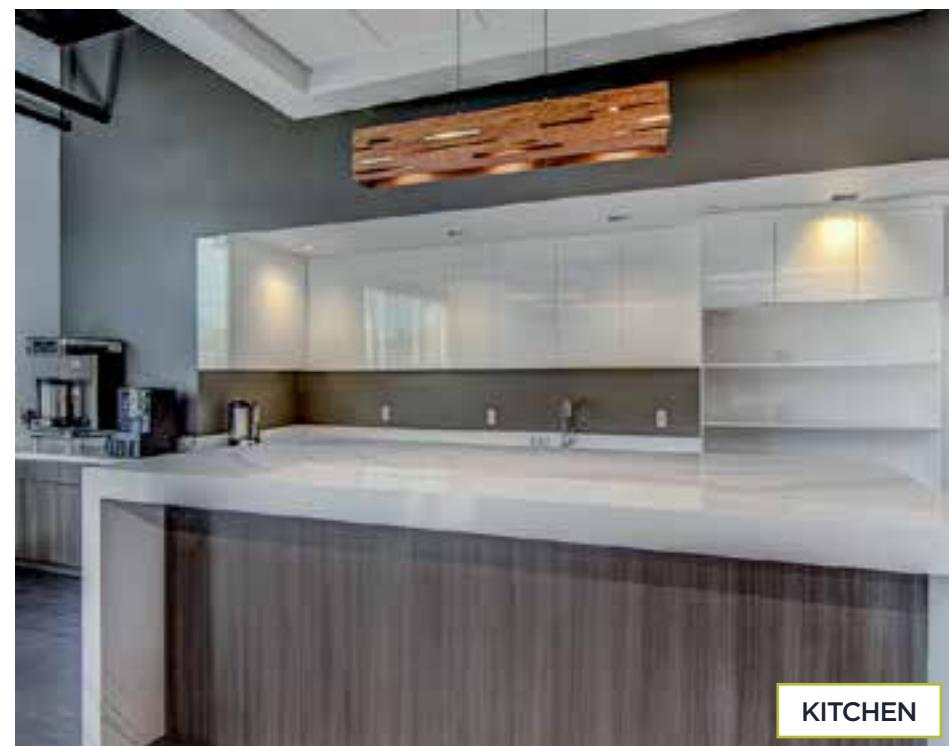
OPEN OFFICE



LOBBY



BREAK ROOM



KITCHEN

ON-SITE **SOLAR**



SOLAR PANEL INSTALLATION FOR ENERGY SAVINGS
(ESTIMATED ANNUAL PRODUCTION OF 2,711,537 KWH)

202 & 260 Cousteau Place leverages Buzz Oates owned properties to create a dynamic ecosystem that synergizes the diverse sectors of Advanced Manufacturing, Life Science, Office, and Industrial spaces.



**PROPERTY
SYNERGY**

AERIAL AMENITIES



UNIVERSITY MALL

1. Trader Joe's
2. Starbucks
3. Subway
4. Ohana Hawaiian BBQ

DAVIS COMMONS

1. Mikuni Davis
2. Burger Patch
3. The Halal Guys

MISC. RETAIL

1. OfficeMax
2. Safeway
3. RiteAid
4. Teabo Café
5. Dos Coyotes
6. Pet Food Express
7. Common Grounds Coffee

NUGGET CENTER

1. Nugget Markets
2. Taqueria Guadalajara
3. Huku Japanese Bistro
4. Wok of Flame
5. The Chicken Hawkers
6. Starbucks
7. Chevron
8. McDonald's
9. Taco Bell

TARGET CENTER

1. Target
2. TJ Maxx
3. Famous Footwear
4. AT&T Store
5. Chase Bank
6. Beach Hut Deli
7. Starbucks

OAK TREE PLAZA

1. Nugget Markets
2. CVS Pharmacy
3. Cenario's Pizza

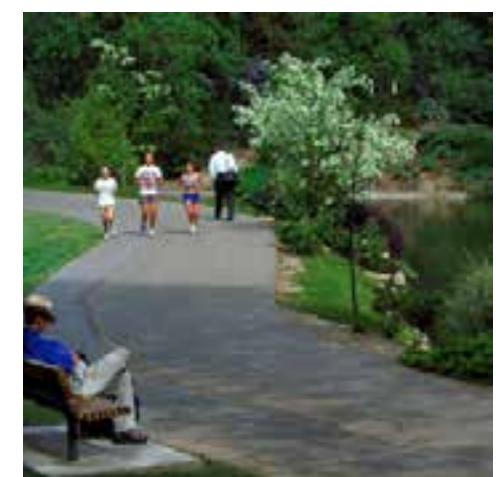
MISC. RETAIL

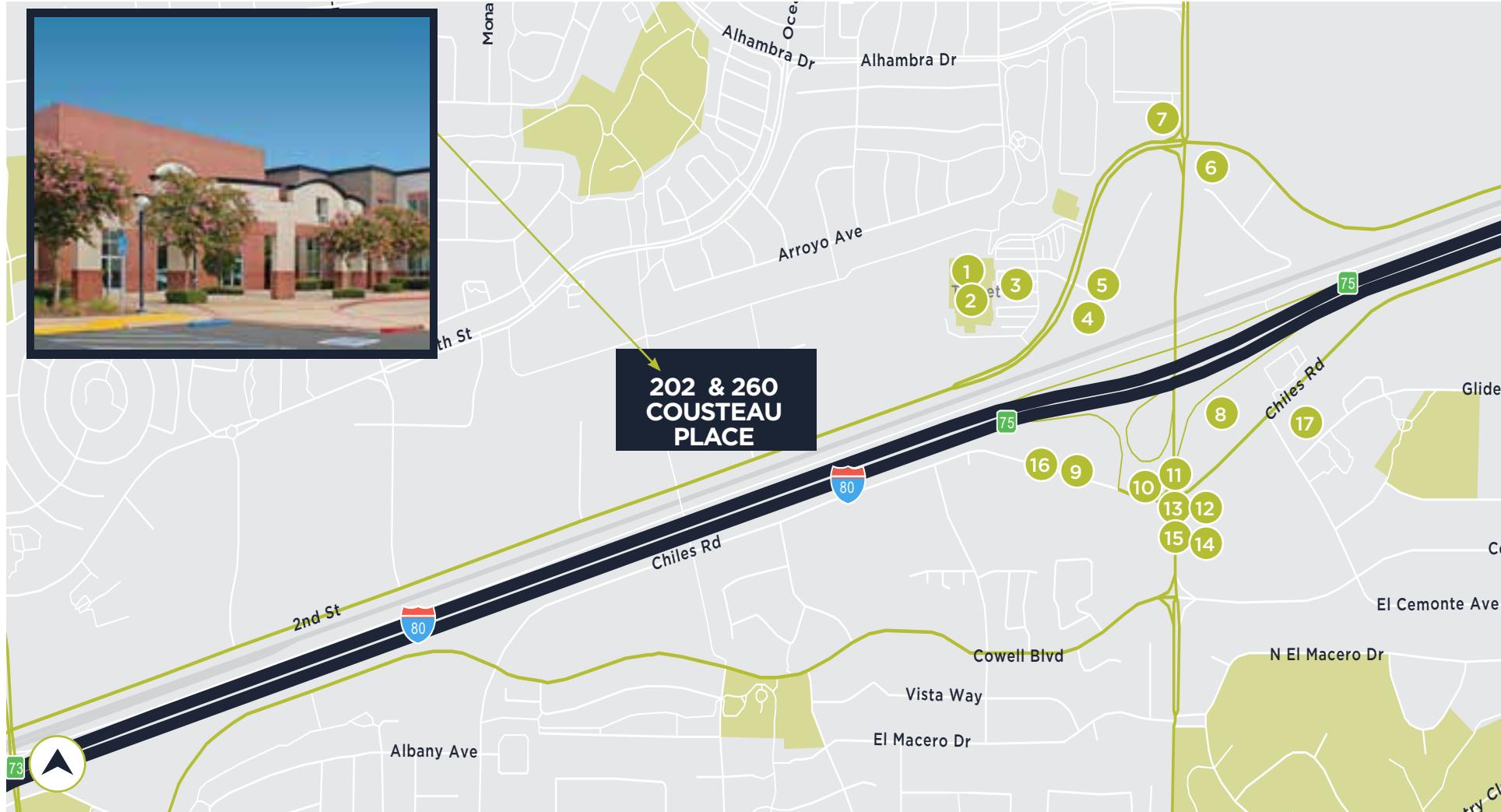
1. Safeway
2. Panda Express
3. Big 5 Sporting Goods
4. Jack's Urban Eats
5. Jamba

THE DAVIS LIFESTYLE

Davis has much to offer, including parks, bike-paths, a world-class university, a growing cluster of innovative companies, farm-fresh food, diverse community activities and festivals, and a vibrant downtown with unique shops. Davis is home to United States Bicycling Hall of Fame, the Mondavi Center and Arboretum located on the UC Davis campus.

Davis is the home to UC Davis, highly known for research and development. Proximity to UC Davis, and a very qualified workforce has helped our growing technology sector. Over 100 of our 2,200 companies work in advanced manufacturing, agtech, biotech, clean tech, data and life sciences, creating sustainable solutions to world issues.





STREET
VIEW

1. Target
2. Starbucks
3. AT&T
4. Beach Hut Deli
5. Chase Bank
6. Ikeda's
7. Chevron
8. Taco Bell
9. McDonald's
10. Nugget Market

11. Starbucks
12. Huka Japanese Bistro
13. Wok of Flame
14. Taqueria Guadalajara Grill
15. The Chicken Hawkers
16. Chevron
17. Subway

CONTACT INFORMATION

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