

PARK PLACE

96 N. 3RD STREET, SAN JOSE, CA



NEWMARK



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HIGHLIGHTS



Beautiful city views



The building features a marble-clad lobby and on-site day porter



Building Conference Room



Fully broadband wired by Comcast for voice/data/video



Secured on-site garage parking 2/1000



Additional parking available in City Garage located immediately across 3rd Street sjdowntownparking.com



On-site storage available



On-site bike storage



Located just blocks away from the new City Hall and Superior Court House



Easy access to Highways 87, 101 and 280



Walking distance to over 200 restaurants and the local Farmers Market and San Pedro Square Market



AMENITIES & TRANSPORTATION



Central Downtown location - Only 2 freeway exits away from Norman Y. Mineta International Airport and San Jose State University.



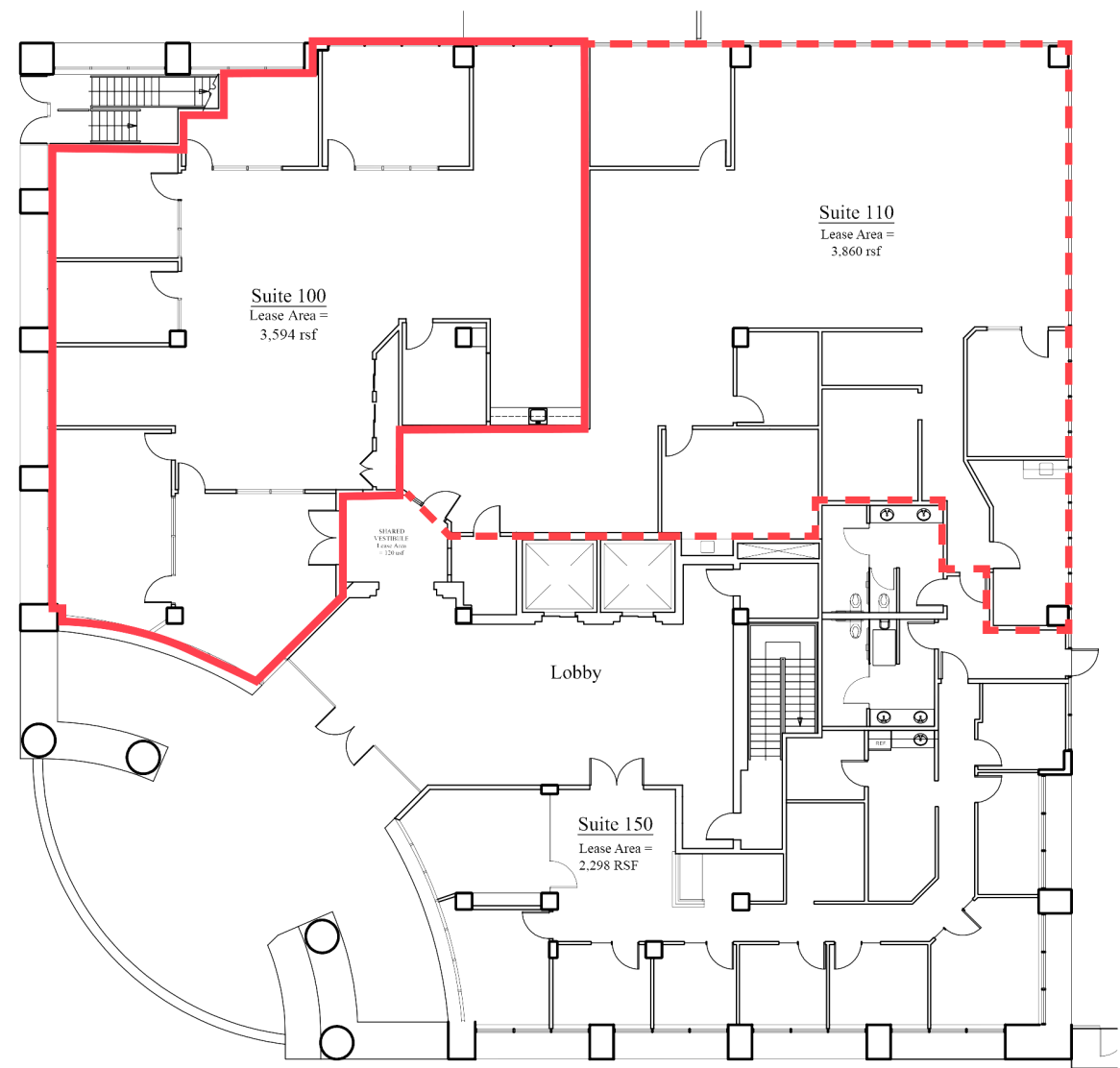


AVAILABILITIES

| SUITE | SQ FT |
|-----------|-------------------|
| Suite 100 | 3,600 - 7,454 RSF |
| Suite 250 | 5,736 RSF |
| Suite 260 | 1,571 RSF |
| Suite 300 | 2,337 RSF |
| Suite 301 | 1,605 RSF |
| Suite 325 | 1,707 RSF |
| Suite 375 | 2,547 RSF |
| Suite 410 | 2,894 RSF |
| Suite 500 | 6,244 RSF |
| Suite 510 | 1,169 RSF |
| Suite 600 | 2,146 RSF |

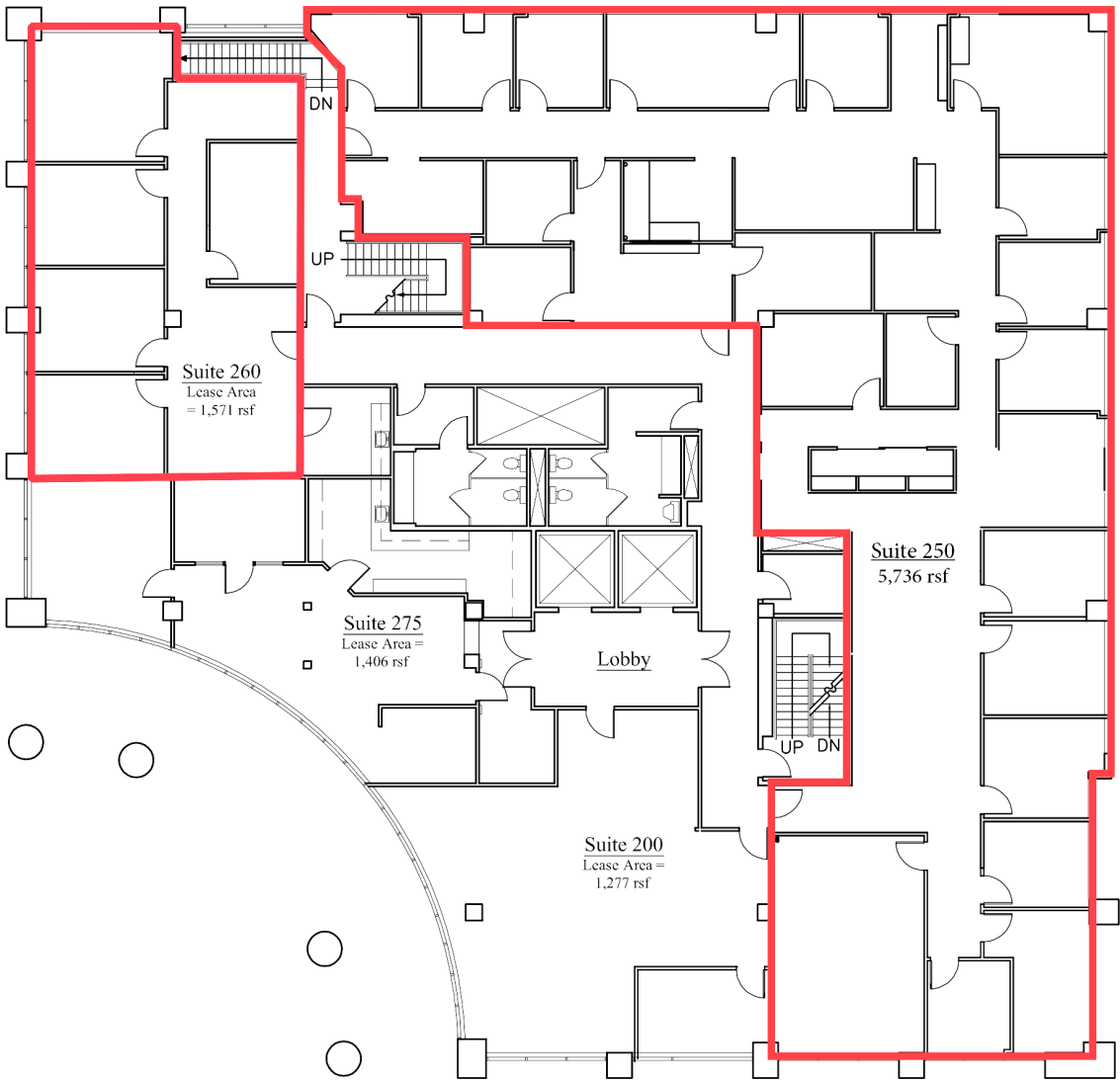


FLOOR PLANS



FIRST FLOOR

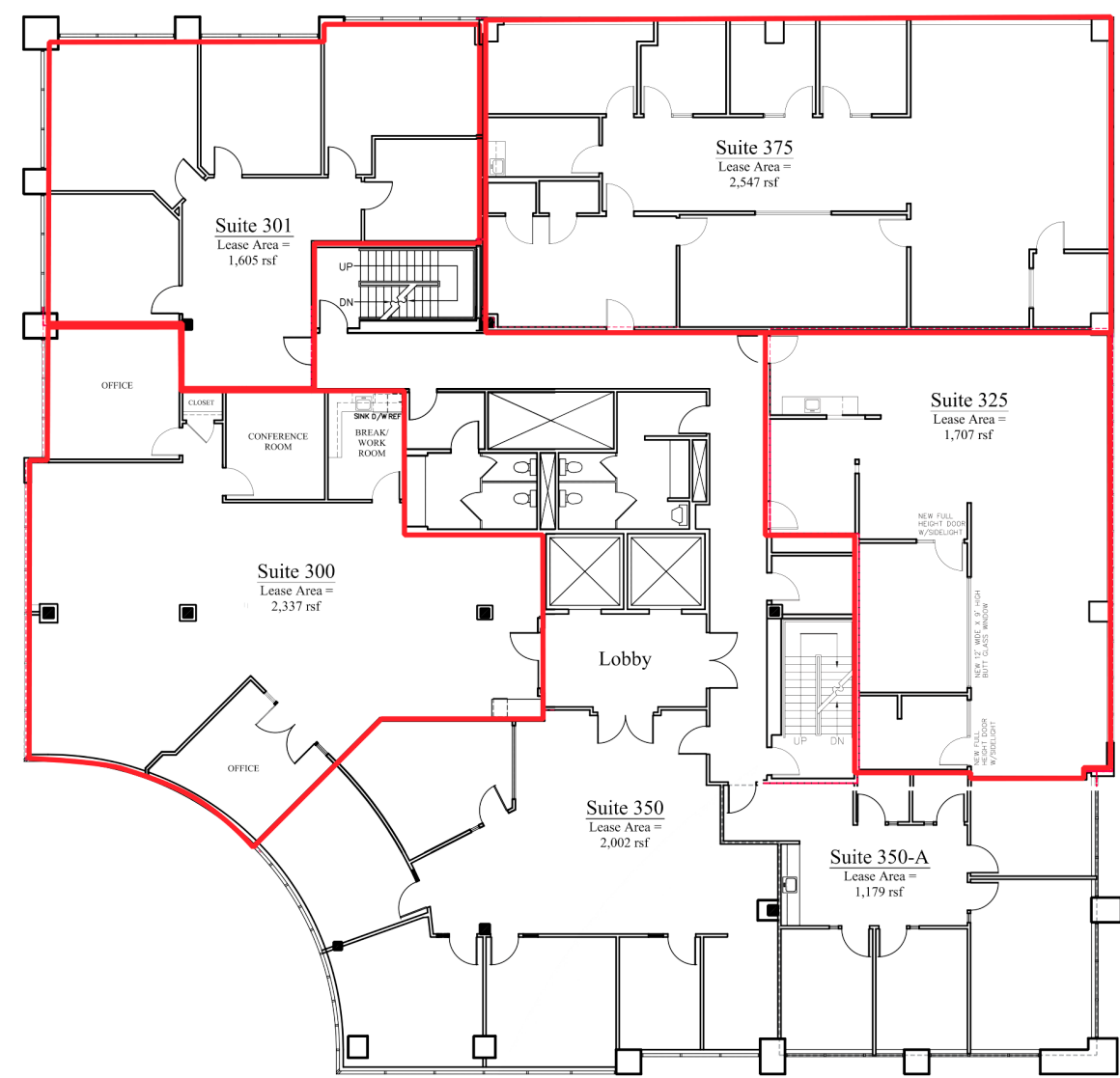
| SUITE | SQ FT | COMMENTS |
|-------|---------------------|---|
| 100 | ± 3,600 - 7,454 RSF | Conference room, 4 private offices, large bullpen area, large modern breakroom, fob key suite entry. Suite 110 is available for expansion and can be combined with Suite 100 for a total of 7,454 SF |



SECOND FLOOR

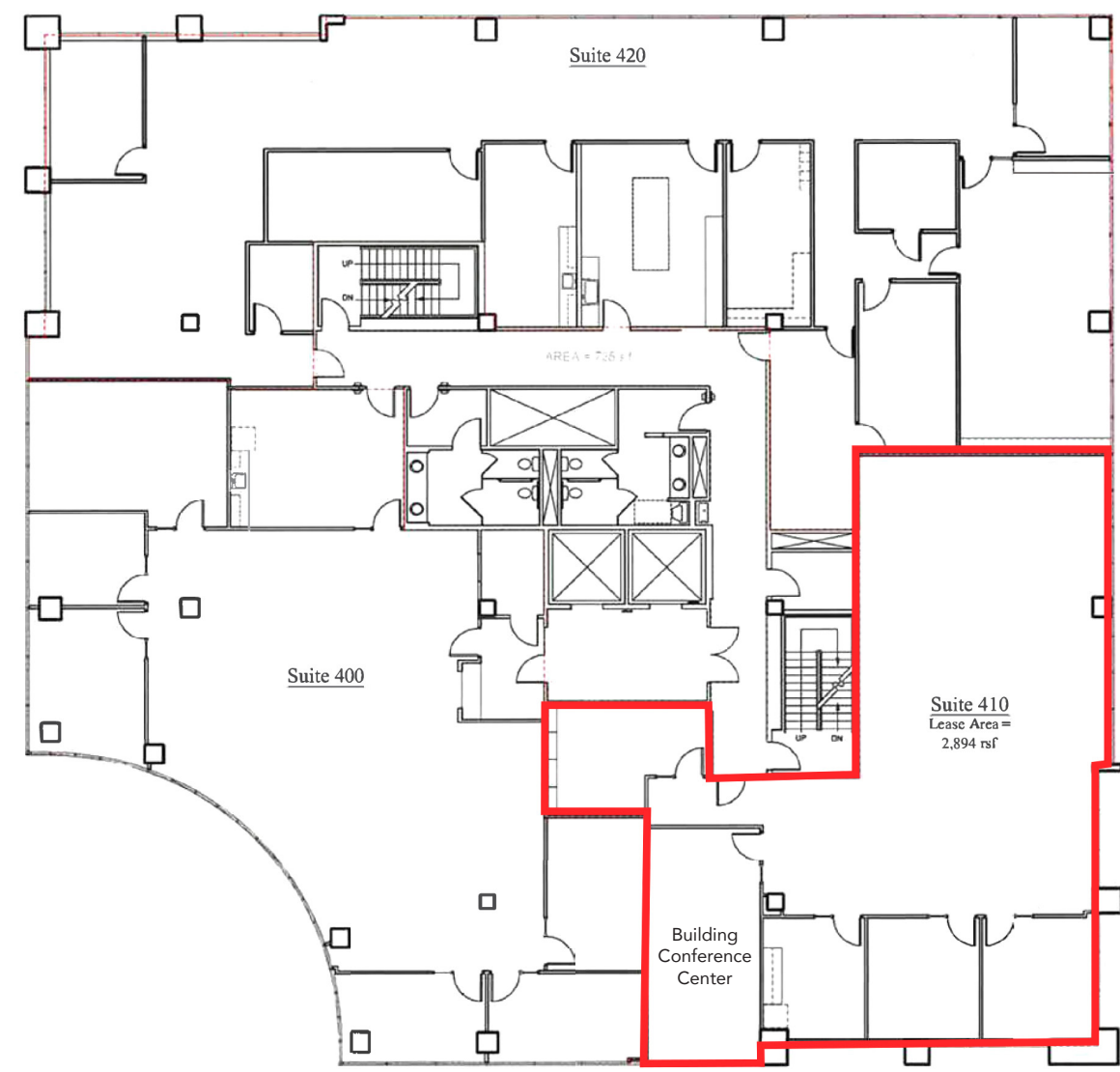
| SUITE | SQ FT | COMMENTS |
|-------|------------|--|
| 250 | ±5,736 RSF | Mix of private offices, conference rooms, open area, and kitchenette |
| 260 | ±1,571 RSF | 4 private office, conference room, open area, and kitchenette. |

FLOOR PLANS



THIRD FLOOR

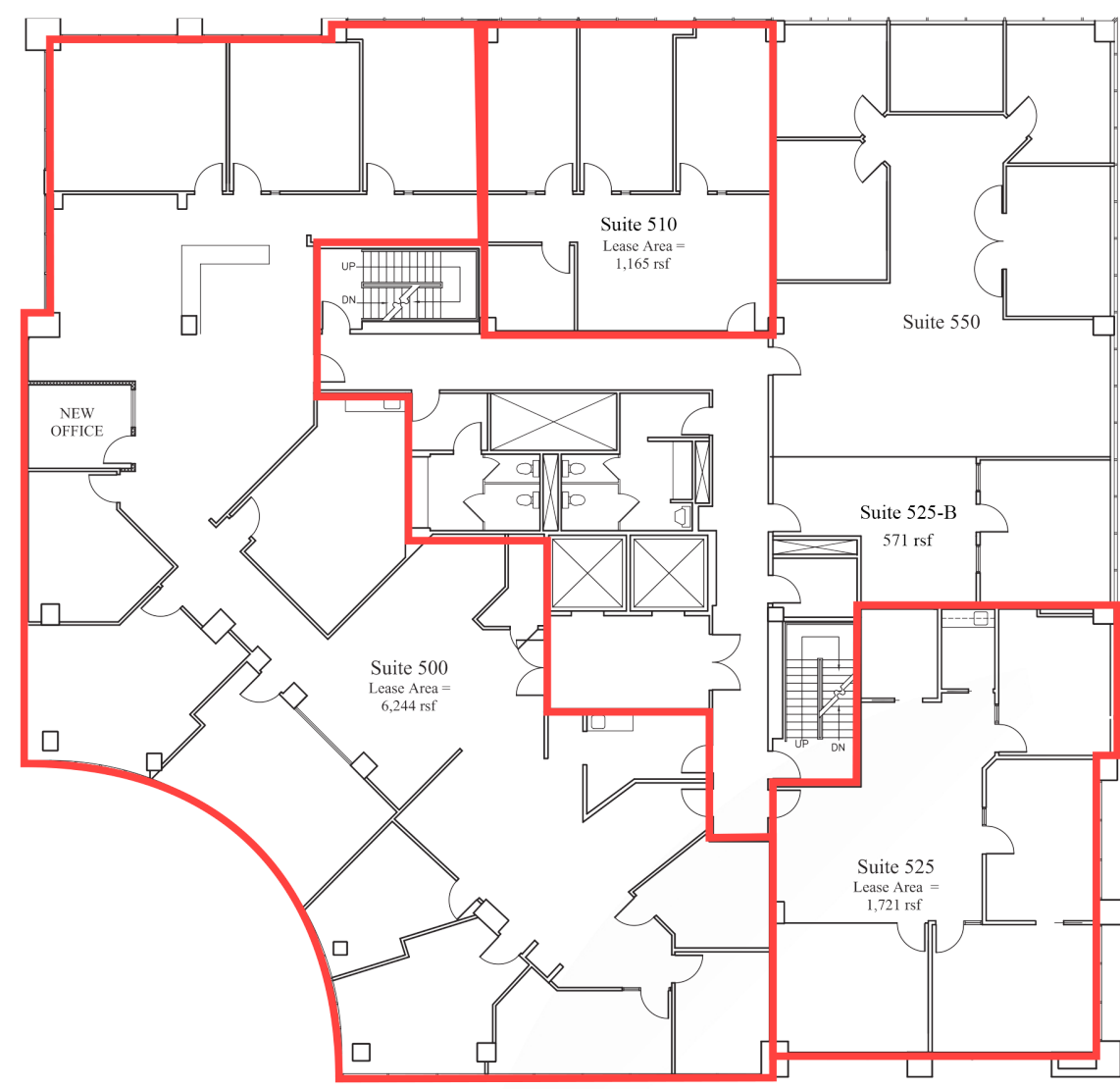
| SUITE | SQ FT | COMMENTS |
|-------|-------------|---|
| 300 | ± 2,337 RSF | 5 private office, balance open, kitchenette |
| 301 | ± 1,605 RSF | 4 private offices, open area, and kitchenette. |
| 325 | ± 1,707 RSF | 2 private offices, conference room, copy room. |
| 375 | ± 2,547 RSF | 4 offices, 1 conference room, Kitchenette, IT closet, Storage closet, Balance open office |



FOURTH FLOOR

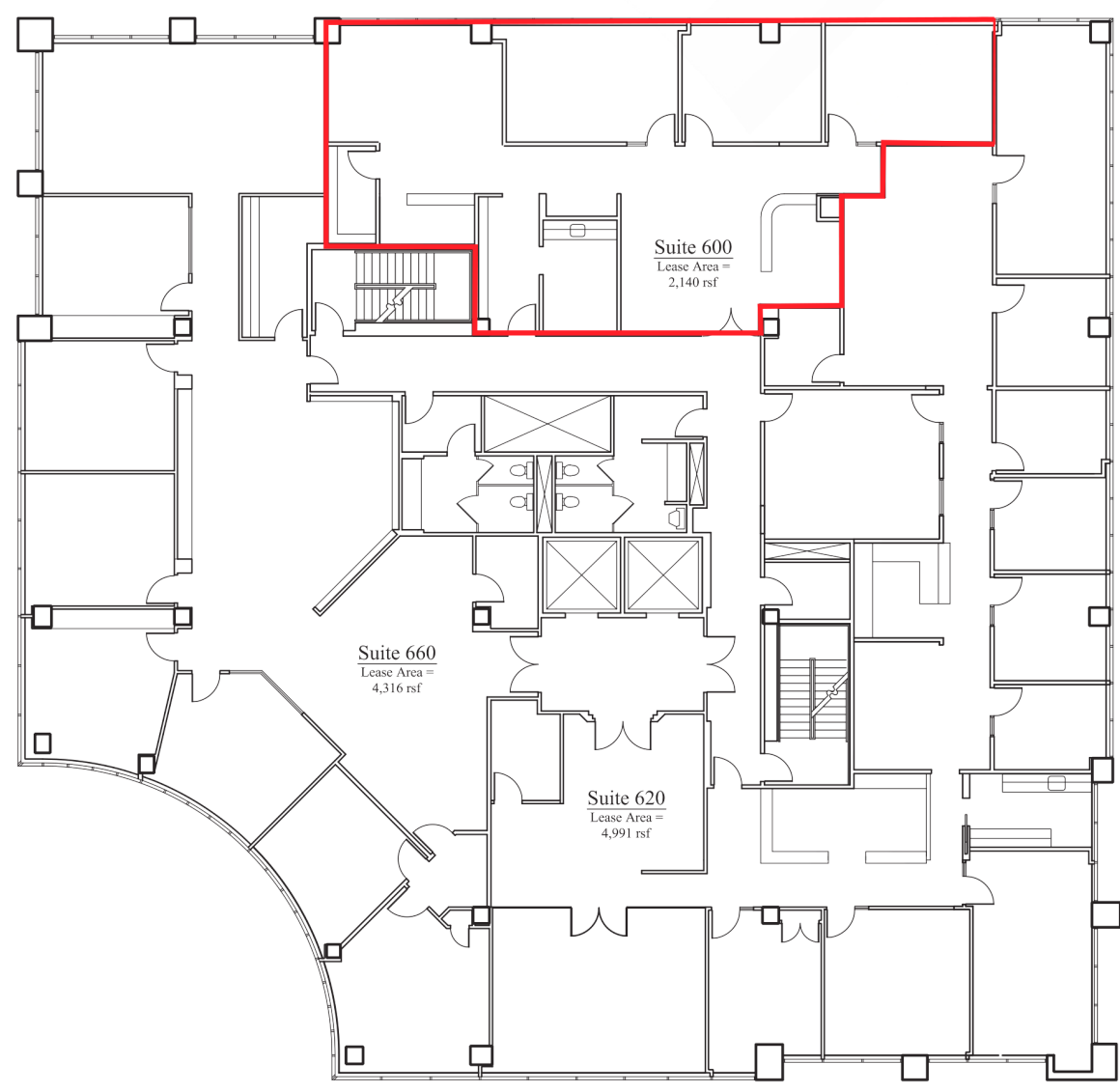
| SUITE | SQ FT | COMMENTS |
|-------|-------------|---|
| 410 | ± 2,894 RSF | 2 private offices, conference room, kitchenette |

FLOOR PLANS



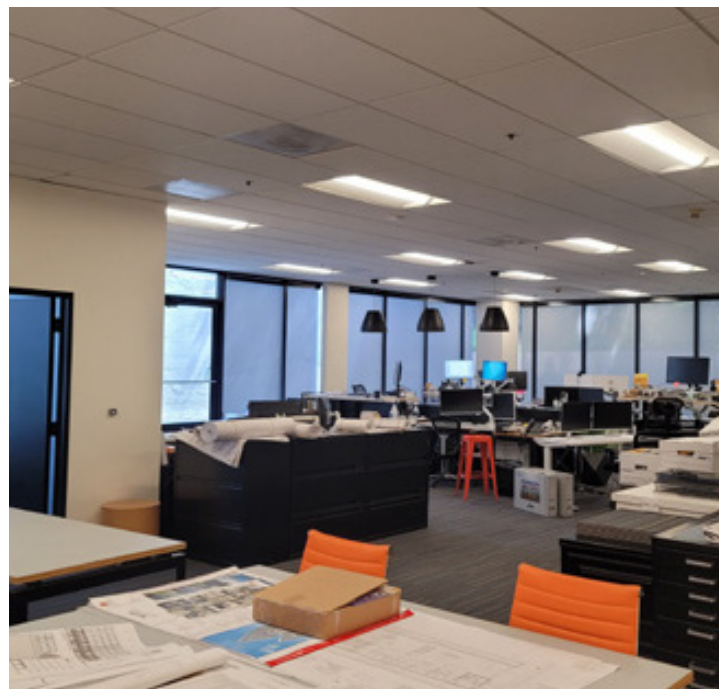
FIFTH FLOOR

| SUITE | SQ FT | COMMENTS |
|-------|-------------|--|
| 500 | ± 6,244 RSF | Mix of offices, former law firm space |
| 510 | ± 1,169 RSF | 3 private offices, kitchenette available |
| 525 | ± 1,721 RSF | 4 private offices + workroom |



SIXTH FLOOR

| SUITE | SQ FT | COMMENTS |
|-------|-------------|---|
| 600 | ± 2,140 RSF | 2 private offices, conference room, kitchenette, storage room, receptionist/waiting area, open office area. |





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