

FREMONT BUSINESS PARK



42808 & 42840 CHRISTY ST.
42501 ALBRAE ST.
FREMONT, CA 94538



Wide range of office spaces, now
offered at discounted rates!

42808
Christy St.
44,488 RSF

42840
Christy St.
45,329 RSF

42501
Albrae St.
29,221 RSF



Site Information

- » Total size of 119,038 RSF across all three buildings
- » Promotes energy efficiency with recently-installed solar panels on each building
- » Immediate access to I-880 at Auto Mall Parkway
- » Only a two-minute drive to Pacific Commons Shopping Center
- » On-site amenities including a common conference room, fitness center, & abundance of parking spaces

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Photo Gallery



FREMONT BUSINESS PARK

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Current Availabilities

▶ Click here to jump to micro availabilities under 1,000 RSF

	Address	Suite	Size	Rate \$/SF/MO
jump to page ▶	42808 Christy St.	101	6,045 RSF	\$ 1.38 NNN*
jump to page ▶	42840 Christy St.	201	5,809 RSF	\$ 1.38 NNN*
jump to page ▶	42808 Christy St.	200	4,008 RSF	\$ 1.38 NNN*
jump to page ▶	42840 Christy St.	110	3,323 RSF	\$ 1.38 NNN*
jump to page ▶	42840 Christy St.	112	3,001 RSF	\$ 1.38 NNN*
jump to page ▶	42840 Christy St.	108	2,623 RSF	\$ 1.38 NNN*
jump to page ▶	42808 Christy St.	221	2,562 RSF	\$ 1.38 NNN*
jump to page ▶	42808 Christy St.	201	2,506 RSF	\$ 1.38 NNN*
jump to page ▶	42840 Christy St.	210	1,579 RSF	\$ 1.38 NNN*
jump to page ▶	42808 Christy St.	225	1,512 RSF	\$ 1.38 NNN*
jump to page ▶	42808 Christy St.	203	1,438 RSF	\$ 1.38 NNN*

- » Discounted rates on all spaces
- » Varying space sizes to suit your business's needs
- » Some furnished options available
- » Flexible lease terms

* For the first year of occupancy, the effective NNN rate is \$1.38/RSF/month, plus \$0.81 monthly operating expenses, based on a minimum three-year lease.

For more information or to schedule a tour, please contact:

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Scan or click here to learn more

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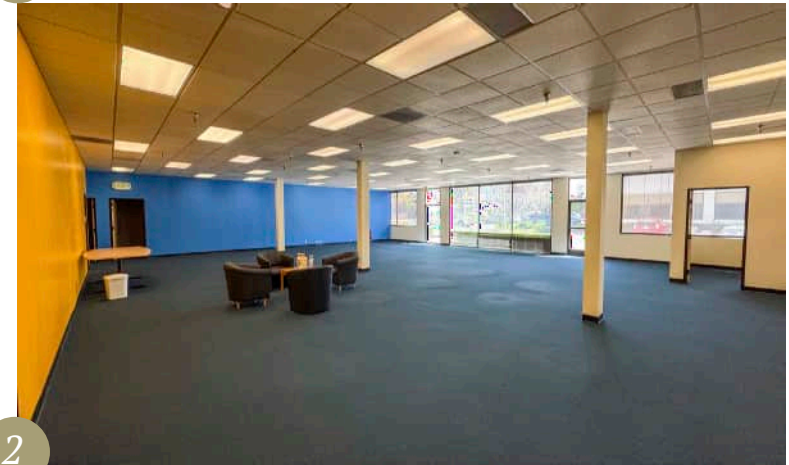
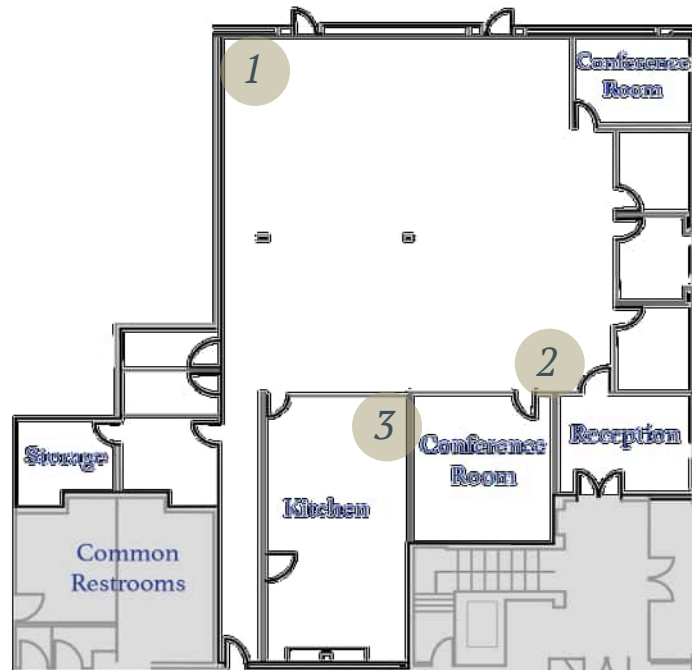


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42808 Christy St. Suite 101

6,045 RSF

- » Corner suite
- » Six private offices
- » Two conference rooms
- » Reception area
- » Kitchen area
- » Large open area
- » Storage



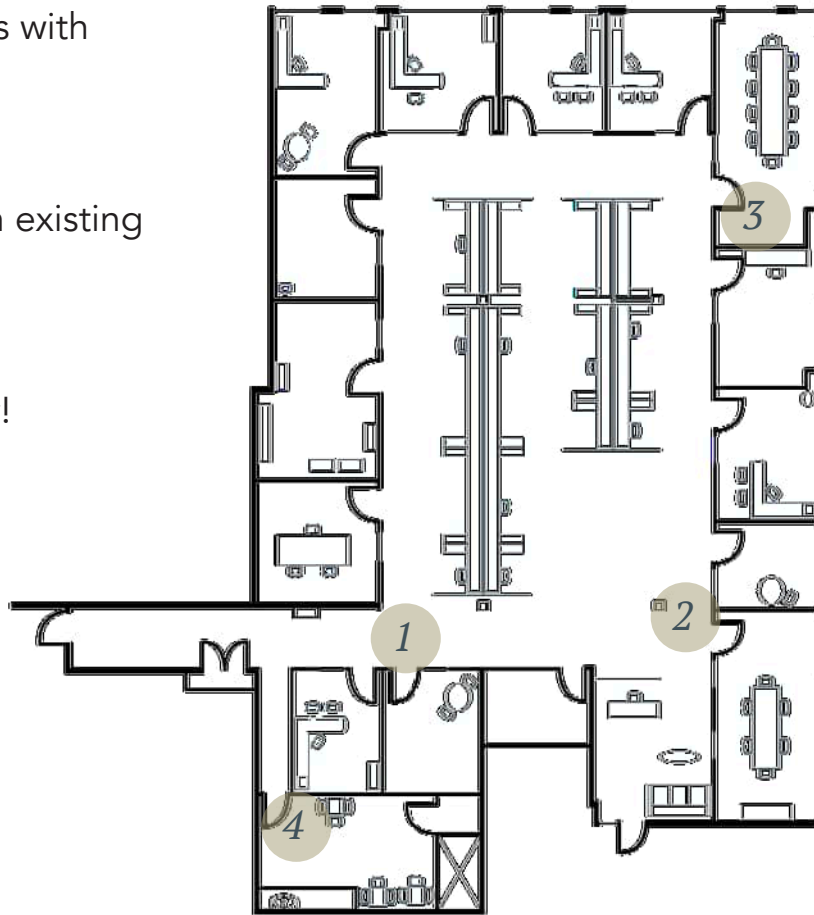
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42840 Christy St. Suite 201

5,809 RSF

- » Corner suite with lots of glass & natural lighting
- » Twelve private offices with furniture
- » Conference room
- » Kitchen
- » Large open area with existing cubicles
- » Reception area
- » Server/storage room
- » Ready for occupancy!



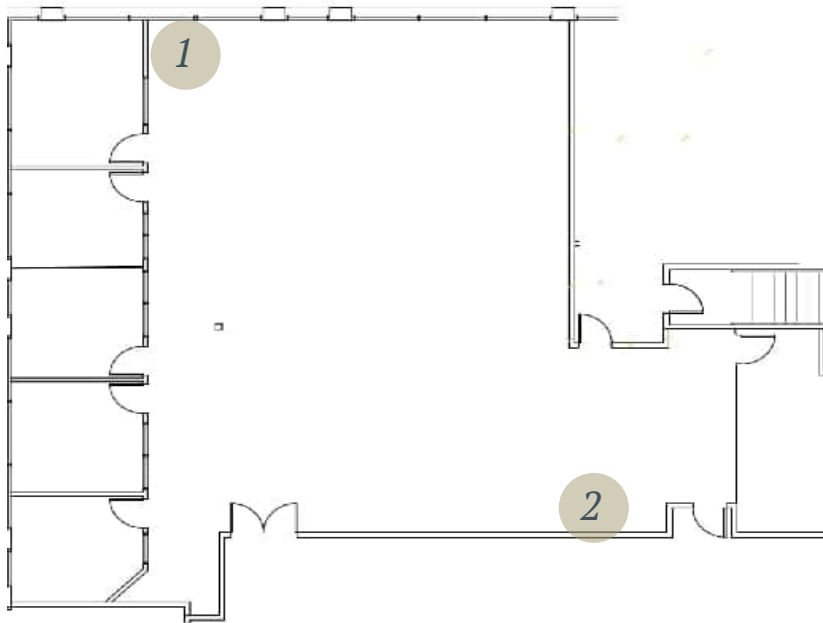
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42808 Christy St. Suite 200

4,008 RSF

- » Five private offices
- » Large open area
- » Storage



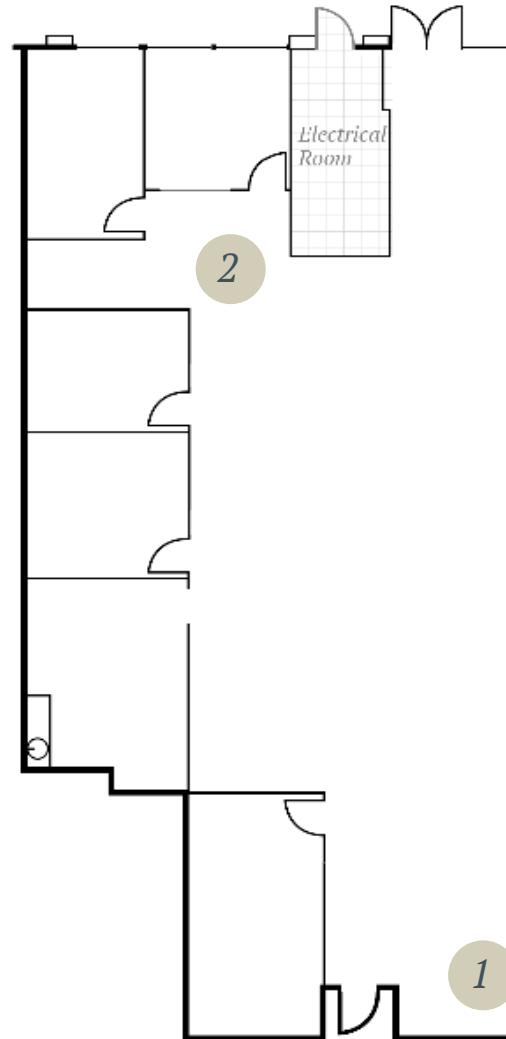
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42840 Christy St. Suite 110

3,323 RSF

- » Four private offices
- » Conference room
- » Kitchen
- » Large open area
- » Exterior double-door entrance



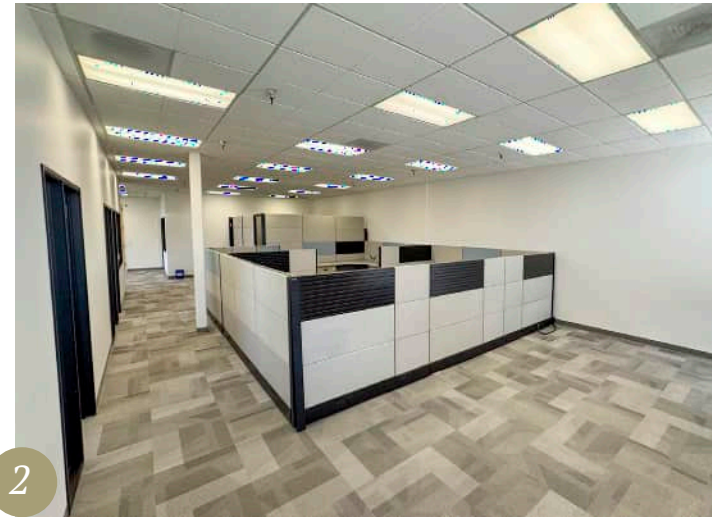
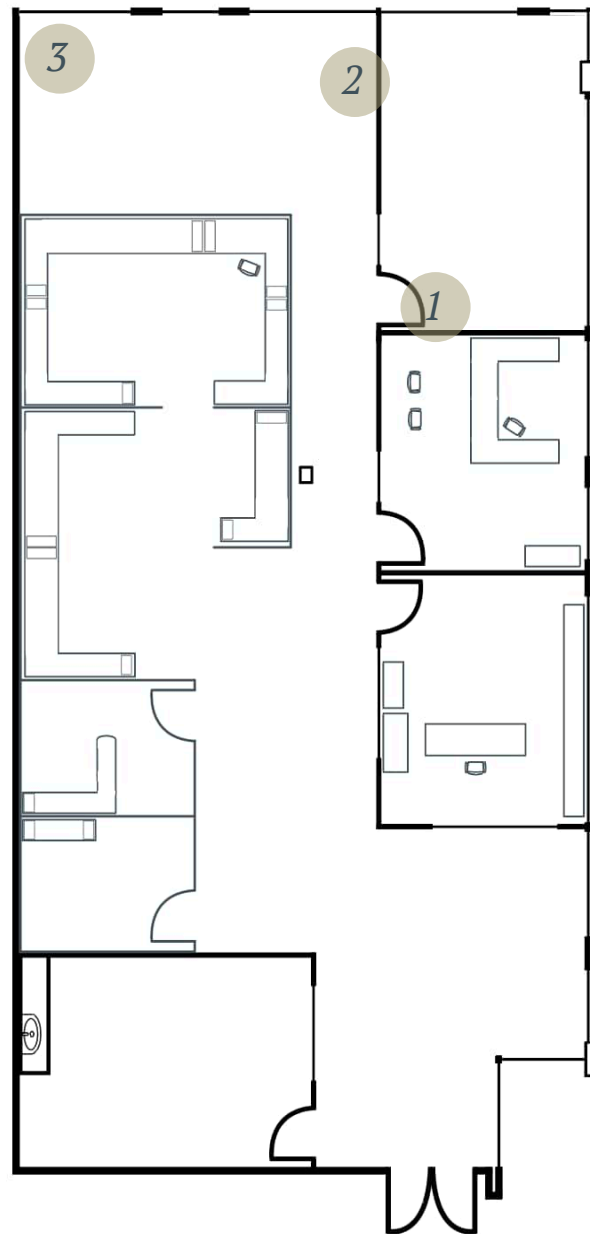
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42840 Christy St. Suite 112

3,001 RSF

- » Two furnished private offices, each with windows
- » Conference room with lots of natural lighting
- » Kitchen
- » Large open area with cubicles
- » Corner suite at main building entrance



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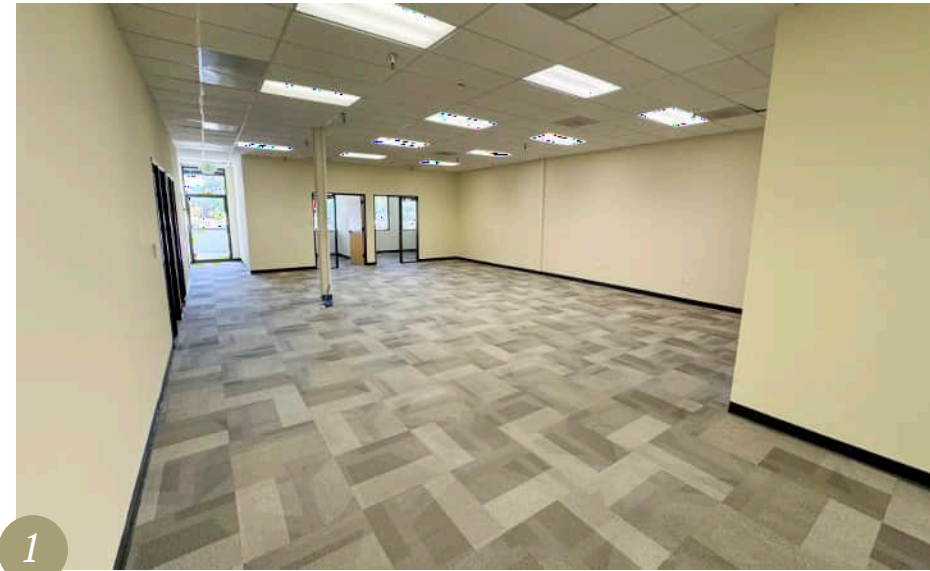
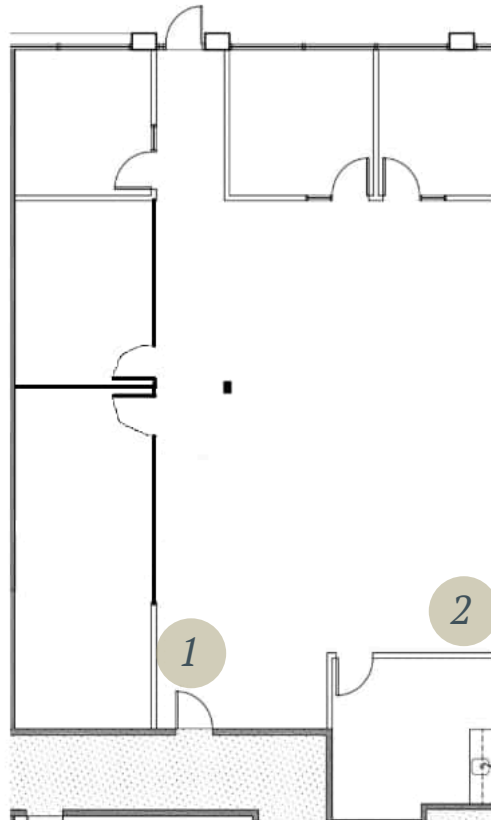
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42840 Christy St.

Suite 108

2,623 RSF

- » Four private offices, three with windows
- » Conference room
- » Kitchen
- » Large open area

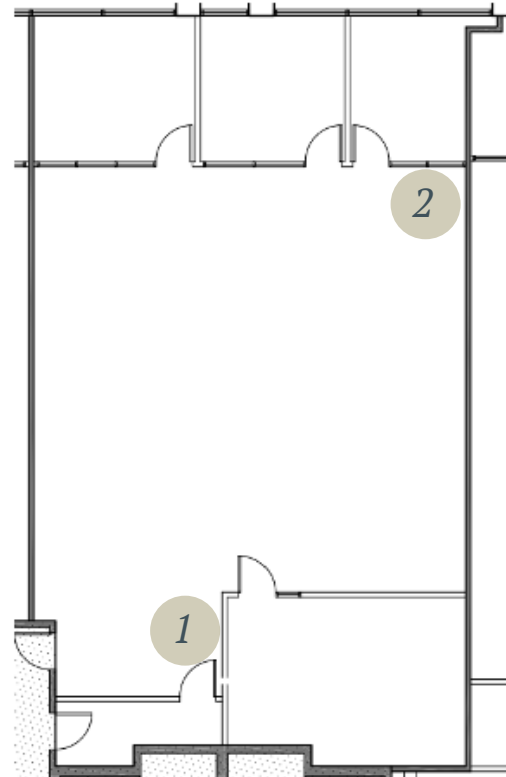


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42808 Christy St. Suite 221

2,562 RSF

- » Three private offices
- » Conference room
- » Large open area
- » Kitchenette
- » Storage/server room



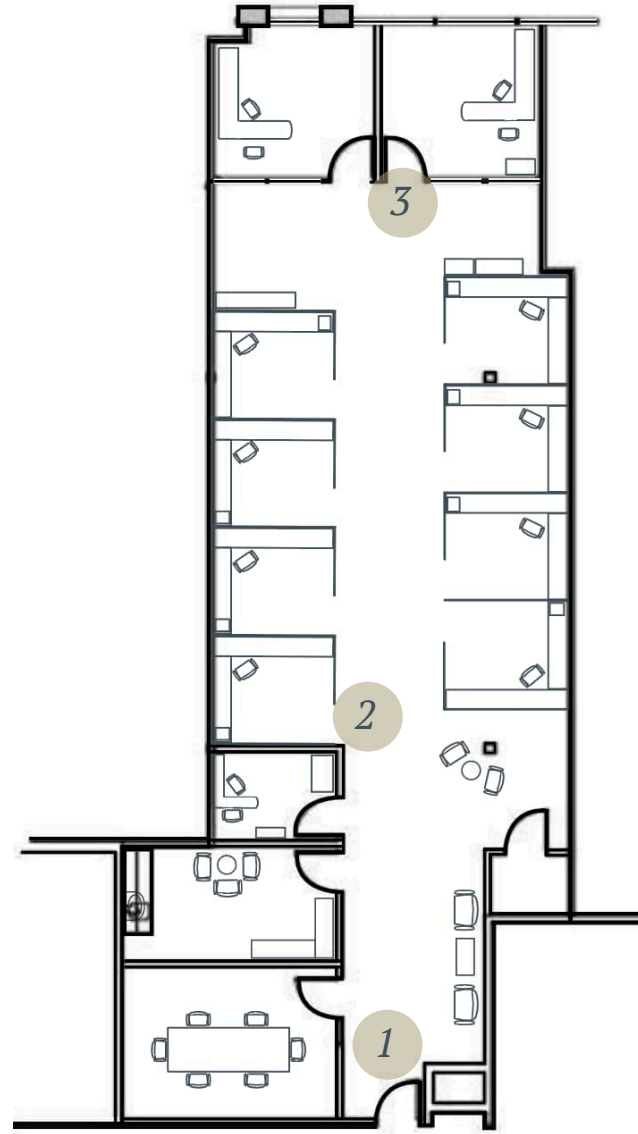
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42808 Christy St. Suite 201

2,506 RSF

- » Three private offices
- » Conference room
- » Kitchen
- » Server room
- » Furniture included
- » Eight workstations



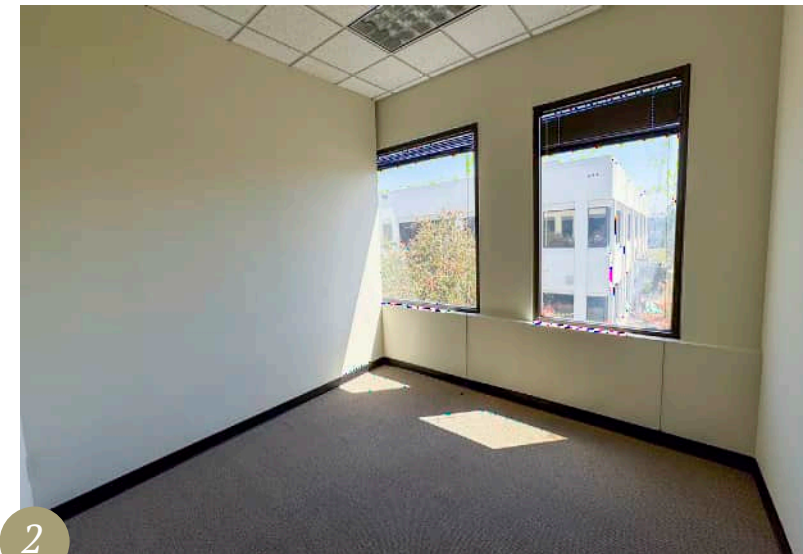
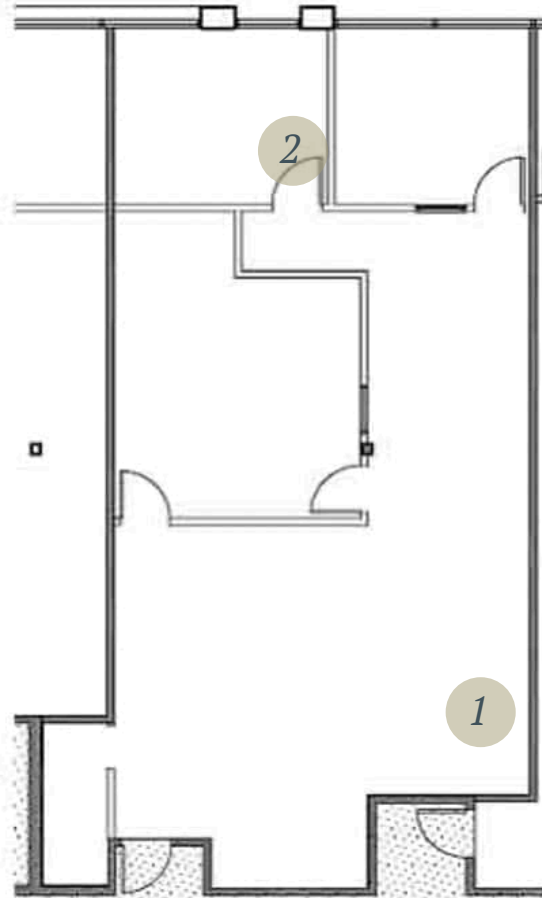
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42840 Christy St. Suite 210

1,579 RSF

- » Two private offices
- » Conference room
- » Open area

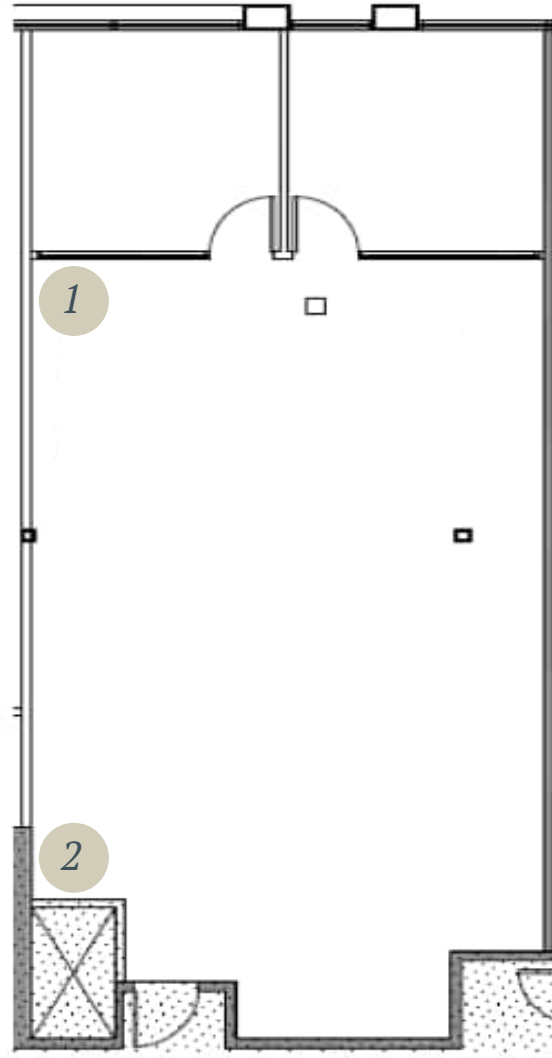


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42808 Christy St. Suite 225

1,512 RSF

- » Two private offices
- » Kitchenette
- » Large open area



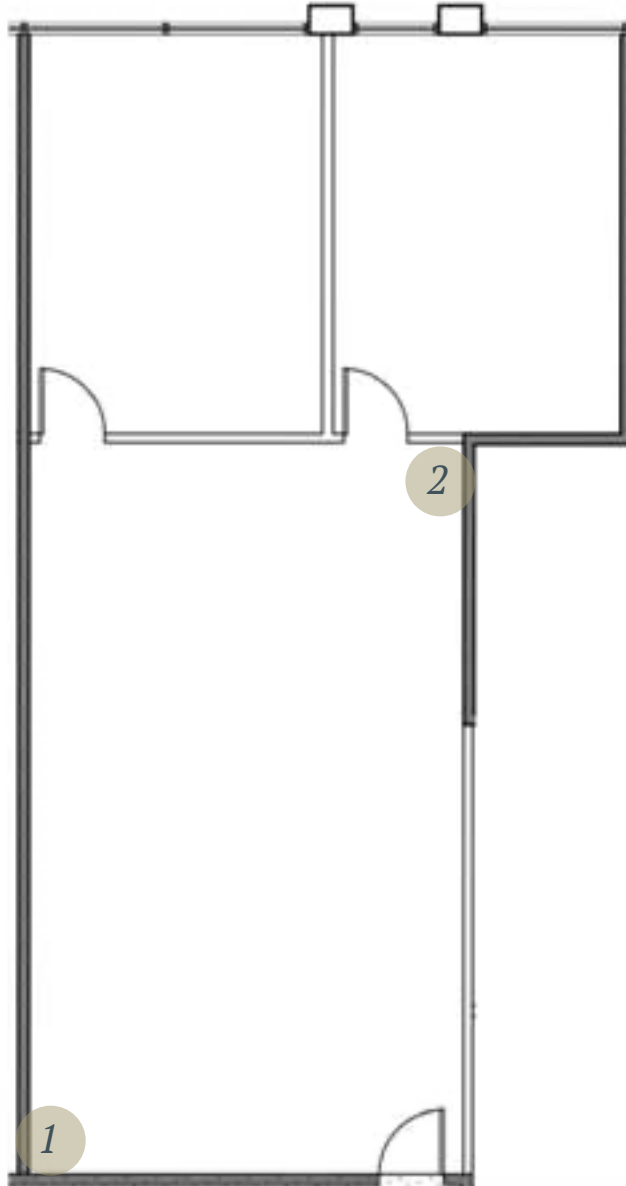
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42808 Christy St. Suite 203

1,438 RSF

- » Two private offices
- » Large open area



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Current Micro Availabilities

	Address	Suite	Size	Rate <small>per month</small>
jump to page ►	42808 Christy St.	122	451 RSF	\$ 1,199 Full Service
jump to page ►	42808 Christy St.	224	357 RSF	\$ 949 Full Service

► Click here to jump to availabilities above 1,000 RSF

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Small office spaces to perfectly suit your business's needs



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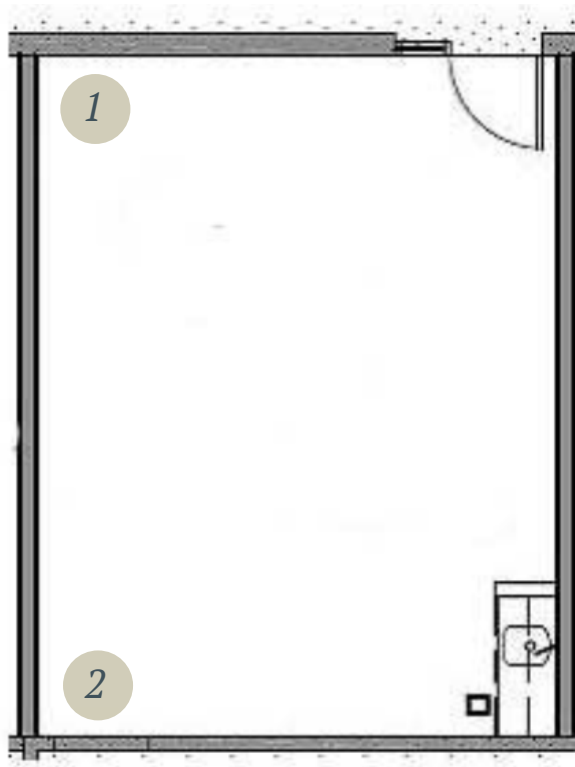


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42808 Christy St. Suite 122

451 RSF

- » Private internal micro space
- » Open area
- » Kitchenette



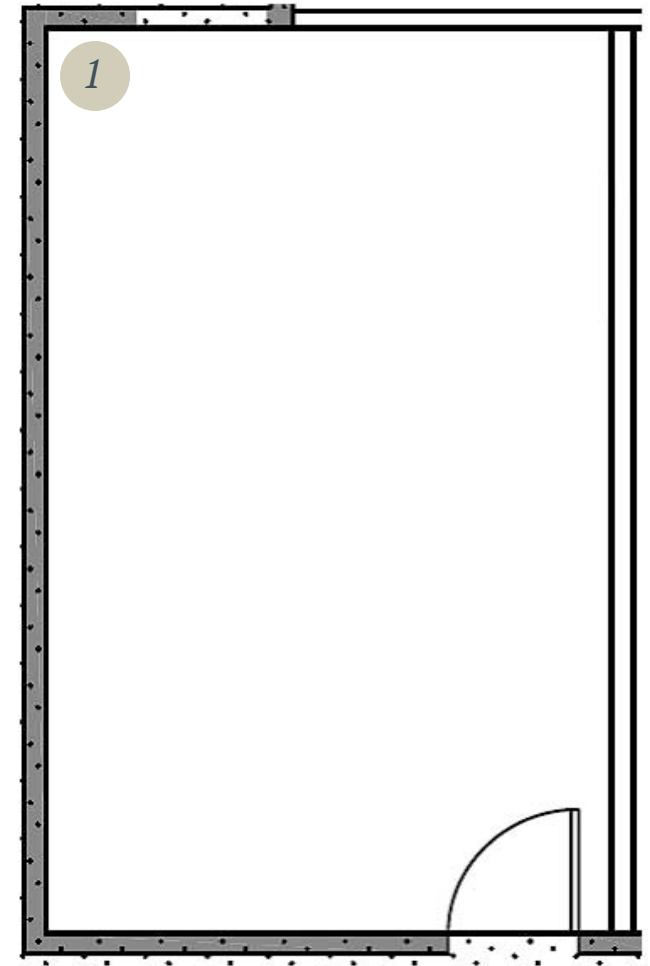
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42808 Christy St. Suite 224

357 RSF

- » Private micro space
- » Interior office



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I-880

Pacific Commons Shopping Center

FREMONT BUSINESS PARK

Nearby Amenities

Pacific Commons Shopping Center

Dozens of retail & dining options

Other Nearby Destinations

Within Two Miles



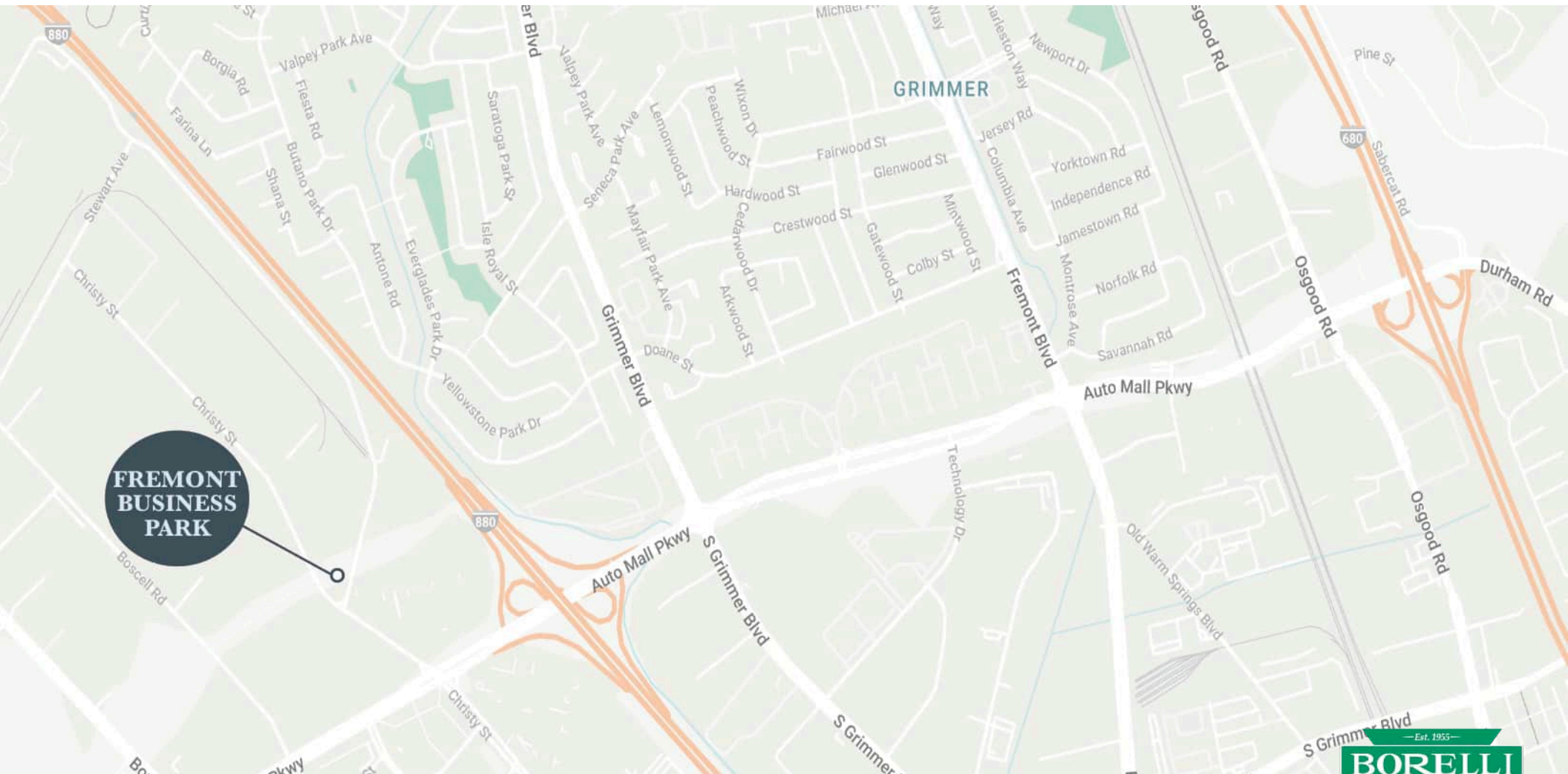
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Accessibility

Convenient freeway access and walking distance to major retail & dining destinations

Drive Times

Pacific Commons Shopping Center	0.4 mi	Interstate 880	0.5 mi
Newpark Mall	2.1 mi	Interstate 680	2.1 mi



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