



PLEASANTON'S ONLY
BART ADJACENT,
TOP TIER, CLASS A
OFFICE PROJECT



NEWMARK

PLEASANTONCORP.COM



Nome Capital Partners



DAN WATSON

925.200.6862
 dan.watson@nmrk.com
 CA RE LIC #1438710

JEFF MORGENSTERN

925.467.0905
 Jeff.Morgenstern@nmrk.com
 CA RE License #01275910



Building

Suite

Size ±RSF

Comments

Building	Suite	Size ±RSF	Comments
6200 Stoneridge Mall Road	310	±4,730	Five offices, conference room, open area, storage/copy rooms
6200 Stoneridge Mall Road	400	±7,632	Shell space with two sides of window line and entry door adjacent to elevator landing
6200 Stoneridge Mall Road	200	±8,627	Double door entry from elevator landing, mix of offices, open space, conference rooms, kitchen
6200 Stoneridge Mall Road	450	±14,967	Currently fully furnished with newer and above standard furniture and fixtures, Double door entry to defined lobby and multiple conference rooms
6220 Stoneridge Mall Road	Full Bldg	±148,902	Full Building, Available Q4 2027. Could be made available sooner. Parapet signage facing I-680 freeway

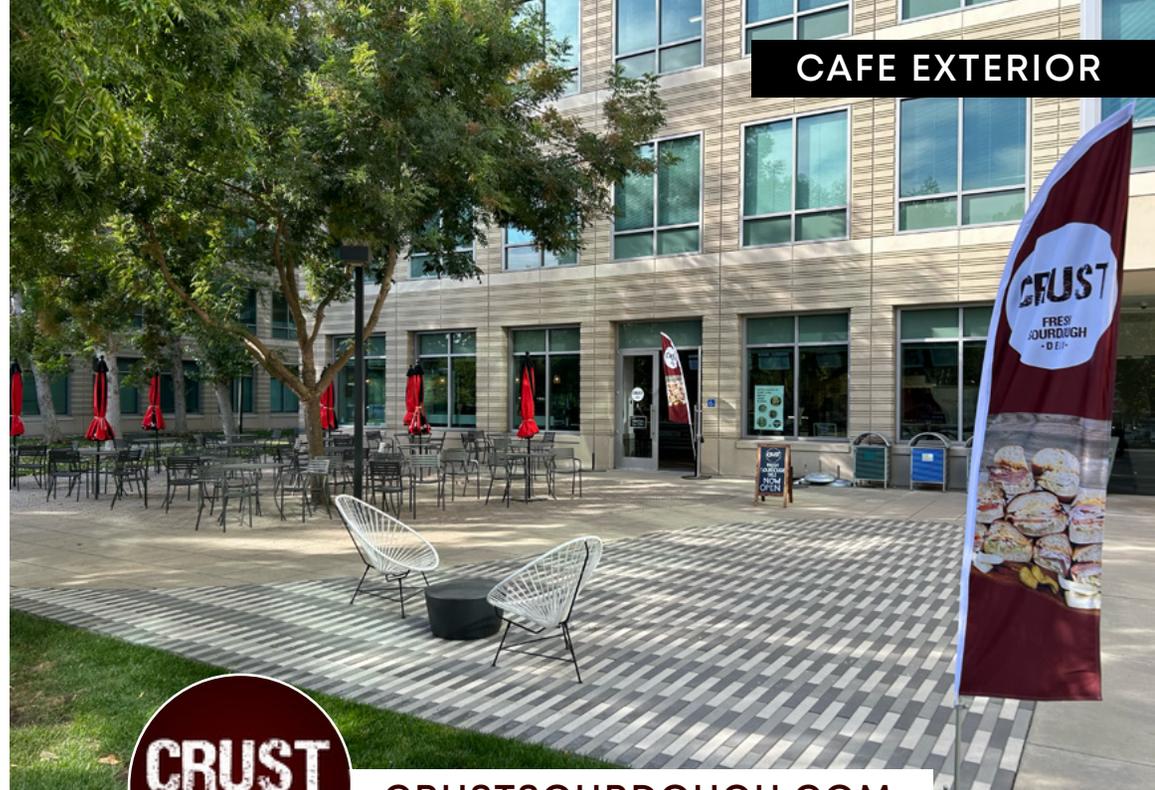


Pleasanton Corporate Commons (“PCC”) is comprised of four 5-story Class A office buildings totaling +/-595,608 RSF. Located at the intersection of Interstates 580 and 680 and adjacent to the West Dublin/Pleasanton BART station, PCC offers unparalleled accessibility and visibility. The project offers a complete package of amenities including an onsite café, fitness and conference rooms, outdoor activities including a putting green and bocci courts, and abundant EV chargers, bike station and alternative vehicle program. Under new ownership since Q2 2024, PCC is uniquely positioned to offer the ideal return to office opportunity for employees and employers in a post covid world.



EXCEPTIONAL AMENITIES

- On Site Café
- Conference Room
- Fitness Room
- Ev Charging Stations
- Alternative Fuel Vehicle Parking
- Carpool Program
- Roving Campus Security
- Putting Green
- Bike Storage



CAFE EXTERIOR

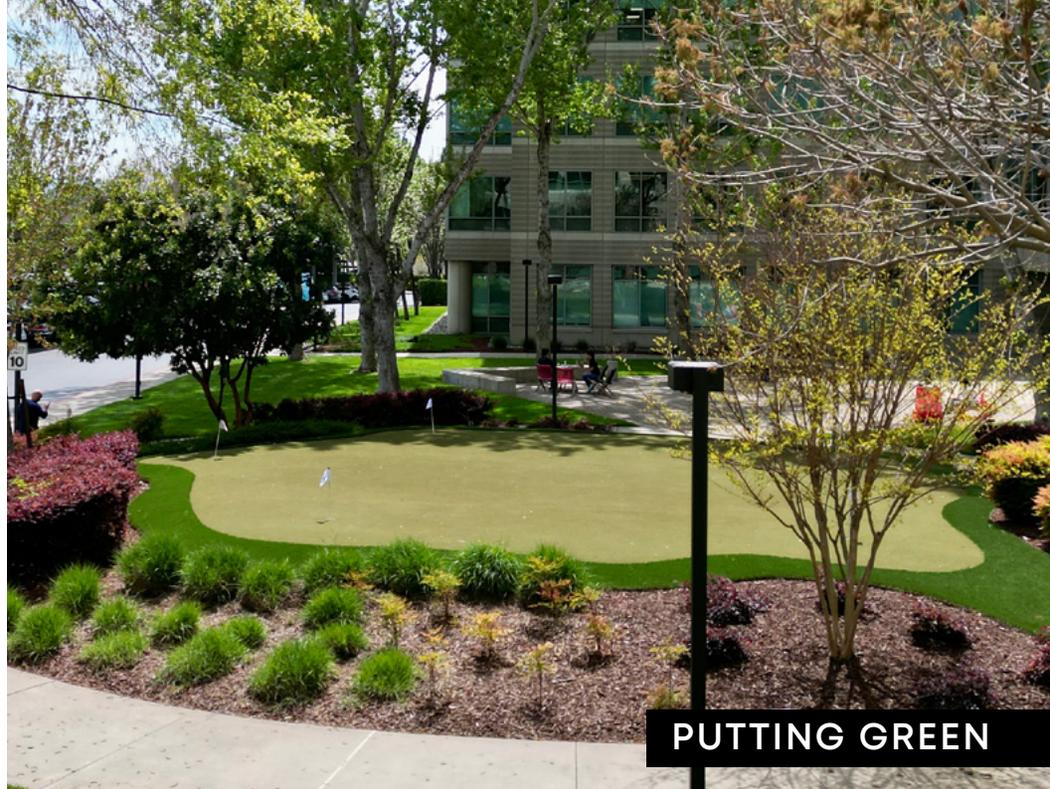
CRUSTSOURDOUGH.COM



CAFE INTERIOR



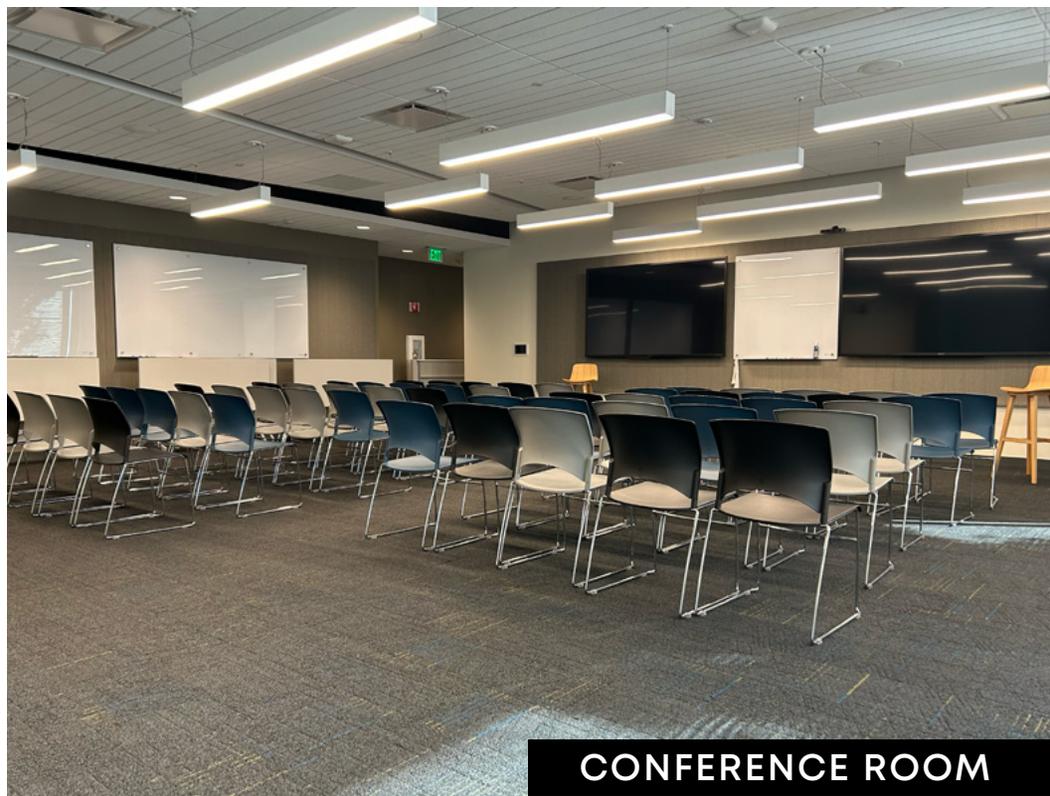
FITNESS CENTER



PUTTING GREEN



EV CHARGING STATION



CONFERENCE ROOM



LOCATION HIGHLIGHTS



Centrally Located at
the I-580 and I-680
Interchange



Directly Adjacent to West
Dublin/Pleasanton BART
Less than 1/4 mile (5-minute) walk



Across from the
Stoneridge Shopping Center





28 MIN
To Oakland
International
Airport

34 MIN
To San Jose
International
Airport

41 MIN
To San Francisco
International
Airport

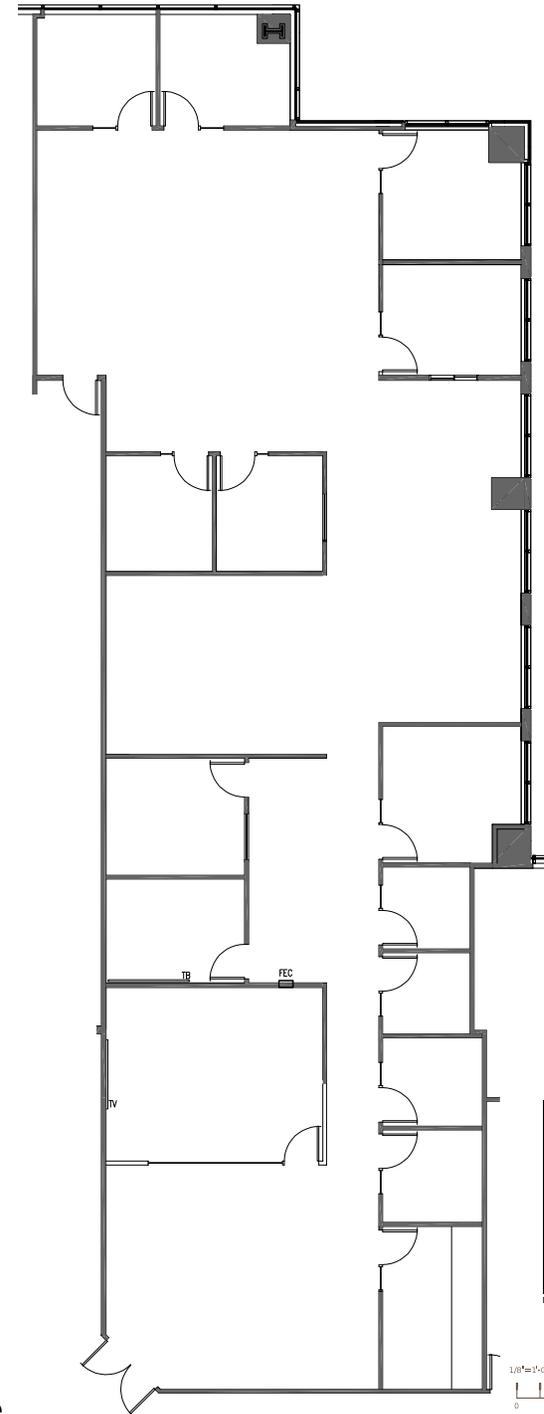


BUILDING

6200

SUITE 310 | ±4,730 RSF

- Double Door Entry Adjacent To Elevator Landing Area
- Five Offices
- Conference Room
- Open Area, Storage/Copy Rooms
- Two Sides Of Window Line



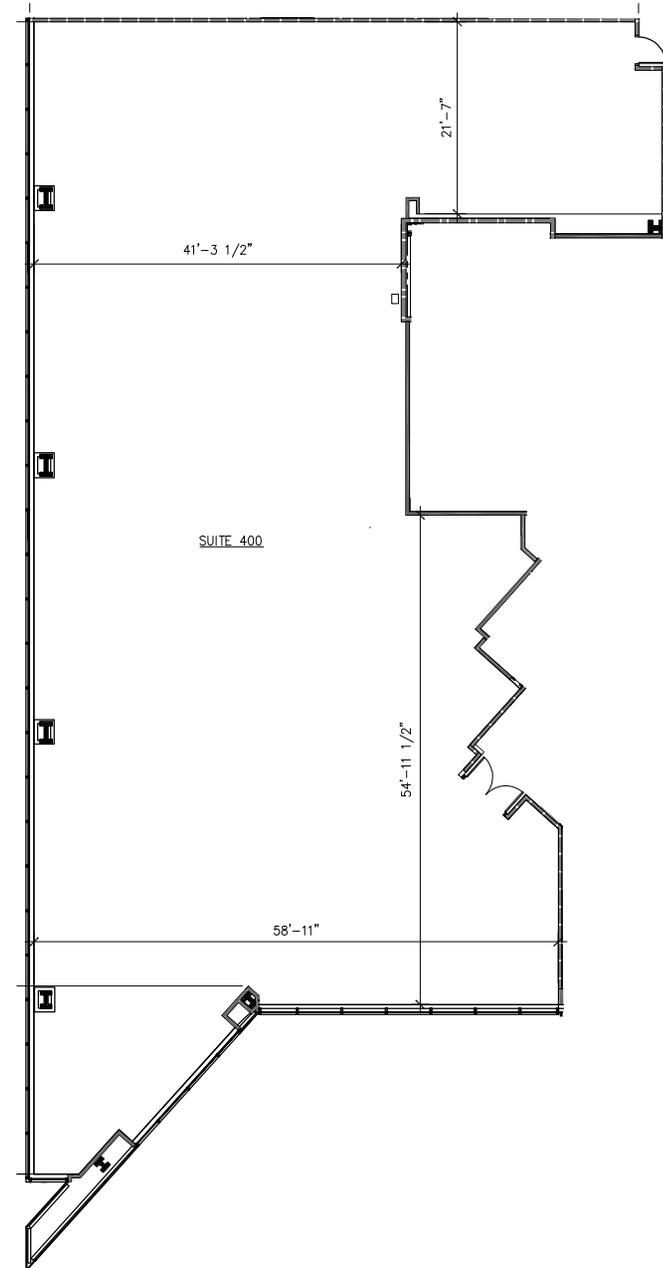
Not to Scale



BUILDING 6200

SUITE 400 | ±7,632 RSF

- Shell Space
- Two Sides Of Window Line
- Entry Door Adjacent To Elevator Landing



Not to Scale

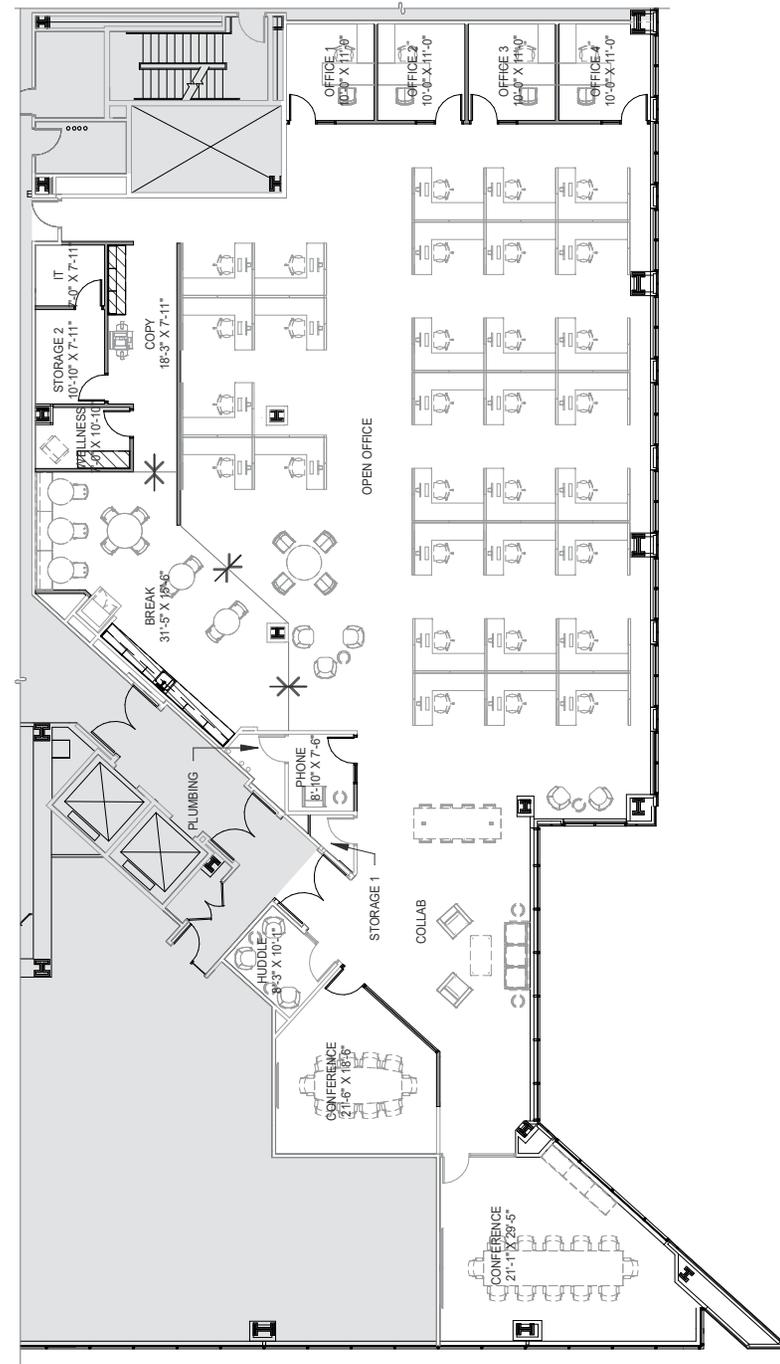


BUILDING 6200

SUITE 200 | ±8,627 RSF

- Double Door Entry From Elevator Landing
- Mix Of Offices And Open Space
- Three Conference Rooms
- Expanded Kitchen

HYPOTHETICAL
SPACE PLAN



Not to Scale



BUILDING

6200

SUITE 450 | ±14,967 RSF

- Currently fully furnished with newer and above standard furniture and fixtures
- Double door entry to defined lobby and multiple conference rooms
- Tremendous window line on three sides of space
- Project amenities including in building restaurant, project Conference Center and Fitness
- BART less than 5 minute walk, access to both I580 and I680 freeways



Not to Scale



OAKLAND/SAN FRANCISCO



WALNUT CREEK



TRACY/CENTRAL VALLEY



FREMONT/SAN JOSE

**DAN
WATSON**

925.200.6862
dan.watson@nmark.com
CA RE LIC #1438710

**JEFF
MORGENSTERN**

925.467.0905
Jeff.Morgenstern@nmark.com
CA RE License #01275910

