



CUPERTINO CITY CENTER

TOWERS

20400-20450 STEVENS CREEK BLVD
CUPERTINO

IT'S MORE THAN A PLACE TO WORK.
IT'S SPACE TO GROW.

**Major Common Area Renovation
Project Completed**

Open for Tenants Use and Enjoyment

Space ± 948 to $\pm 11,778$ RSF

Available Now

TODD SHAFFER

408.987.4144

todd.shaffer@nmrk.com

CA RE License #01002706

ANDREA BARTLINSKI

408.982.8424

andrea.bartlinski@nmrk.com

CA RE License #01338254

NEWMARK

PROMETHEUS





Do your best work away from your desk with highly curated and meticulously designed spaces that blur the line between indoor and outdoor. Share your lunch in a garden, or take your next meeting in a plant-lined nook.

Our lush environment encourages collaboration and community, with a healthy dose of sunshine on the side.



We've hired the very best to help us achieve our vision of an indoors that welcomes the outdoors. Our architect, WRNS Studio, has worked on locations like the Intuit building, Adobe's Utah Campus, Airbnb's SF headquarters and Microsoft's Silicon Valley campus. Our landscape architect, PLACE, has brought life to the San Diego Natural History Museum, Montana State University, Taikoo Place, and the USDA Forest Service National Research Center.



Lavender trumpets. Pink jasmine. Chocolate vines and Virginia creepers. This isn't a greenhouse - it's the new courtyard at The Towers, where a 60-foot vertical garden is the dramatic centerpiece to our flexible, collaborative work space. We take our cues from nature with spaces flooded with natural light, hanging moss fixtures, and natural wood finishes - all centered around urban plantscapes. Skip the daily grind and get your dose of daily green instead.



PROJECT HIGHLIGHTS

- Landmark Image, Location and Identity
- Major New Common Area Upgrades and Renovations Completed
- EV Charging Stations
- Excellent Freeway Access
- Adjacent to 224-Room Juniper Hotel, Parkview Kitchen & Spirits
- Swimming Pool & Showers on Site
- Fitness Center
- Above Standard T.I.'s Existing Throughout
- Professionally Managed by Prometheus
- Retail Center on Site including Le Boulanger Restaurant & Bakery





FLOORPLANS

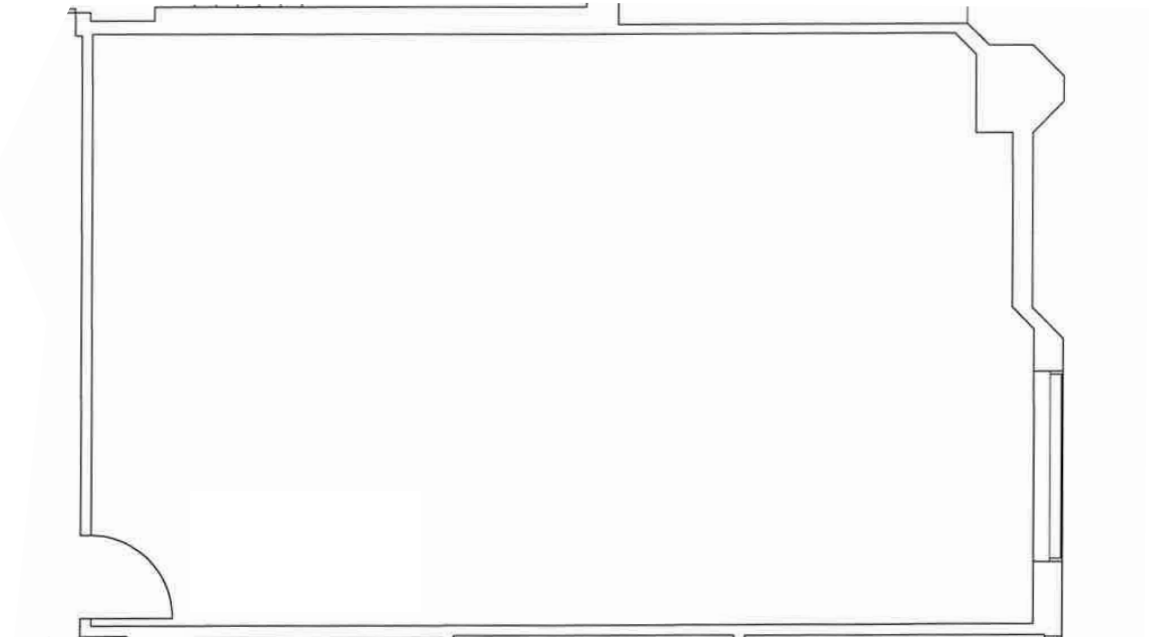
20450

STEVENS CREEK BLVD

SUITE 120

±948 RSF

READY FOR
IMMEDIATE OCCUPANCY



TODD SHAFFER
408.987.4144
todd.shaffer@nmrk.com

ANDREA BARTLINSKI
408.982.8424
andrea.bartlinski@nmrk.com



FLOORPLANS

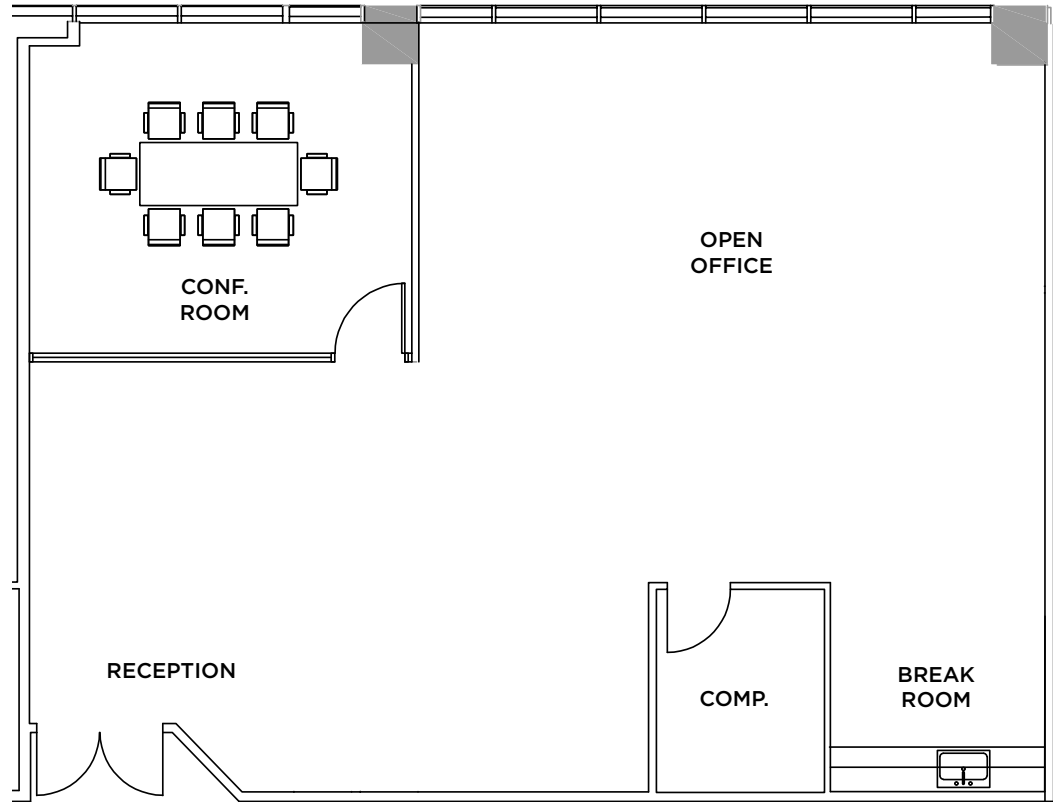
20400

STEVENS CREEK BLVD

SUITE 390

±2,160 RSF

READY FOR IMMEDIATE OCCUPANCY



*FURNITURE SYSTEMS NOT INCLUDED

TODD SHAFFER
408.987.4144
todd.shaffer@nmrk.com

ANDREA BARTLINSKI
408.982.8424
andrea.bartlinski@nmrk.com



TOWERS

FLOORPLANS

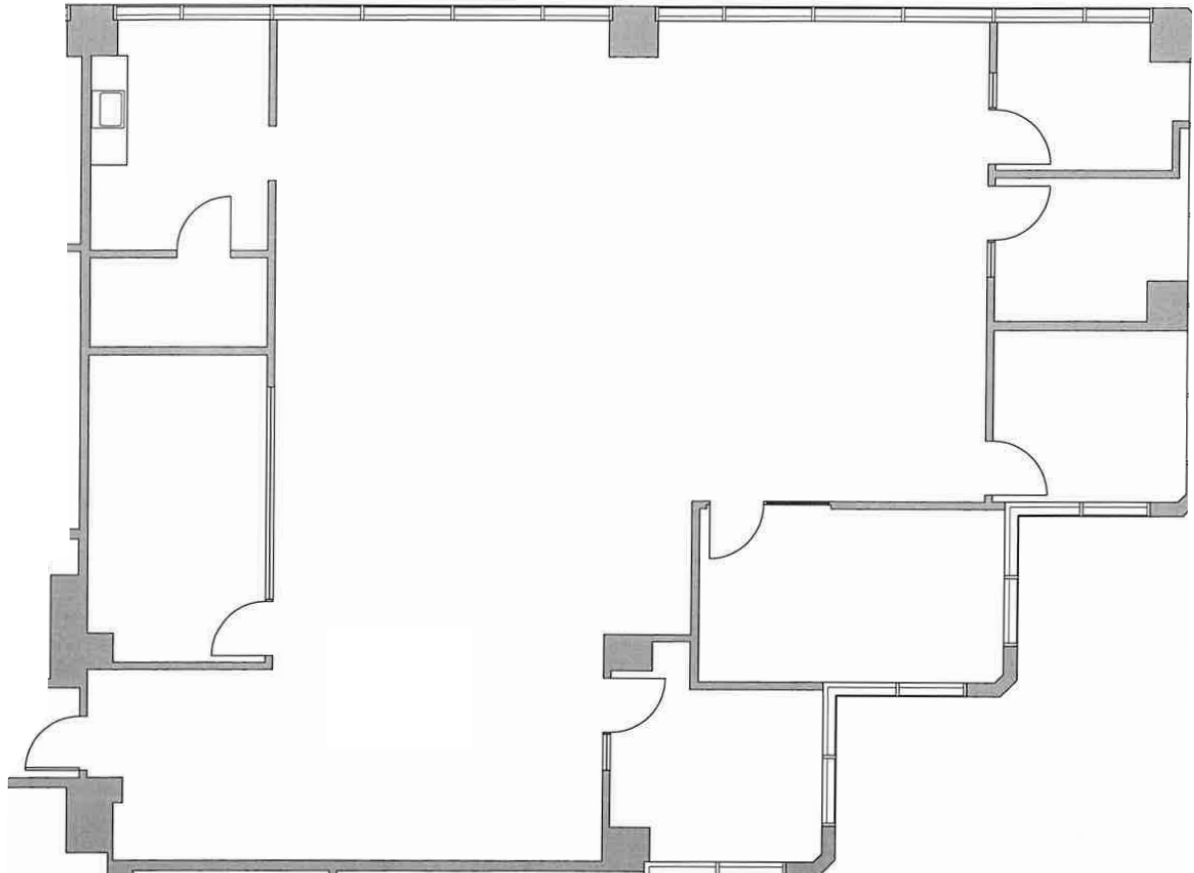
20400

STEVENS CREEK BLVD

SUITE 290

±3,191 RSF

READY FOR
IMMEDIATE OCCUPANCY



TODD SHAFFER
408.987.4144
todd.shaffer@nrmk.com

ANDREA BARTLINSKI
408.982.8424
andrea.bartlinski@nrmk.com

FLOORPLANS

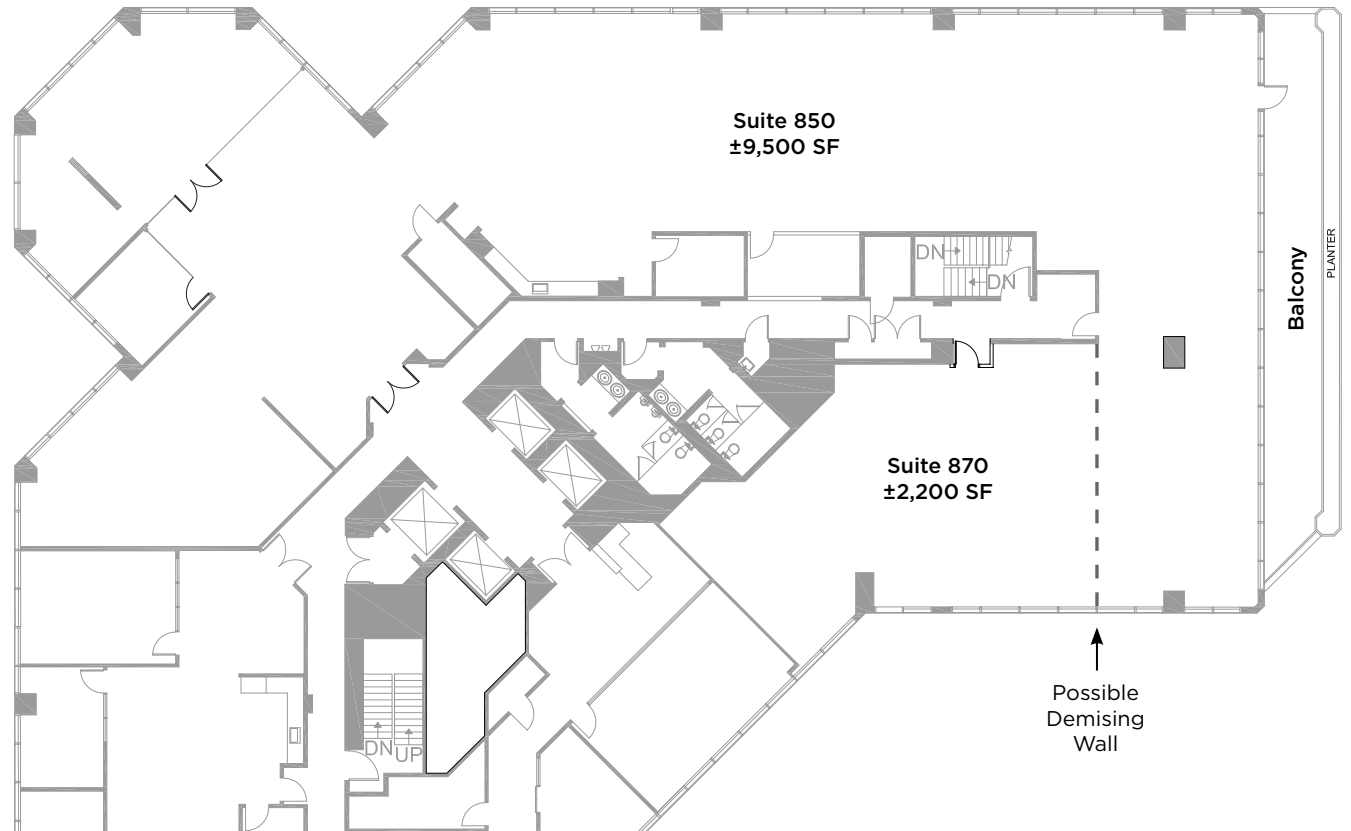
20400

STEVENS CREEK BLVD

SUITE 850/870

±11,778 RSF (Divisible)

MARKET READY
RENOVATIONS COMPLETED



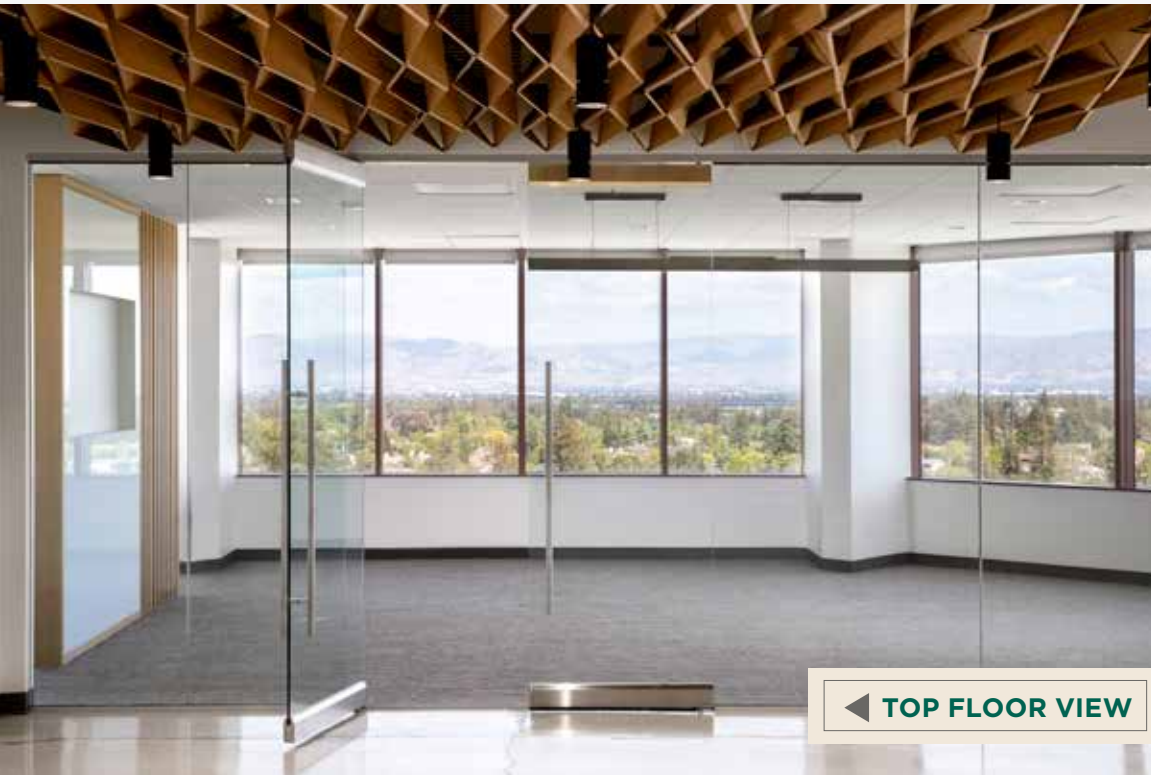
TODD SHAFFER
408.987.4144
todd.shaffer@nrmk.com

ANDREA BARTLINSKI
408.982.8424
andrea.bartlinski@nrmk.com



TOWERS

PHOTO GALLERY

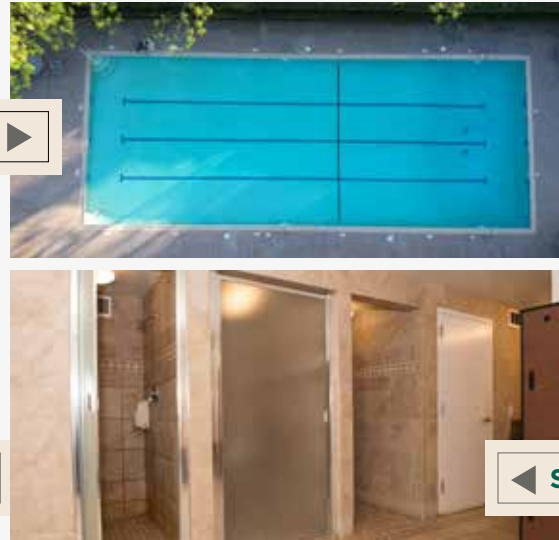


◀ TOP FLOOR VIEW



COURTYARD ▶

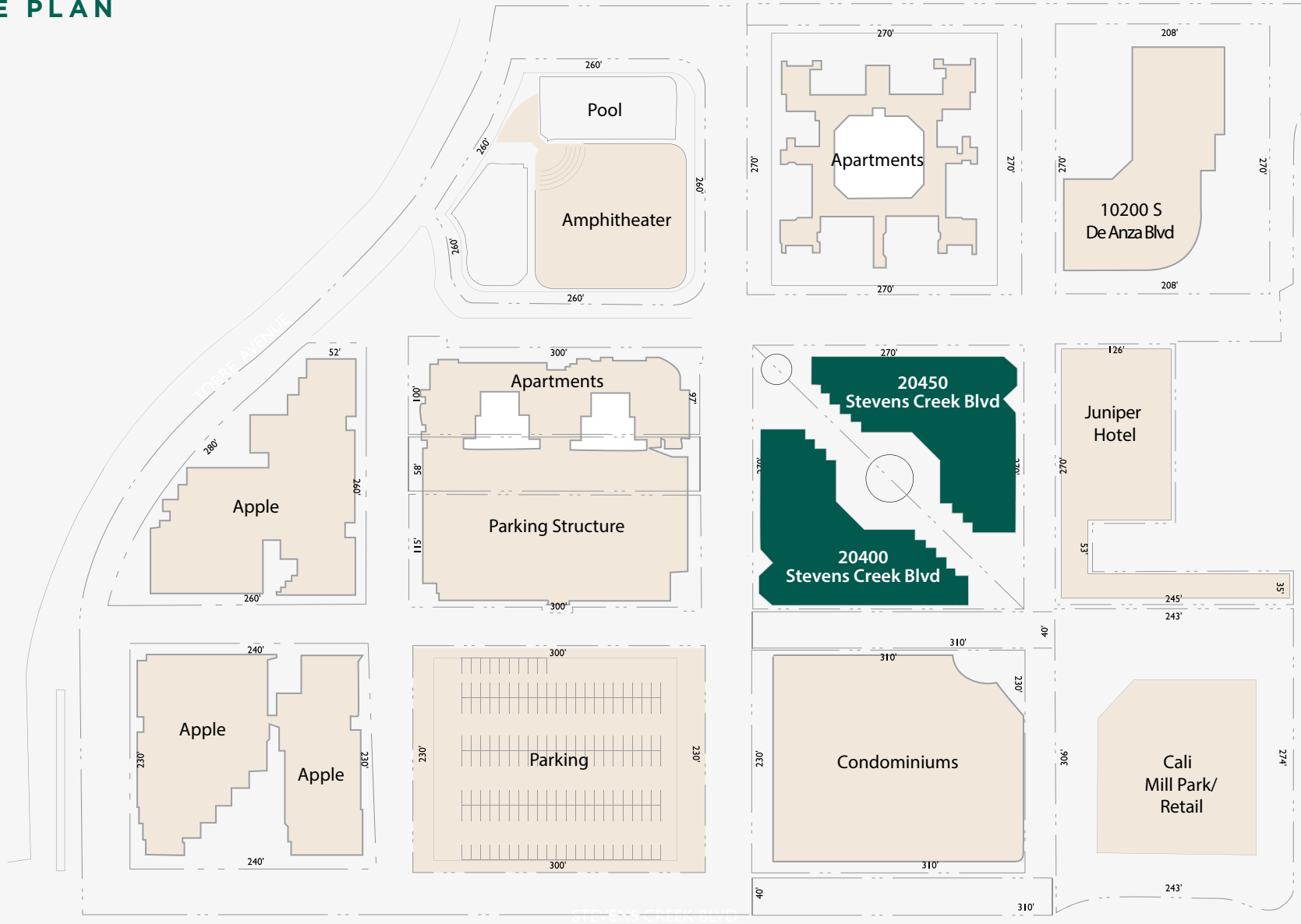
ON-SITE AMENITIES





TOWERS

SITE PLAN



N STELLING RD

S STELLING RD

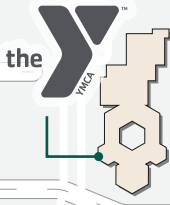
N DE ANZA BLVD

S DE ANZA BLVD

STEVENS CREEK BLVD

RODRIGUES AVE

WHOLE FOODS MARKET



aloft



VOYAGER CRAFT COFFEE



JUNIPER CLUB CUPERTINO



dishdash

TJ-maxx HomeGoods



Cupertino City Center Amphitheater

the COUNTER CUSTOM BURGERS

William Faria Elementary School

sushi kuni JAPANESE FUSION RESTAURANT

SIT



AMENITIES MAP



CUPERTINO CITY CENTER

TOWERS

20400-20450 STEVENS CREEK BLVD, CUPERTINO

TODD SHAFFER | 408.987.4144
todd.shaffer@nrmk.com | CA RE License #01002706

ANDREA BARTLINSKI | 408.982.8424
andrea.bartlinski@nrmk.com | CA RE License #01338254

NEWMARK

PROMETHEUS

3055 Olin Avenue, Suite 2200, San Jose, CA 95128 | The distributor of this communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice. 13-1604 | 08/24