

UNDER NEW OWNERSHIP

185  
N. Wolfe Rd

SUNNYVALE, CA

185  
North  
Wolfe Rd.

±25,008 SF of High-End R&D For Lease

NEWMARK

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## PROPERTY HIGHLIGHTS



Move In Ready  
High End R&D Space



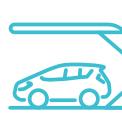
2,000 Amps,  
3-Phase Power\*



Adjacent to High  
Profile Tech  
Companies



Lab Conversion  
Available



On-Site Parking - ±3.0/1,000  
Mostly Covered

\*To be verified

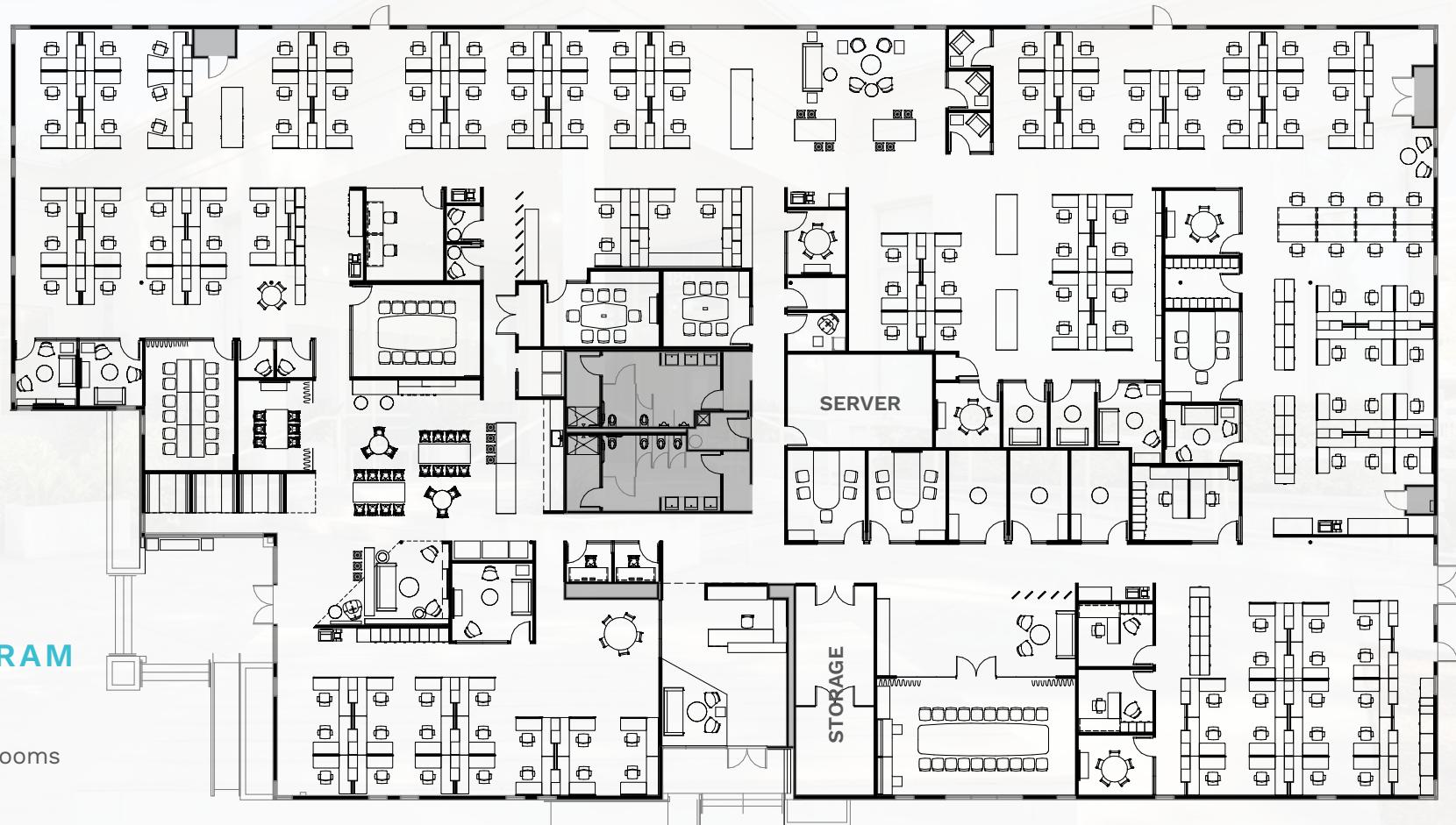
# HYPOTHETICAL R&D LAYOUT

185  
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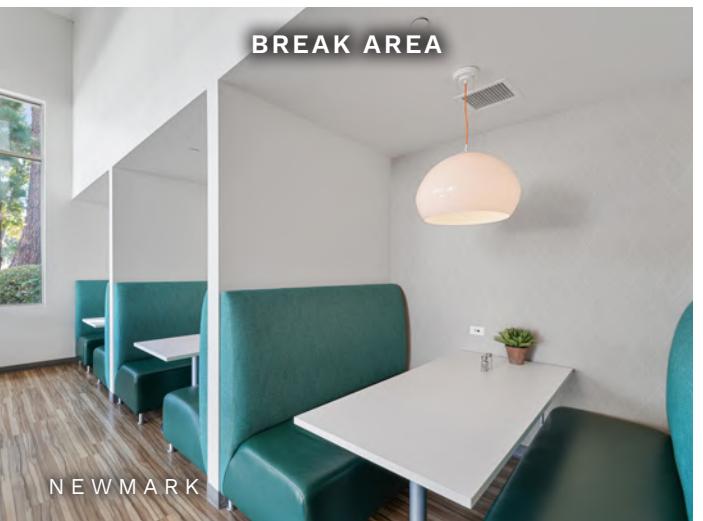
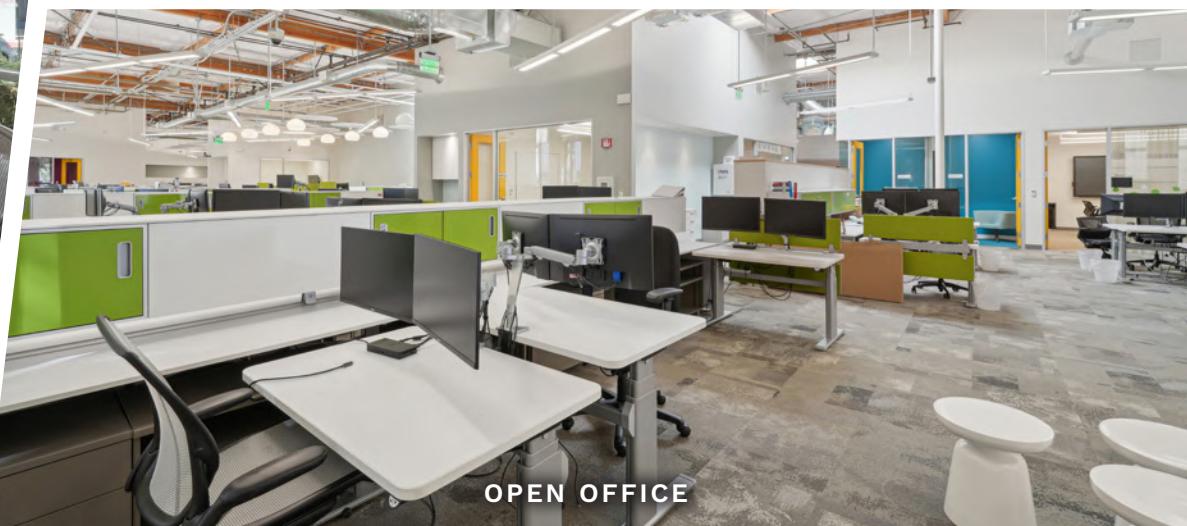
# EXISTING FLOOR PLAN

185  
N. Wolfe Rd



## SPACE PROGRAM

134	Workstations
10	Conference Rooms
1	Board Room
10	Private Offices/Huddle Rooms
9	Private Rooms
5	Collaboration Areas
1	IT Room
1	Storage Room



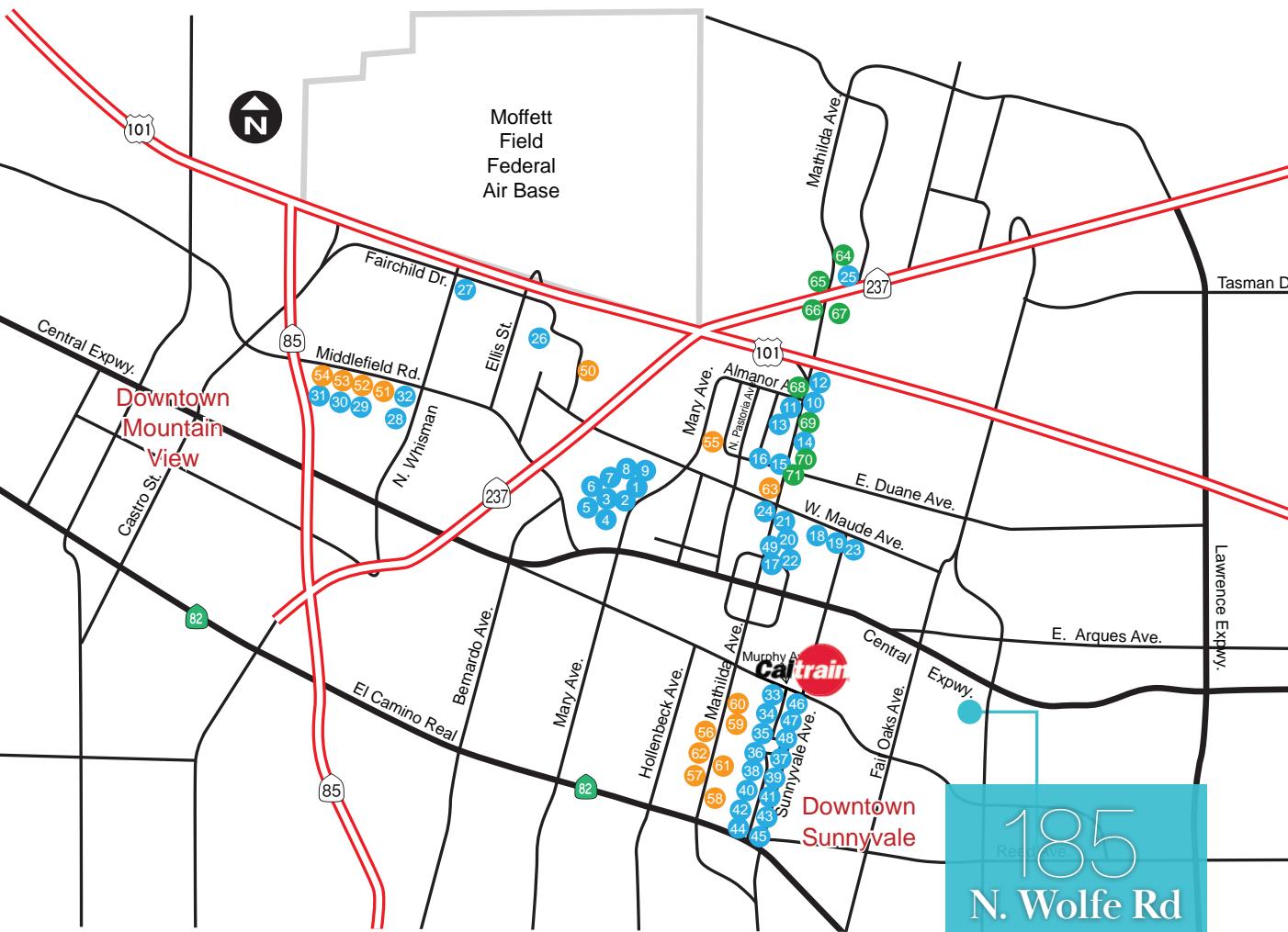
# HEART OF SILICON VALLEY

185  
N. Wolfe Rd



# NEARBY AMENITIES

185  
N. Wolfe Rd



Restaurants	Restaurants
1 Round Table Pizza	39 Fibbar McGee
2 Bimbi Bowl	40 Pho Bao Restaurant
3 Truya Sushi	41 Andoh Japanese Restaurant
4 Little India Cafe	42 Chef Yu
5 Subway	43 Amarin Thai Cuisine
6 Quickly	44 Sakura Sushi
7 Jamba Juice	45 Gumba's Italian Restaurant
8 Arroz Rojo	46 Tao-Tao Restaurant
9 KopePot	47 French Quarter
10 Hobee's Restaurant	48 Dish Dash
11 Burger King	49 Starbucks
12 Denny's	
13 Charulata Restaurant	
14 Dish n Dash	
15 McDonalds	
16 Loco Labs	
17 Pizza Hut	
18 Seto Japanese Cuisine	
19 Seto Deli	
20 KFC	
21 Chef Young's	
22 Shaw's Sandwich Shop	
23 Taqueria Latina	
24 Wendy's	
25 Faz Restaurant	
26 Symtac Cafe	
27 Specialty's Bakery & Cafe	
28 Clocktower Coffee	
29 Bento-Teriyaki	
30 Subway	
31 Southwestern Grill	
32 Roger's Deli & Doughnuts	
33 Thai Basil	
34 Del Monte	
35 Off The Rails Brewing Co.	
36 Taverna Gyros	
37 Fuego Grill and Sportsbar	
38 Turmerik Restaurant	
39 Fibbar McGee	
40 Pho Bao Restaurant	
41 Andoh Japanese Restaurant	
42 Chef Yu	
43 Amarin Thai Cuisine	
44 Sakura Sushi	
45 Gumba's Italian Restaurant	
46 Tao-Tao Restaurant	
47 French Quarter	
48 Dish Dash	
49 Starbucks	

Services
50 Sunnyvale Municipal Golf Course
51 A&E Dental
52 Kiddie Academy Childcare
53 Cleaners & Co-Op
54 Club of Mountain View Fitness Ctr.
55 Post Office
56 Chase Bank
57 Union Bank of California
58 Bank of America
59 Bank of the West
60 Wells Fargo Bank
61 Wells Fargo Bank
62 Guaranty Bank
63 American Electronics Assoc. Credit

Hotels
64 Sheraton Sunnyvale
65 Sundowner Inn
66 Staybridge Suites
67 Quality Inn
68 Motel 6 Sunnyvale North
69 Larkspur Landing
70 Best Western Inn
71 Comfort Inn



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SUNNYVALE, CA

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