

PRIME OFFICE SPACE CONTIGUOUS TO BART LAFAYETTE CENTRE

3620 Happy Valley Road, Lafayette

LAFAYETTE CENTRE currently has prime lease space available as follows:

First Floor SUITE 103 – 1188 sq. ft., and Suite 101 – 1237 sq. ft.

Immediate occupancy, Suite 103 includes an attractive Reception, (3) Private Offices – one quite large and a spacious Lunch-Break room w/ sink.

Available October 1, 2025, Suite 101 is directly off of the building Entry. It includes an attractive Reception, spacious Workstations & storage, with (3) Private Offices. This Suite can be leased fully furnished with the quality furniture & artwork at an attractive, nominal fee.

- Each Office Suite has (3) Reserved Parking Spaces in the covered garage, dedicated and included with the Lease.
- Both Office Suites will be professionally painted prior to occupancy. These Suites have both Comcast & AT&T high speed fiber internet options.
- Rental rates are at market, approximately \$3.85/sf. Leases are “Full Service” including (5) day janitorial, full HVAC services, all utilities and reserved garage parking.
- Preview of Space – Please call the on-site Property Manager at 925 284-5650 or 925 640-9601 for appointment to preview the Premises.

LAFAYETTE CENTRE OFFICE BUILDING

Contiguous to the Lafayette BART Station on one side and surrounded by Lafayette's commercial community on the other three sides, LAFAYETTE CENTRE has no equal in location. Tenants and their clientele may conveniently commute via BART, dine at their choice of over a dozen nearby and notable restaurants, and transact business in any of several financial institutions close at hand. These and numerous other key establishments, including the Lafayette Post Office, FedEx and UPS locations are all within two blocks of Lafayette Centre.

Via BART, LAFAYETTE CENTRE is 15 minutes from Oakland and 28 minutes from San Francisco, with all points on the BART system readily accessible. For those who prefer to drive, a reserved, covered parking level is provided for convenience and security.

LAFAYETTE CENTRE is exceptionally well maintained and updated continually, as a result of the Manager's occupancy of a portion of the building. It is well constructed, earning a full “one hour” fire rating and an ample earthquake design.

Thank you for your interest in LAFAYETTE CENTRE. Please call if we can be of service.

BUILDING MANAGER: BEDAYN ASSOCIATES
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