

Cityline
Innovate

±86,305 SF
250 Mathilda



A place to thrive.

5 Story Class A Office

CBRE

Meet me at Cityline.

Up to 1M SF Class A Office Available

OFFICE RETAIL CALTRAIN
RESIDENTIAL PARKING



Limitless Options

EAT

- Pacific Catch
- Urban Plates
- The Melt
- Thai Basil
- Taverna Bistro
- Metro City Restaurant & Bar
- Tao Tao Chinese
- Poki Bowl
- Vino Vino
- Meyhouse
- Inchin's Bamboo Garden
- Rokko Fine Japanese Cuisine
- Sajj Mediterranean
- Phoever
- Kabul Afghan Cuisine
- Sizzling Pot King
- Sweet Sicily Italian Restaurant
- Craft House
- House of Kabob
- Roberto's Cantina
- Siam Taste Thai
- Dish Dash
- Hunan House
- Fashion Wok
- Roku (Japanese)
- Tandoori Pizza
- Gumba's Italian Restaurant
- Ramen Seas

COFFEE

- Home Coffee Roasters
- Teazzi Tea Shop
- K Tea Café
- Bambu Desserts & Drinks
- Philz Coffee
- Vitality Bowls
- Daily Donuts & Sandwiches
- ATM Tea Store
- Starbucks
- Bober Tea & Coffee

GYM

- Rumble
- Orange Theory Fitness
- CycleBar
- Yoga 6

LIVE

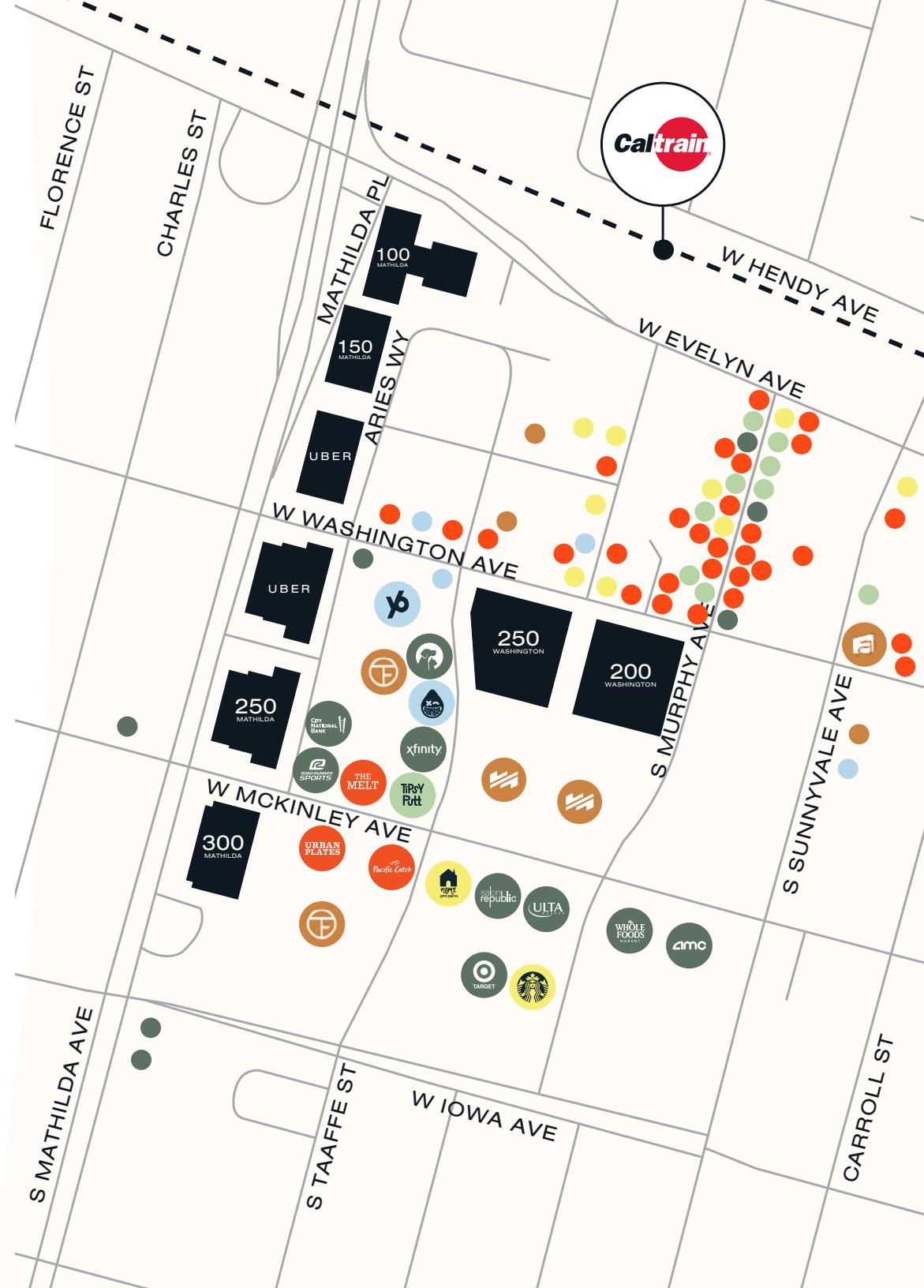
- Loft House Apartments
- Solstice Apartments
- The Flats at Cityline
- Aloft Sunnyvale
- The Martin

RETAIL

- Target
- Whole Foods
- AMC
- Ulta Beauty
- Salon Republic
- Xfinity
- AT&T
- Murphy Vet Hospital
- Leighs Favorite Books
- Isabella Boutique
- Vale Tattoo
- Chase Bank
- Bank of America
- Wells Fargo

BAR

- Tipsy Putt
- Off the Rails Brewing Co
- Murphy's Law
- River Rock Taproom
- Lilly Mac's Restaurant & Pub
- The Oxford
- Paul & Harvey's
- Fuego Grill & Sports Bar
- Pure Nightclub
- W Xyz Bar





Break Room

250 Mathilda

Quiet Room

250 Mathilda

Lobby Renovation

250 Mathilda



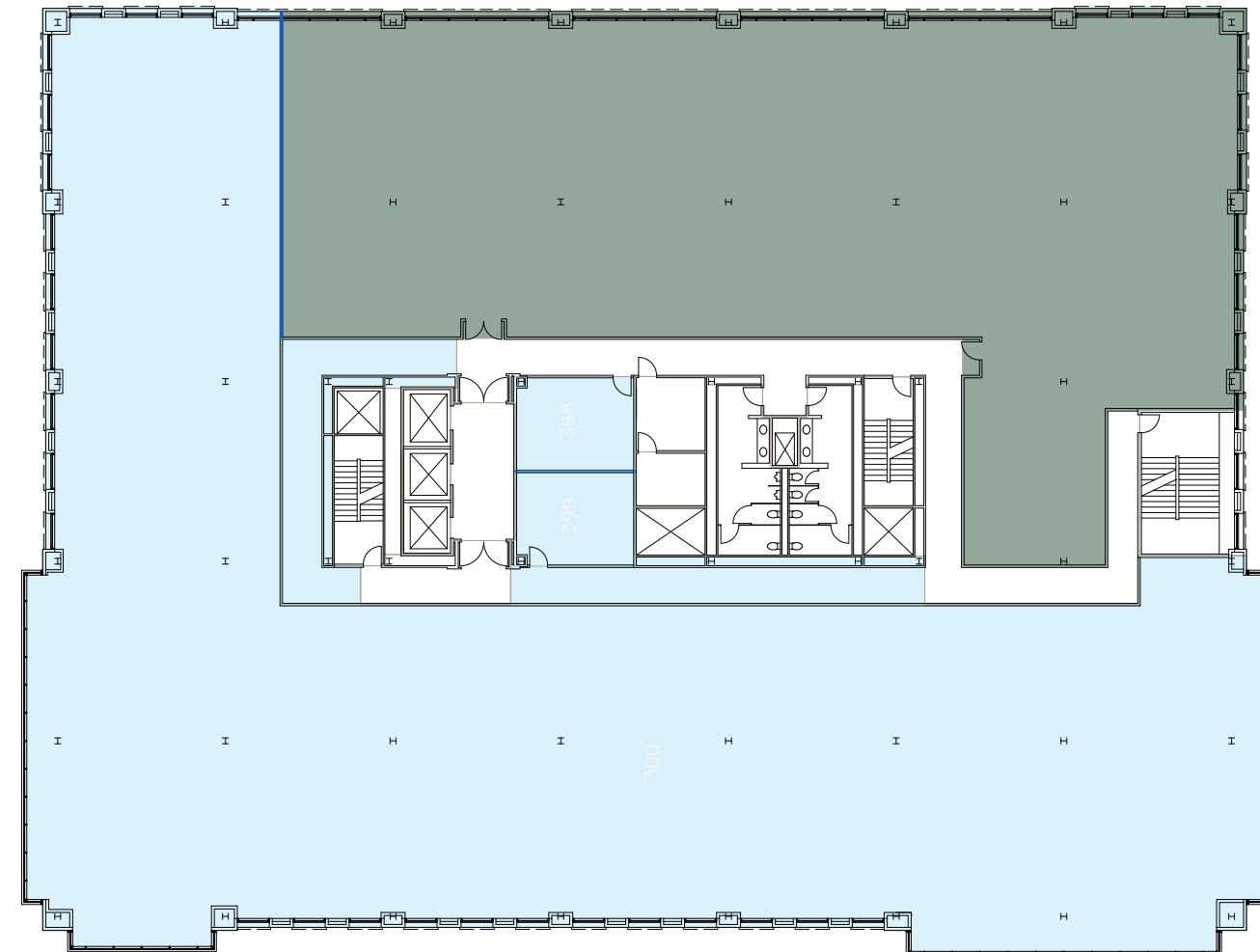
Existing Floorplans

±15,631 SF

250 Mathilda | Third Floor

Vacant: Suite 300

Leased: Suite 350



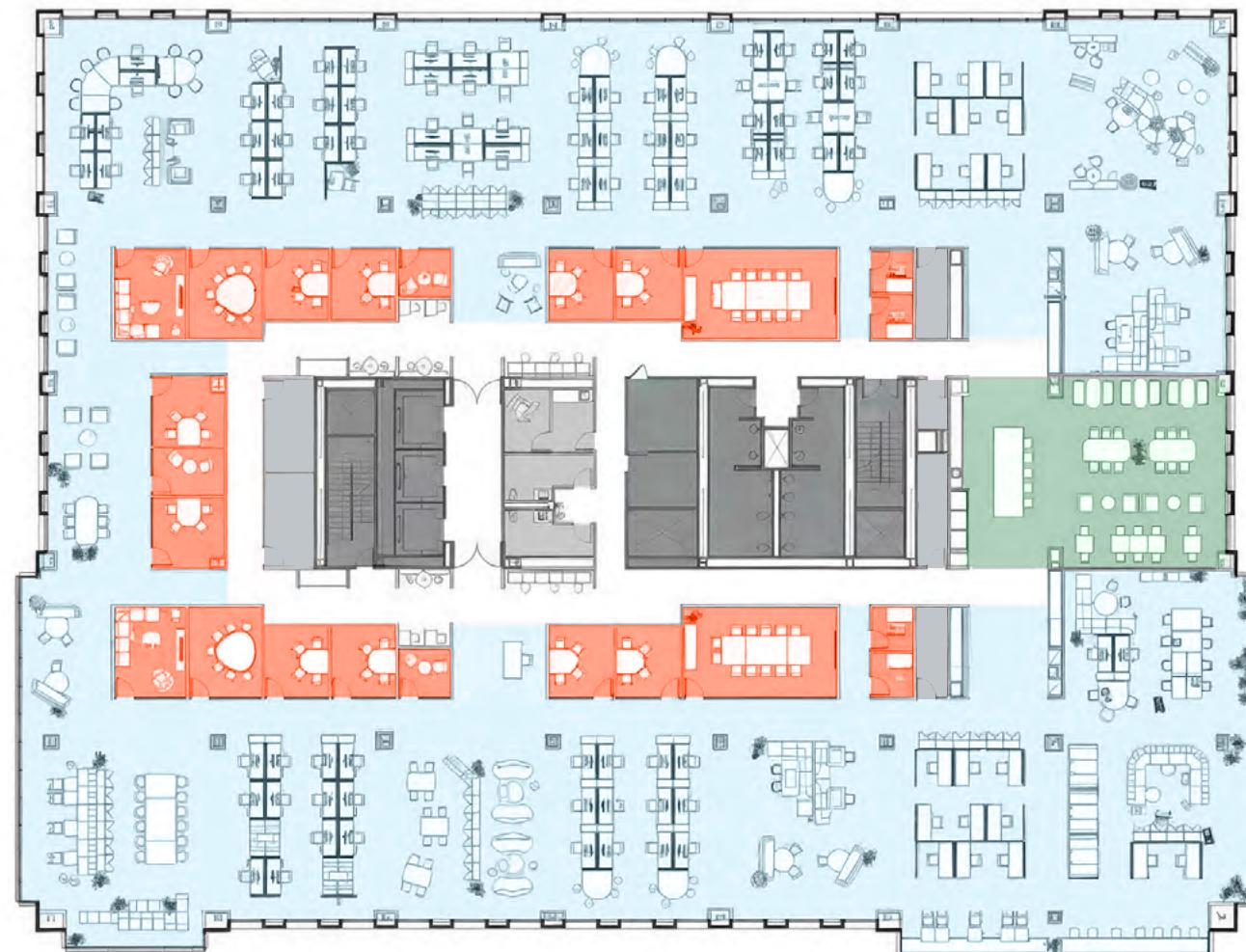
±32,480 SF

250 Mathilda | Fourth & Fifth Floor

→ Expansion opportunities
at 250 Washington and
300 Mathilda

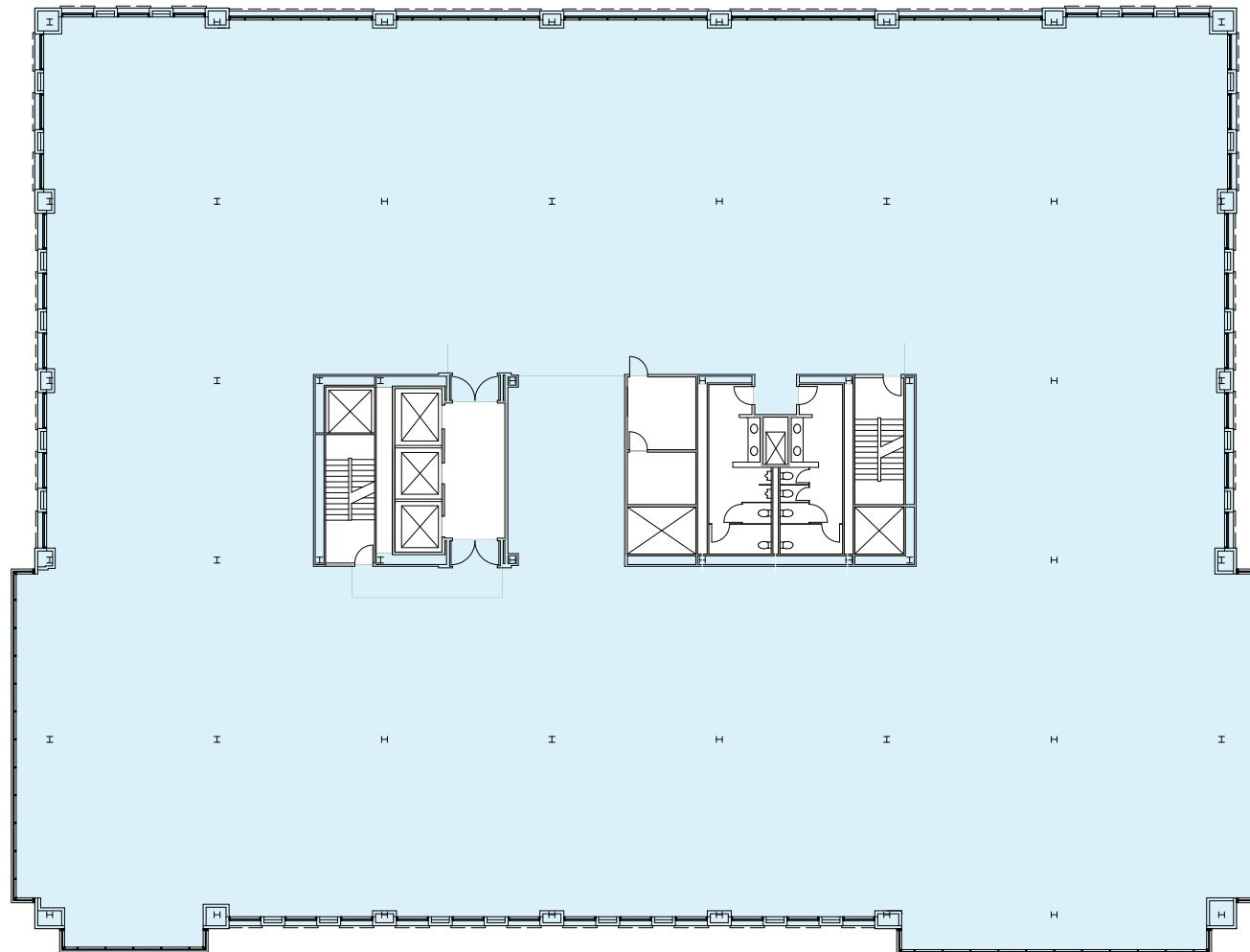
HYPOTHETICAL FLOORPLAN

- Open Office
- Ideation Spaces
- Social Spaces
- Storage
- Building Core



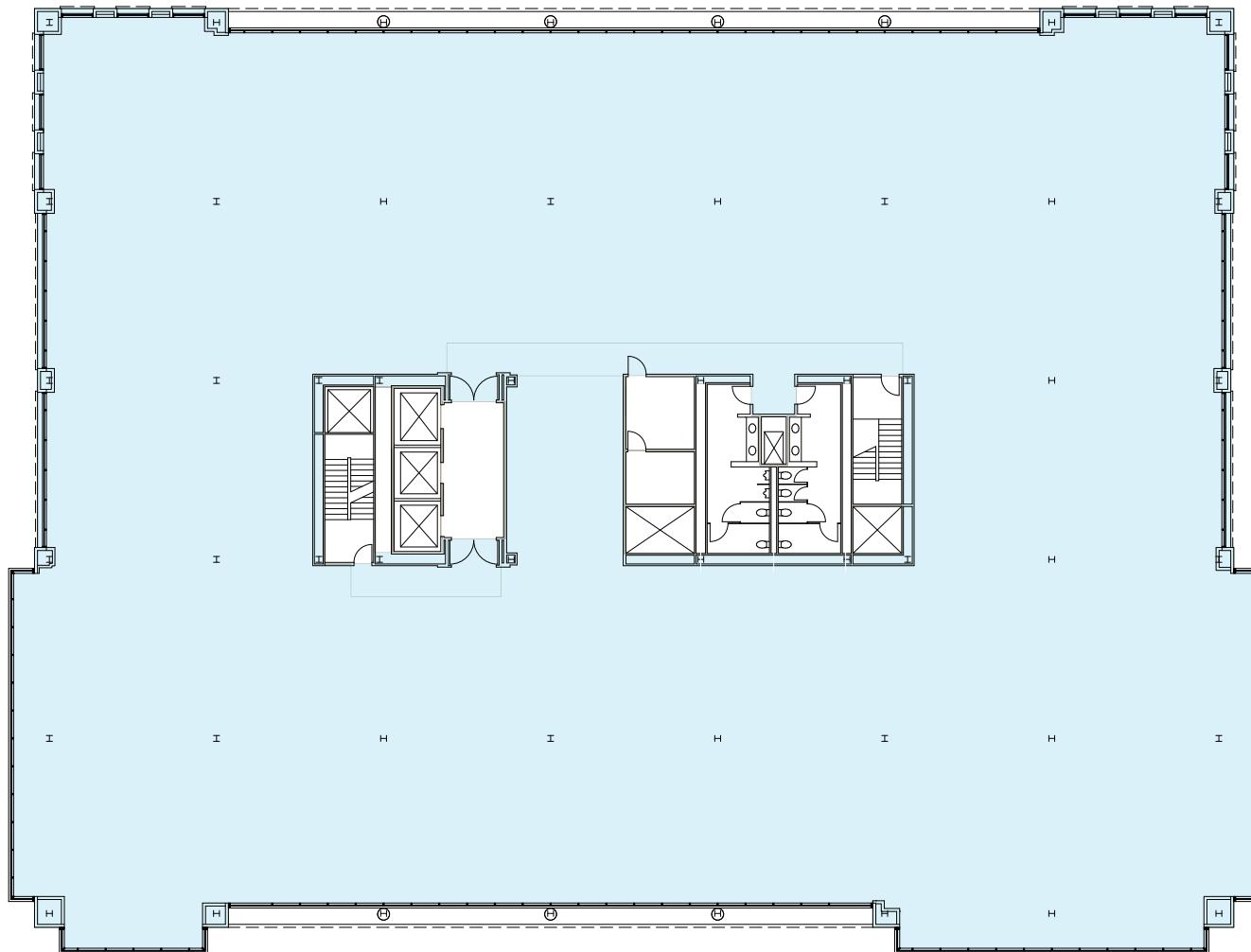
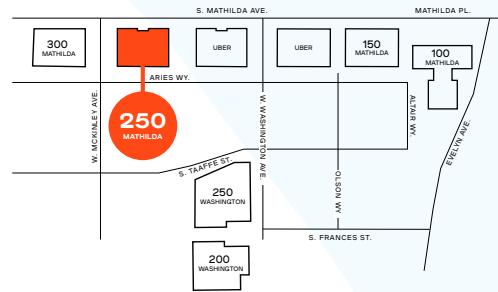
±33,256 SF

250 Mathilda | Fourth Floor



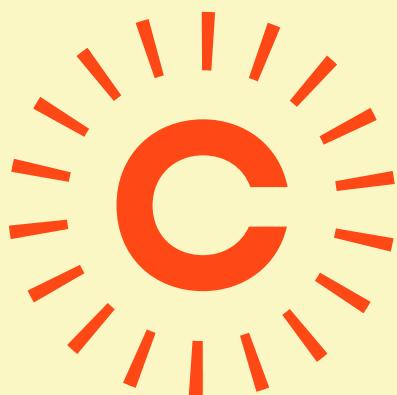
±32,480 SF

250 Mathilda | Fifth Floor





Cityline is a dynamic destination in Silicon Valley's historic Downtown Sunnyvale. Sprawling over six centrally-located blocks, Cityline offers two luxury apartment complexes, 1 million square feet of office space, and 670,000 square feet of retail amenities. From anchor tenants like AMC and Whole Foods to speciality dining and entertainment options, visitors and residents have everything they need in just a few steps.



- **Experience Cityline's world-class shops, restaurants, and bars—there's always something new to enjoy**
- **±1,000 residential units for lease**
- **Abundant access to the outdoors at 1-acre City Park and Redwood Park**





A place to experience.

Bring excitement to running errands at Target or Whole Foods by walking along Historic Murphy Avenue, stumbling upon a unique event, or experiencing your new favorite meetup spot.

- Feel right at home at Cityline with 1,000 modern on-site residences and a vibrant, growing community
- Walking distance to two hotels

A SELECTION OF OUR GROWING LINEUP



**TiPsy
Putt**
Drink Local, Putt Tipsy!

**ULTA
BEAUTY**



Pacific Catch
WESTCOAST FISH HOUSE

**Ideal
Image®**

CUR

**salon
republic**

**ROADRUNNER
SPORTS**

**CITY
NATIONAL
BANK**
AN RBC COMPANY

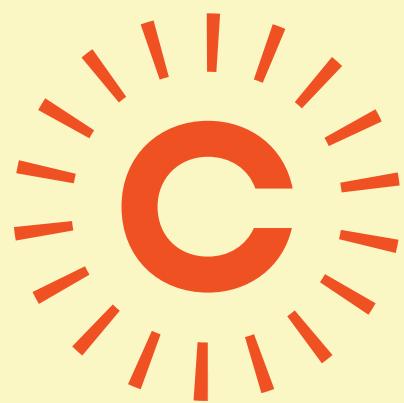


A place to arrive.

Walking distance from the most highly-trafficked Caltrain station, and centrally located between four major freeways, it's easy to access and even easier to stick around. Come experience our walkable, bikeable, and vibrant destination offering modern workspaces, thoughtful amenities, and a distinct culture for all-day, everyday enjoyment.



- ±50 minutes to San Francisco on the Baby Bullet
- ±25 minutes to San Jose on Caltrain



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