



# Silicon Valley Center



±1,848 SF

2580 NORTH FIRST STREET, SUITE 100  
SAN JOSE, CA

 IRVINE COMPANY



# Property Highlights

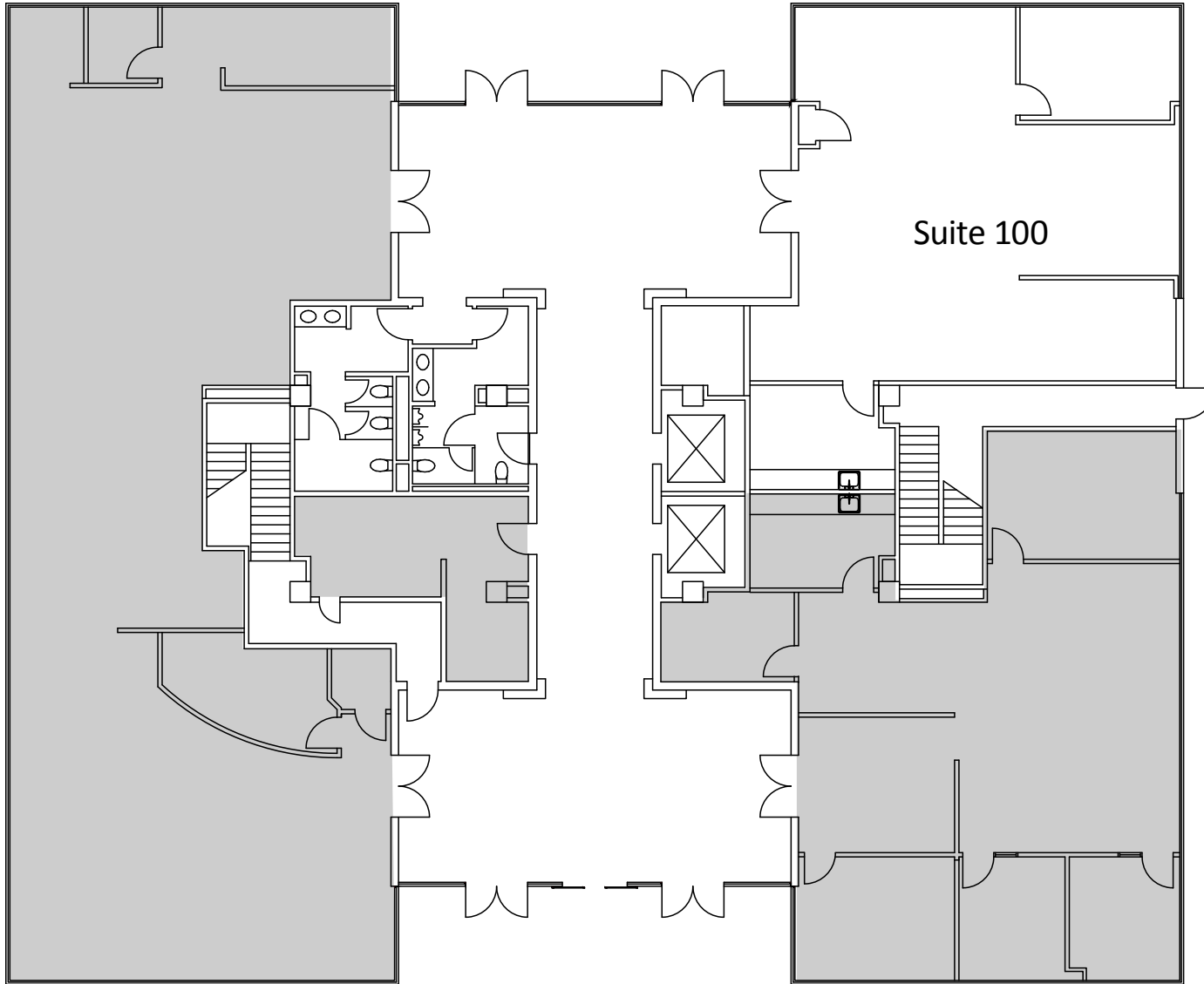
- **Energize** at the **state-of-the-art Kinetic fitness center** featuring cardio, strength training, stretching areas, and locker rooms
- **On-site Flower Flour** and **outdoor dining area** offer the perfect alternative for an afternoon meeting or quick break
- **New Conference Center** offers 1,706 sq. ft. of meeting and training space – fully equipped with audio visual equipment and complimentary WiFi
- **Extend productivity** to the **outdoor workspace** with plush, comfortable seating, collaboration tables and complimentary WiFi for the ideal mobile office
- Nearby dining, lodging, recreation, retail amenities
- **Light Rail Station** directly in front of property
- **Direct access** to Highway 101 and the 880 Freeway
- **Less than one mile** to San Jose International Airport

## SIX CLASS A OFFICE BUILDINGS, TOTALING ±438,988 SF

- Parking: 3.33:1,000
- LEED-Silver Certification with Green Operating Principles
- Newly Renovated Lobbies
- Prominent Corporate Identity featuring visibility along North First Street, one of Silicon Valley's primary thoroughfares



# Floor Plan



## SUITE 100

- Available 3/1/2025
- ±1,848 SF
- 1 Private Office
- 1 Break Room
- 1 IT Closet
- Open Workspace



**2580 NORTH FIRST STREET**  
 SUITE 100 | ±1,848 SF

- Bike Racks
- The Commons
- Conference Center
- EV Charging
- Flower Floor
- KINETIC Fitness Center
- Lounge
- Outdoor Workspace
- WiFi-Enabled Workplace

**DRIVING TIMES**

VTA Station **6 MINS**

San Jose International Airport **6 MINS**

**THE MARKET PLACE WITH MORE THAN 10 RESTAURANTS AND STORES**

OWNED AND MANAGED BY



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