FOR SALE
OFFICE BUILDING | ±60,622 SF

313 CONSTITUTION DRIVE, MENLO PARK, CA

First Floor

Second Floor

DRAWINGS NOT EXACT/NOT TO SCALE

JOHN KOVALESKI
(408) 282-3844
jkovaleski@colliersparrish.com
CA License No. 00828965

DAVID BUCHHOLZ
(408) 282-3843
jbuchholz@colliersparrish.com
CA License No. 01100075

Exclusive Agents:
WARREN SATTLER
(408) 282-3804
wsattler@colliersparrish.com
CA License No. 0089664

COLLIERS INTERNATIONAL
450 WEST SANTA CLARA STREET, SAN JOSE, CA 95113
408 282 1800 | 408 293 9100 FAX | WWW.COLLIERSPARRISH.COM

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## 5 | 312 Constitution Dr - Bohannon Business Park

Menlo Park, CA 94025 - Menlo Park-East/EPA Submarket
56,887 SF Class B Office Building  Built in 1989
Property is for sale

### Investment Information

<table>
<thead>
<tr>
<th>Sale Price:</th>
<th>For Sale</th>
</tr>
</thead>
<tbody>
<tr>
<td>Price/SF:</td>
<td>-</td>
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<tr>
<td>Cap Rate:</td>
<td>-</td>
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<tr>
<td>Sale Status:</td>
<td>Active</td>
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<tr>
<td>Sale Conditions:</td>
<td>None</td>
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<tr>
<td>Sale Type:</td>
<td>Owner/User</td>
</tr>
<tr>
<td>Days On Market:</td>
<td>498</td>
</tr>
</tbody>
</table>

### Sales Contacts

- **Colliers International**
  - 450 W Santa Clara St
  - San Jose, CA 95113
  - (408) 282-3600
- **John Kovaleski**
  - Vice President
  - (408) 282-3844 (phone)
  - (408) 282-8100 (fax)

### Investment Notes

Available: Immediately.

### Office Information

- **Bldg Type:** Office
- **Class:** B
- **Total Avail:** 56,887 SF
- **Bldg Vacant:** 0 SF
- **Typical Floor Size:** 56,887 SF
- **Building FAR:** 0.10

- **Bldg Status:** Built 1989
- **% Leased:** 100.0%
- **Elevators:** -
- **Load Factor:** -
- **Zoning:** M2, Menlo Park
- **Tenancy:** Multiple Tenant

- **RBA:** 56,887 SF
- **Stories:** 1
- **Land Area:** 566,753 SF
- **Owner Type:** -
- **Owner Occupied:** No

Parcel Number: 055-260-210
# 313 Constitution Dr - Bohannon Business Park

**Menlo Park, CA 94025 - Menlo Park-East/EPA Submarket**
60,622 SF Class B Office Building  Built in 1989  
Property is for sale

<table>
<thead>
<tr>
<th>Investment Information</th>
<th>Sales Contacts</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sale Price: For Sale</td>
<td>Colliers International</td>
</tr>
<tr>
<td>Price/SF: -</td>
<td>450 W Santa Clara St</td>
</tr>
<tr>
<td>Cap Rate: -</td>
<td>San Jose, CA 95113</td>
</tr>
<tr>
<td>Sale Status: Active</td>
<td>(408) 282-3900</td>
</tr>
<tr>
<td>Sale Conditions: None</td>
<td>John Kovaleski</td>
</tr>
<tr>
<td>Sale Type: Owner/User</td>
<td>Vice President</td>
</tr>
<tr>
<td>Days On Market: 498</td>
<td>(408) 283-3844 (phone)</td>
</tr>
<tr>
<td></td>
<td>(408) 292-8100 (fax)</td>
</tr>
</tbody>
</table>

**Investment Notes**
Available: Immediately.

**Office Information**
- Bldg Type: Office
- Class: B
- Total Avail: 60,622 SF
- Bldg Vacant: 0 SF
- Typical Floor Size: 30,311 SF
- Building FAR: 0.10
- % Leased: 100.0%
- Elevators: -
- Load Factor: -
-stories: 2
- Land Area: 585,753 SF
- Zoning: M2, Menlo Park
- Tenancy: Multiple Tenant
- Owner Type: -
- Owner Occupied: No

- Parcel Number: 055-260-210
- Parking: 200 Surface Spaces are available; Ratio of 3.30'/1,000 SF
SECTION 7
R&D Building and Land For Sale
433 N. Mathilda Avenue, Sunnyvale

±9.27 Acres Available

Project Highlights:

- ±9.27 Acres on Two Parcels

- ±96,300 SF R&D Facility

- 8,000 Amps, 277/480 Volts

- Excellent Frontage on Mathilda Avenue

- Easy Access to Highways 101, 237, and 85

- APNs: 165-28-013 & 165-28-023

Contact Exclusive Agents

Jeff Arrillaga
jamillaga@ccarey.com
408.982.8478

Mark Davis
mdavis@ccarey.com
408.982.8413

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.
R&D Building and Land For Sale
433 N. Mathilda Avenue, Sunnyvale

Contact Exclusive Agents

Jeff Arrillaga
jamillaga@ccarey.com
408.982.8478

Mark Davis
mdavis@ccarey.com
408.982.8413

Cornish & Carey Commercial
Oncor International
2504 Mission College Blvd, Suite 120
Santa Clara, CA 95054
Tel: 408.727.9600
Fax: 408.988.6340

www.ccarey.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.
# 433 N Mathilda Ave

**Sunnyvale, CA 94085 - Peery Park Submarket**

93,506 SF Class C Light Manufacturing Building. Built in 1974. Property is for sale at $25,000,000 ($267.36/SF).

<table>
<thead>
<tr>
<th>Investment Information</th>
<th>Sales Contacts</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Sale Price:</strong> $25,000,000</td>
<td><strong>Cornish &amp; Carey Commercial - ONCOR</strong></td>
</tr>
<tr>
<td><strong>Price/SF:</strong> $267.36</td>
<td>2804 Mission College Blvd</td>
</tr>
<tr>
<td><strong>Cap Rate:</strong> -</td>
<td>Suite 120</td>
</tr>
<tr>
<td><strong>Sale Status:</strong> Active</td>
<td>Santa Clara, CA 95054</td>
</tr>
<tr>
<td><strong>Sale Conditions:</strong> -</td>
<td>(408) 727-9600</td>
</tr>
<tr>
<td><strong>Sale Type:</strong> Investment OR Owner/User</td>
<td><strong>Jeff Arrillaga</strong></td>
</tr>
<tr>
<td><strong>Days On Market:</strong> 422</td>
<td>Senior Vice President</td>
</tr>
<tr>
<td></td>
<td>(408) 982-8478 (phone)</td>
</tr>
<tr>
<td></td>
<td>(408) 986-8340 (fax)</td>
</tr>
</tbody>
</table>

**Investment Notes**

±9.27 Acres Available on Two Parcels. ±96,300 S.F. R&D Facility. 8,000 Amps, 277/480 Volts.

**Building Information**

- **Bldg Type:** Light Manufacturing
- **Bldg Status:** Built 1974
- **Rent/SF/mo:** For Sale
- **Bldg Vacant:** 0 SF
- **Warehouse Avail:** 93,506 SF
- **Max Contig:** 93,506 SF
- **Ceiling Height:** 17'0"'
- **Column Spacing:** -
- **Const Mat:** -
- **Rail Spots:** -
- **Power:** 8000a/277-480v
- **Features:** Signage
- **Parcel Number:** 165-28-013, 165-28-023
- **Parking:** 200 Surface Spaces are available

- **Stories:** 1
- **Building Far:** 0.23
- **CAM:** -
- **Office Avail:** 0 SF
- **Land Area:** 403,801 SF
- **Smallest Space:** 93,506 SF
- **Crane:** None
- **Loading Docks:** 1 ext (bldg. total)
- **Drive Ins:** None
- **Rail Line:** -
- **RBA:** 93,506 SF
- **% Leased:** 100.0%
- **Zoning:** MS
- **Owner Type:** -
- **Owner Occupied:** No
- **Tenancy:** Multiple Tenant
- **Lot Dimensions:** -
- **Cross Docks:** No
- **Sprinklers:** -

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3/4/2010  
Page 7
2880 Northwestern Pkwy - Santa Clara, CA
Office/R&D for Sale or Lease

Available ±61,192 Square Feet

Exclusive Agents:
Jeff Hoffman
(408) 982-8420
jhoffman@ccarey.com

Shawn Kellenberger
(408) 987-4170
skellenberger@ccarey.com

www.ccarey.com

Cornish & Carey Commercial
OnCor International
2804 Mission College Blvd. Suite 120
Santa Clara, CA 95054
Tel 408.727.9600
Fax 408.988.6340
2880 Northwestern Pkwy (SC-3)

- ±61,192 sqft
- 5.0904 Acres
- Approximately 15'6" ClearHeight
- 9'11" Drop Ceiling Height
- Double Dock Well Loading
- 2000 Amps 277/480 Volts
- Excellent Access to Central, 101 and San Tomas
- Corner Location
- For Sale $165 PSF
- For Lease $1.25 NNN
- Tenant Improvements Available
- Potential Data Center Conversion with 8 Megawatts from Dedicated Substation for Lease
VA - Southern Peninsula

8 2880 Northwestern Pky

Santa Clara, CA 95051 - Oakmead Park Submarket
61,192 SF Class C R&D Building Built in 1975
Property is for sale at $10,096,680 ($165/SF)

<table>
<thead>
<tr>
<th>Investment Information</th>
<th>Sales Contacts</th>
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<tbody>
<tr>
<td>Sale Price: $10,096,680</td>
<td>Cornish &amp; Carey Commercial - ONCOR</td>
</tr>
<tr>
<td>Price/SF: $165</td>
<td>2804 Mission College Blvd</td>
</tr>
<tr>
<td>Cap Rate: -</td>
<td>Suite 120</td>
</tr>
<tr>
<td>Sale Status: Active</td>
<td>Santa Clara, CA 95054</td>
</tr>
<tr>
<td>Sale Conditions: Direct Exchange</td>
<td>(408) 727-9600</td>
</tr>
<tr>
<td>Sale Type: Owner/User</td>
<td>Jeff Hoffman</td>
</tr>
<tr>
<td>Days On Market: 717</td>
<td>Senior Vice President</td>
</tr>
<tr>
<td></td>
<td>(408) 982-8420 (phone)</td>
</tr>
<tr>
<td></td>
<td>(408) 989-6940 (fax)</td>
</tr>
</tbody>
</table>

Investment Notes

R&D building - may be sold together with 2880 Northwestern Pky and 2625 Walsh.

Building Information

- Bldg Type: R&D
- Bldg Status: Built 1975
- Rent/SF/mo: For Sale
- Bldg Vacant: 61,192 SF
- Warehouse Avail: 61,192 SF
- Office Avail: 0 SF
- Max Contig: 61,192 SF
- Ceiling Height: 16'0"'
- Column Spacing: -
- Const Mat: -
- Rail Spots: -
- Power: 3000a/480v
- Parcel Number: 216-28-118
- Parking: 40 Surface Spaces are available; Ratio of 4.00/1,000 SF

- Stories: 1
- Building Far: 0.28
- CAM: -
- Land Area: 215,622 SF
- Smallest Space: 61,192 SF
- RBA: 61,192 SF
- % Leased: 0.0%
- Zoning: ML
- Owner Type: No
- Owner Occupied: No
- Tenancy: Multiple Tenant
- Lot Dimensions: -
- Crane: None
- Loading Docks: None
- Drive Ins: None
- Rail Line: -
- Cross Docks: -
- Leveators: None
- Sprinklers: -
SECTION 9
FOR SALE OR LEASE
FREESTANDING/OFFICE/R&D | ±82,278 SF

2901-2929 PATRICK HENRY DRIVE, SANTA CLARA

FEATURES

- ±82,278 SF Freestanding Office/R & D Building
- ±4,358 SF Server Room/Data Center with Dedicated HVAC
- 4000 Amps, 480/277 Volts
- Multiple Smaller-sized Labs
- 4/1,000 Parking
- Cubicles and Office Furniture Potentially Available
- Showers
- Outdoor Patio Area
- Large Break Room/All-Hands Meeting Area
- Two Dock Doors & Grade Level Ramp Access
- Call to Tour

CRAIG LEIKER
(408) 588-2310
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STEVE GIBSON, SIOR
(408) 282-3890
gibson@colliersparrish.com

Exclusive Agents:

COLLIERS
INTERNATIONAL

GVA Kidder Mathews

COLLIERS INTERNATIONAL
450 WEST SANTA CLARA STREET, SAN JOSE, CA 95113 | 408.282.3800 | 408.292.8100 FAX | WWW.COLLIERSPARRISH.COM