

OFFICE FOR LEASE

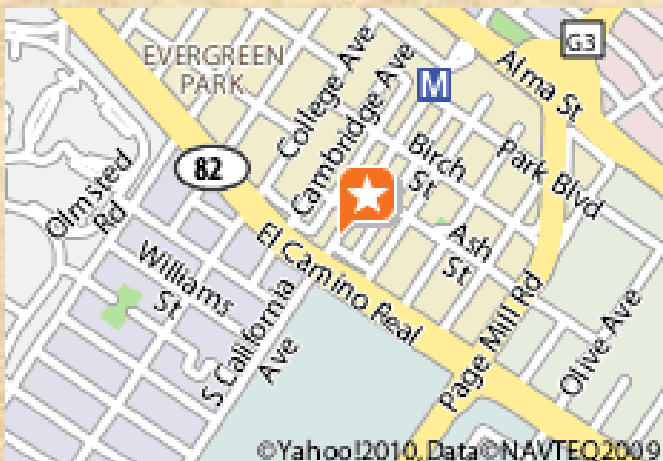
480 S. California Ave., Palo Alto

Fiber Optics!



HIGHLIGHTS

- ◆ **Suite #301:** ±2,600 RSF third floor corner suite with views
- ◆ **Layout:** 3 offices, conference room, large open area, kitchen/break room, server room
- ◆ **Wired for Fiber Optics:** Comcast & other internet services also available
- ◆ **Building Features:** renovated restrooms, elevator-served building, shared patio
- ◆ **Free HVAC:** after-hour use of heating/cooling system at no added charge
- ◆ **Free Parking:** in adjacent garage (& permit) & unrestricted parking (a block away)
- ◆ **Location:** Gateway to California Avenue District near El Camino Real
- ◆ **Ambiance:** numerous cafes/restaurants, shops, and services at your doorstep
- ◆ **Commute:** walk to CalTrain, shuttle or bus stop or by car via Hwys 101 & 280
- ◆ **Success:** Birthplace of E*Trade, cc:Mail, Benham Group, & others
- ◆ **Available:** now



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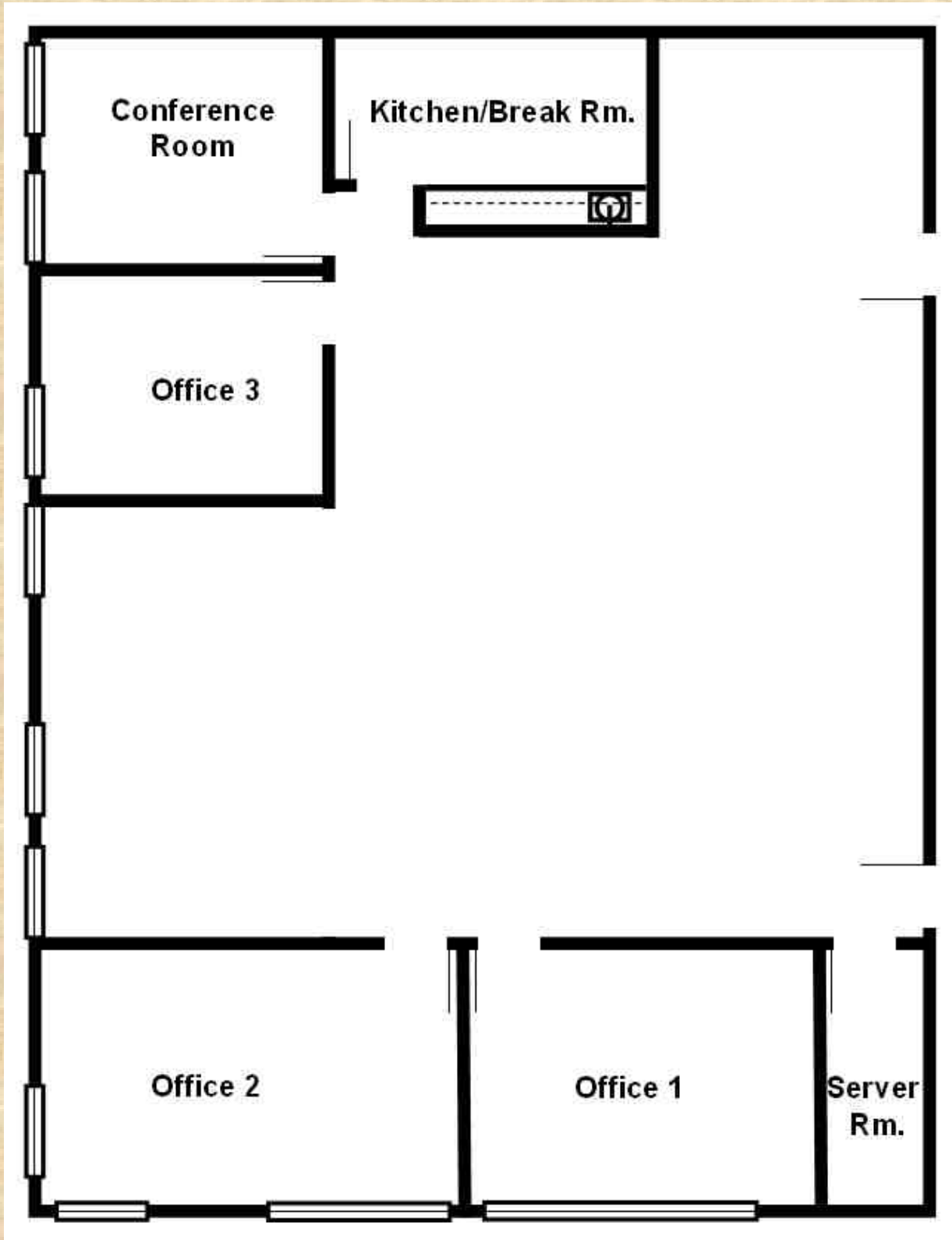
DRE 01361294

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480 S. California Ave., Palo Alto

SUITE #301 FLOOR PLAN

Not exact. Not to scale



"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."

OFFICE FOR LEASE 480 S. California Ave., Palo Alto

PUBLIC PARKING

California Business District :

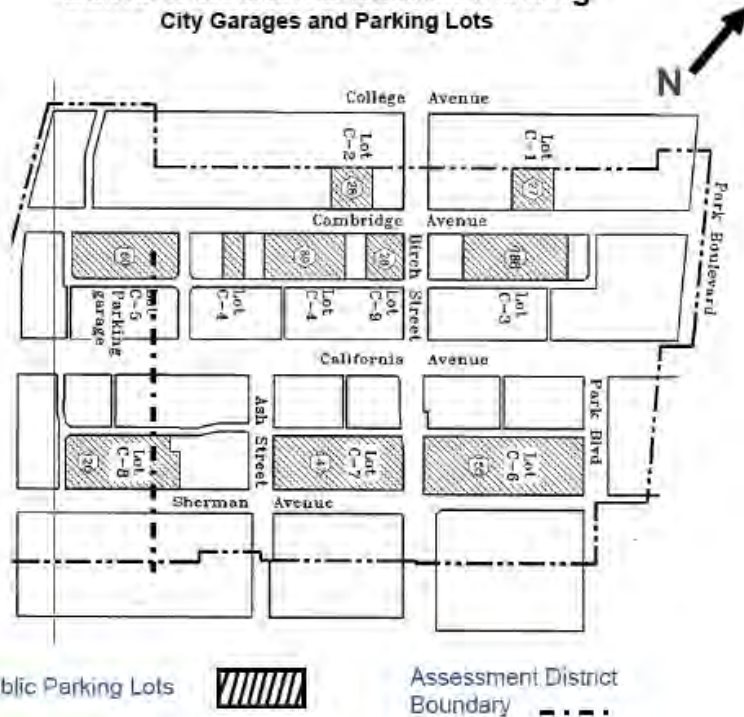
Employees of businesses in the California Business District may purchase quarterly or annual permits for long-term parking in any of the seven off street parking lots and garages. Parking permits are issued for these locations and are \$123.00/year or 43.00/quarter. Transferable permits are also available.

Lot 3- Cambridge W/Garage
Lot 5- Cambridge E/Garage

and the following surface lots

- Lot 1- Cambridge/Park
- Lot 2- Cambridge/Birch
- Lot 4- Cambridge/Birch
- Lot 6- Sherman/Park
- Lot 7- Sherman/Birch
- Lot 8- Sherman/Ash
- Lot 9- Birch/Cambridge

California Avenue District Parking City Garages and Parking Lots



Source: <http://www.cityofpaloalto.org/depts/pin/transportation/parking/default.asp> 2011

UNRESTRICTED STREET PARKING



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TRAIN STATION: CALTRAIN

California Ave. Station



Northbound Weekdays

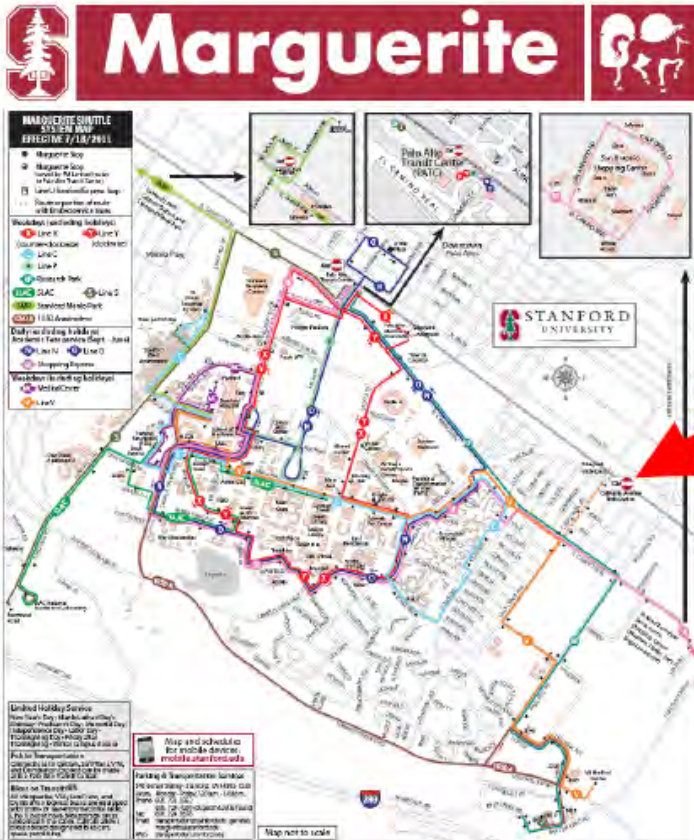
4:57, 5:32, **6:31**, **7:11**, **7:31**, **8:11**, **8:31**,
9:07, 9:37, 10:37, 11:37, 12:37, 1:37,
2:37, 3:34, **4:11**, **5:11**, **6:11**, **7:06**,
7:17, 7:57, 8:57, 9:57, 10:57

Southbound Weekdays

5:55, 6:25, **7:01**, **7:30**, **8:30**, **9:30**, 10:07,
11:07, 12:07, 1:07, 2:07, 3:07, 4:07,
4:29, **5:05**, **5:42**, **6:06**, **6:42**, **7:42**,
8:30, 9:40, 10:40, 11:40, 1:01

am - italics | **pm** - bold
yellow - limited-stop

FREE SHUTTLE: MARGUERITE



California Avenue District Marguerite Shuttle

**Marguerite is a
free shuttle
service serving
the California
Avenue District
via Line "V".**

OFFICE FOR LEASE

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CALIFORNIA AVENUE DISTRICT AMENITIES

CAFÉS & RESTAURANTS

- Antonio's Nut House (American)
- Joanie's Café (American)
- Izzy's Brooklyn Bagels
- Palo Alto Bakery
- The Counter (Burgers)
- Jack-in-the-Box (Burgers)
- Fambrini's Café/Deli
- Szechwan Café (Chinese)
- Starbucks (Coffee)
- Printer's Café (Coffee)
- La Bodeguita Del Medio (Cuban)
- Baume' (French)
- Bistro Elan (French)
- Café Brioche (French)
- Culture (Frozen Yogurt)
- Mollie Stone's (Grocery)
- Country Sun (Grocery)
- Tandoori Oven (Indian)
- Café Pro Bono (Italian)
- Spalti Ristorante (Italian)
- Olive Garden (Italian)
- Jing Sho (Japanese)
- Illusions (Mediterranean)
- Mediterranean Wraps
- Chipotle (Mexican)
- Palo Alto Sol (Mexican)
- Domino's (Pizza)
- Simply Sandwiches
- Subway (Sandwiches)

RETAIL & SERVICES

- FedEx/Kinko's
- U.S. Post Office
- Radio Shack
- Village Stationers
- Avenue Florist
- Keeble & Shuchat Photography
- Campus Barbershop
- True Salon
- NTT Skin (Skin Care)
- California Paint Company
- Accent Arts (Art Supply)
- Gallery House (Art Gallery)
- Montoya Jeweler's
- Know Knew Books (Bookstore)
- Lee Aldinger Insurance
- California Avenue Optometry

BANKING

- Bank of America
- Wells Fargo
- Citibank
- Bank of the West

PUBLIC TRANSIT

- CalTrain
- Marguerite (Free Shuttle)
- CalTransit (Bus)

This is a partial list of the cafes, shops & services.

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SUCCESS STORIES

WHAT DO THESE FIRMS HAVE IN COMMON?



From acorn...

E*TRADE

E*Trade grew from a small firm to a large public company with 4+ million account holders & about 1 million square feet.



AMERICAN CENTURY.

Benham Management joined Twentieth Century to form American Century, the largest ever merger of no-load mutual fund firms with \$85 billion in assets today



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BIRTHPLACE OF WINNERS!



**TOMLINSON
ZISKOS LLP**

Tomlinson Zisko, legal firm grew with it's clientele in emerging technologies



... to oak

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**LOCATED AT THE GATEWAY TO
CALIFORNIA AVENUE**

