

ACWEST

AMERICA CENTER
WEST



SHORENSTEIN



CBRE



CUSHMAN &
WAKEFIELD

6201 AMERICA CENTER DRIVE | SAN JOSE

ACWEST

// PROPERTY HIGHLIGHTS



6-STORY CLASS A OFFICE BUILDING:

Up to **±150,160 SF** Available

Suite 100: ±5,553 SF

Suite 200: ±13,621 SF*

Suite 240: ±15,429 SF*

Suite 300: ±38,519 SF

Suite 400: ±38,519 SF

Suite 500: ±38,519 SF

Can be combined for a total of **±29,050 SF*



OUTDOOR AMENITIES

Seating Area with Fire Pits & Collaboration Space

Basketball, Sport Court & Pickle Ball



FITNESS CENTER

State-of-the-Art Fitness Center with Showers & Lockers



SUSTAINABILITY

Energy-efficient building design and eco-friendly amenities

[View Green Scorecard](#)



PARKING

Generous ±3.3/1,000 parking ratio



TRANSPORTATION

ACE Train Shuttle Stop on Site with Direct Connection to ACE Train



CAFÉ

On-Site Café Serving Breakfast & Lunch

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// SITE PLAN

SPORT COURTS & COLLABORATION SPACE



A blue callout box with a white border. It contains the text 'SPORT COURTS & COLLABORATION SPACE' in white, bold, uppercase letters. Below the text are two white line-art icons: a basketball court and a basketball. A blue line extends from the top right of this box to a blue dot on the site plan, which is located in a parking area near the top of the building complex.

OUTDOOR AMENITIES
Seating Area with Fire Pits & Collaboration Space



A blue callout box with a white border. It contains the text 'OUTDOOR AMENITIES' in white, bold, uppercase letters, followed by 'Seating Area with Fire Pits & Collaboration Space' in a smaller white font. Below the text are two white line-art icons: a bench and a stylized tree. A blue line extends from the top right of this box to a blue dot on the site plan, which is located in a parking area between buildings 6001 and 6201.



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Outdoor Seating & BBQ Area



Fitness Center



Conference Facility



On-site Café

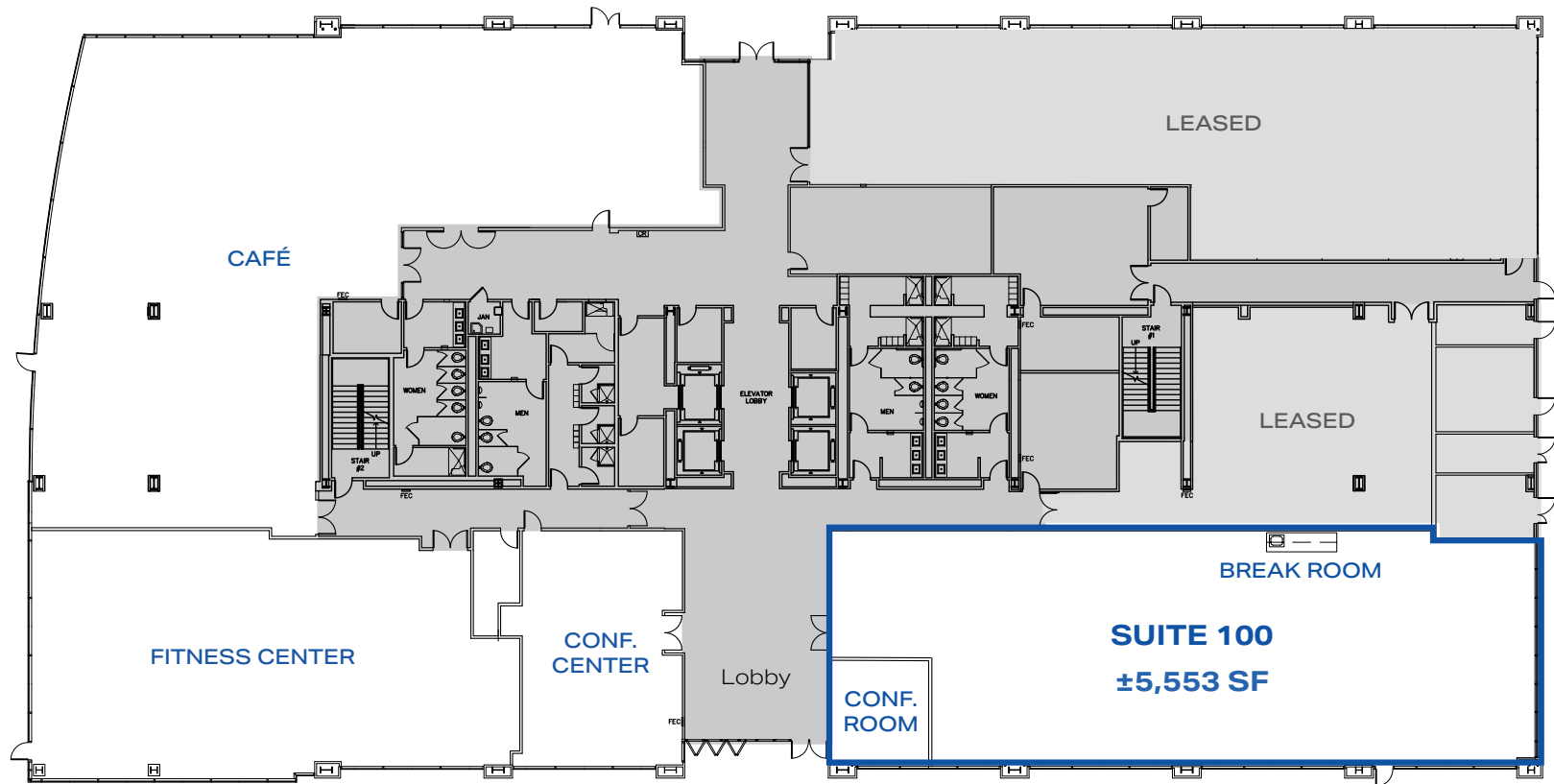


Sport Courts & Collab Space



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FIRST FLOOR



SUITE 100:

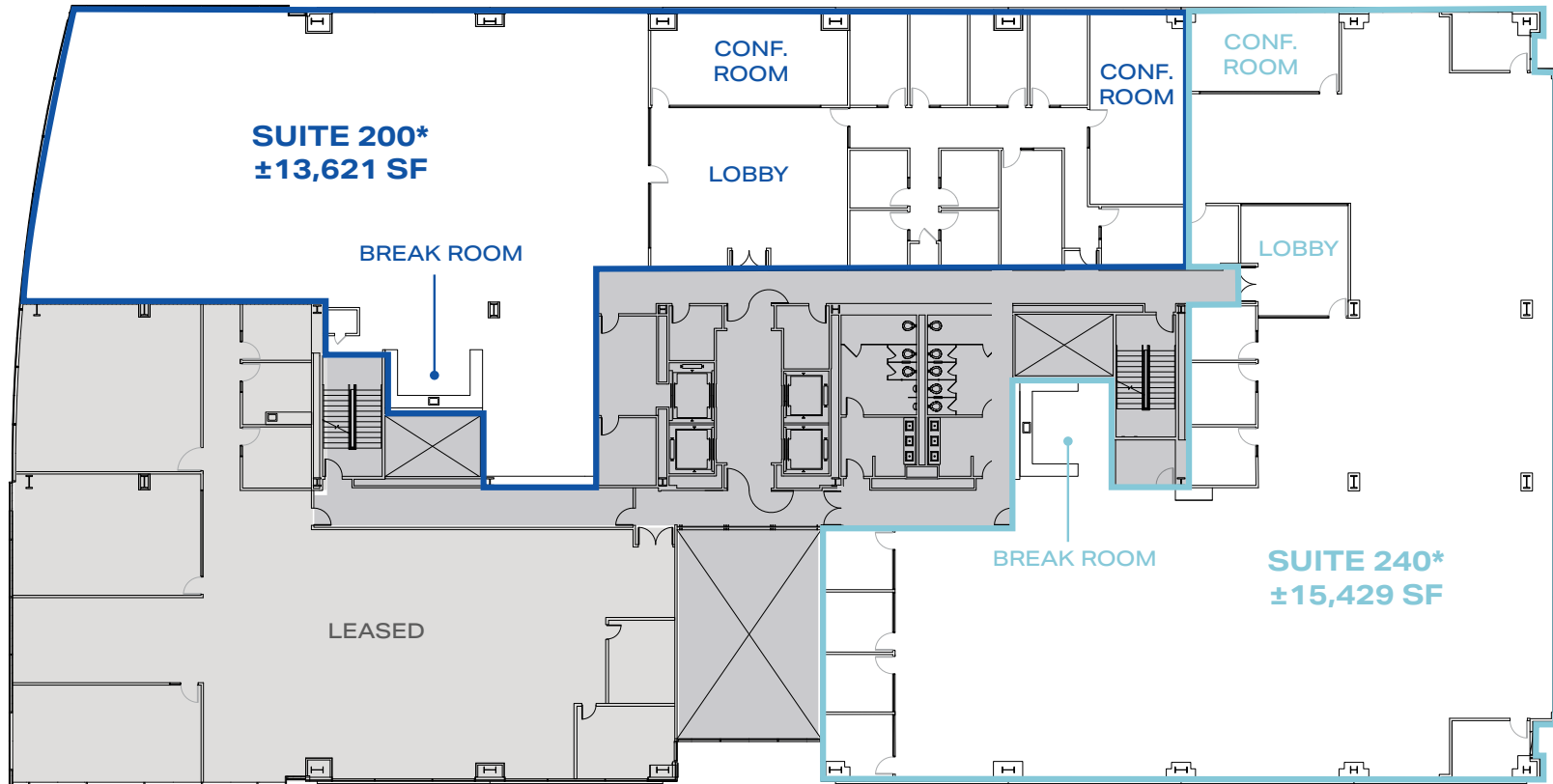
- Available Now
- 1 Conference Room
- Break Room

ON-SITE AMENITIES:

- Café
- Fitness Center
- Conference Center

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// SECOND FLOOR



**Suites can be combined for a total of ±29,050 SF*

SUITE 200:

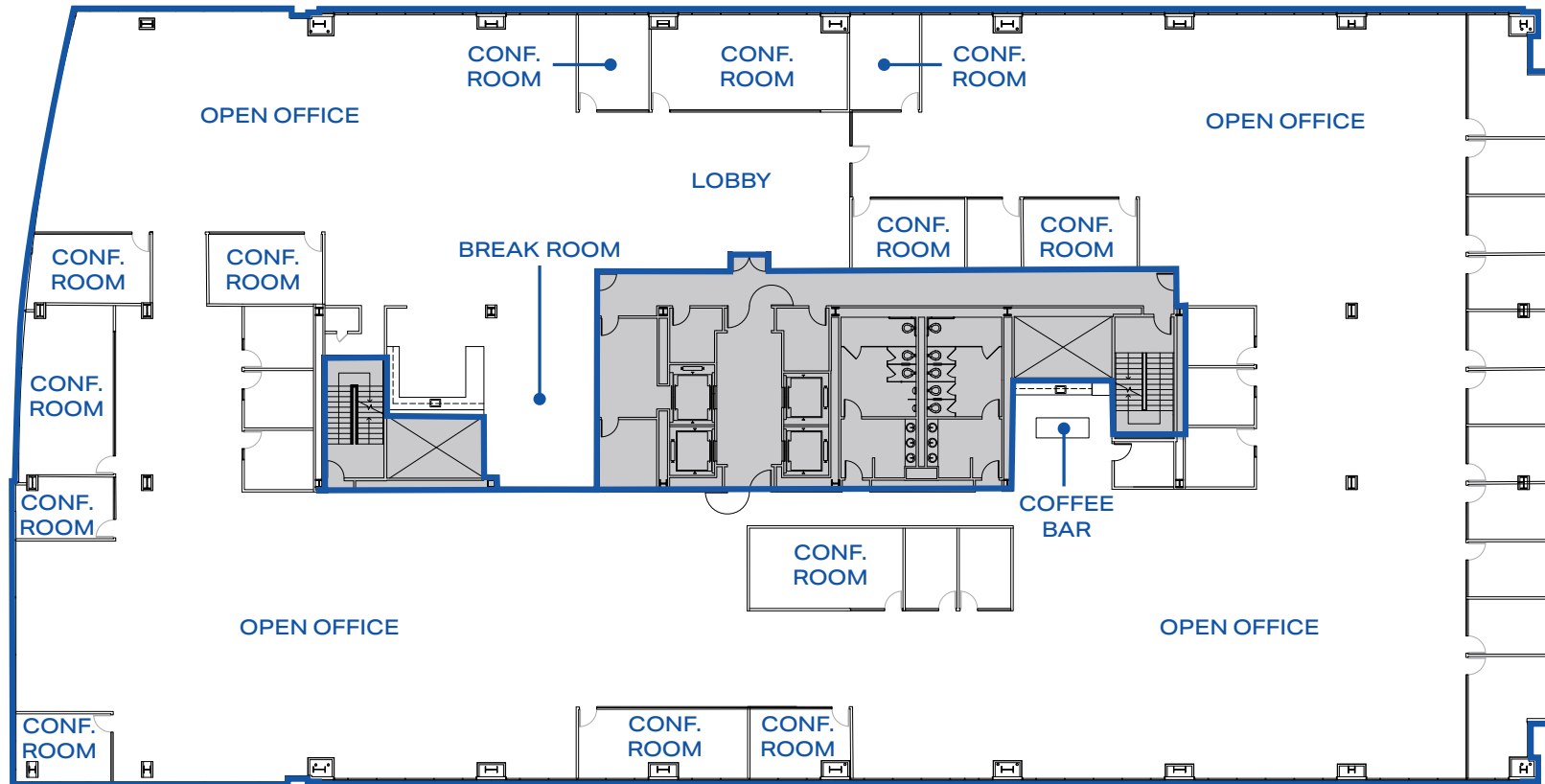
- Available Now
- 9 Offices
- 2 Conference Rooms
- Break Room

SUITE 240:

- Available Now
- 9 Offices
- 1 Conference Room
- Break Room

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/// THIRD FLOOR
±38,519 SF



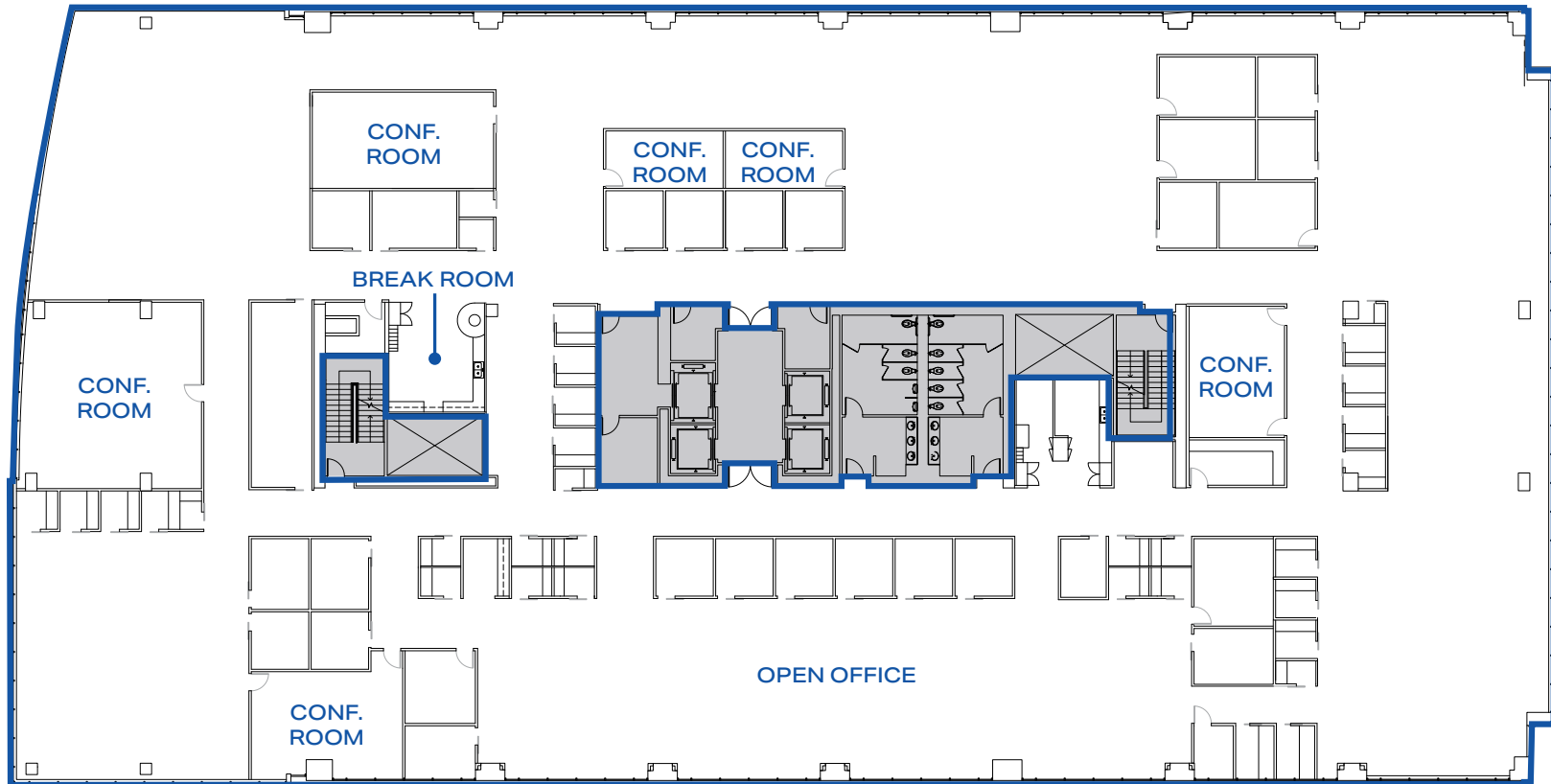
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SUITE 300:

- Available Now
- ±38,519 SF
- 21 Offices
- 13 Conference Rooms
- Break Room

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/// FOURTH FLOOR
±38,519 SF



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SUITE 400:

- Available Now
- ±38,519 SF
- 26 Offices
- 6 Conference Rooms
- Break Room

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FIFTH FLOOR
±38,519 SF



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SUITE 500:

- Available Now
- ±38,519 SF
- 12 Offices
- 8 Conference Rooms
- Training Room
- Break Room

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// AMENITIES

- 1** Loop Neighborhood Market
Chick'nCone
Golkonda Indian
Joe Chinese
TOGO's Sandwiches
- 2** 1 Oz Coffee
- 3** Hyatt Regency & Convention Center
Hilton Santa Clara
La Fontana
Evolution Restaurant & Bar
Market Cafe
Truya Sushi
- 4** Chicken Meets Rice
Bistro Siam
Pho Khang
Bawarchi Indian Cuisine
Mikayla's Café
- 5** **@FIRST**
Hyatt House
Courtyard by Marriott
Target
Fish's Wild
SAJJ Mediterranean
Blue Water Seafood and Crab
Panda Express
Shan Restaurant
Chick-fil-A
Chipotle Mexican Grill
CVS
Starbucks
- 6** Avatar Hotel
Santa Clara Marriott
Tea Spot Cafe
Iguanas Burritozilla
House of Bagels
Amakai Japanese
HiroNori Craft Ramen
Banh Me & Bowl
- 7** **MERCADO**
In-N-Out
Tomatina
Krispy Kreme
SmokeEaters
Starbucks
Jamba Juice
World Wrapps
Pho Hoa & Jazen
Tostadas Prime
The Roasted Crab
Subway
Paris Baguette
AMC Theatres
Homegoods
Walmart
- 8** **SANTA CLARA SQUARE**
Whole Foods Market
CorePower Yoga
Chipotle
Gong Cha
Jack's
Pacific Catch
Puesto
Tender Greens
Fleming's Steakhouse
Lula's Chocolates
Barebottle Brewing Co.
Opal! Santa Clara
Floodcraft Taproom
Il Fornaio
Starbucks
The Halal Guys
Eureka!

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10

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// TRANSPORTATION

19 MINUTES on VTA Light Rail to Milpitas BART Station

20 MINUTES on ACE Green Shuttle to ACE Train Station

25 MINUTES on VTA Light Rail to Mountain View Caltrain Station

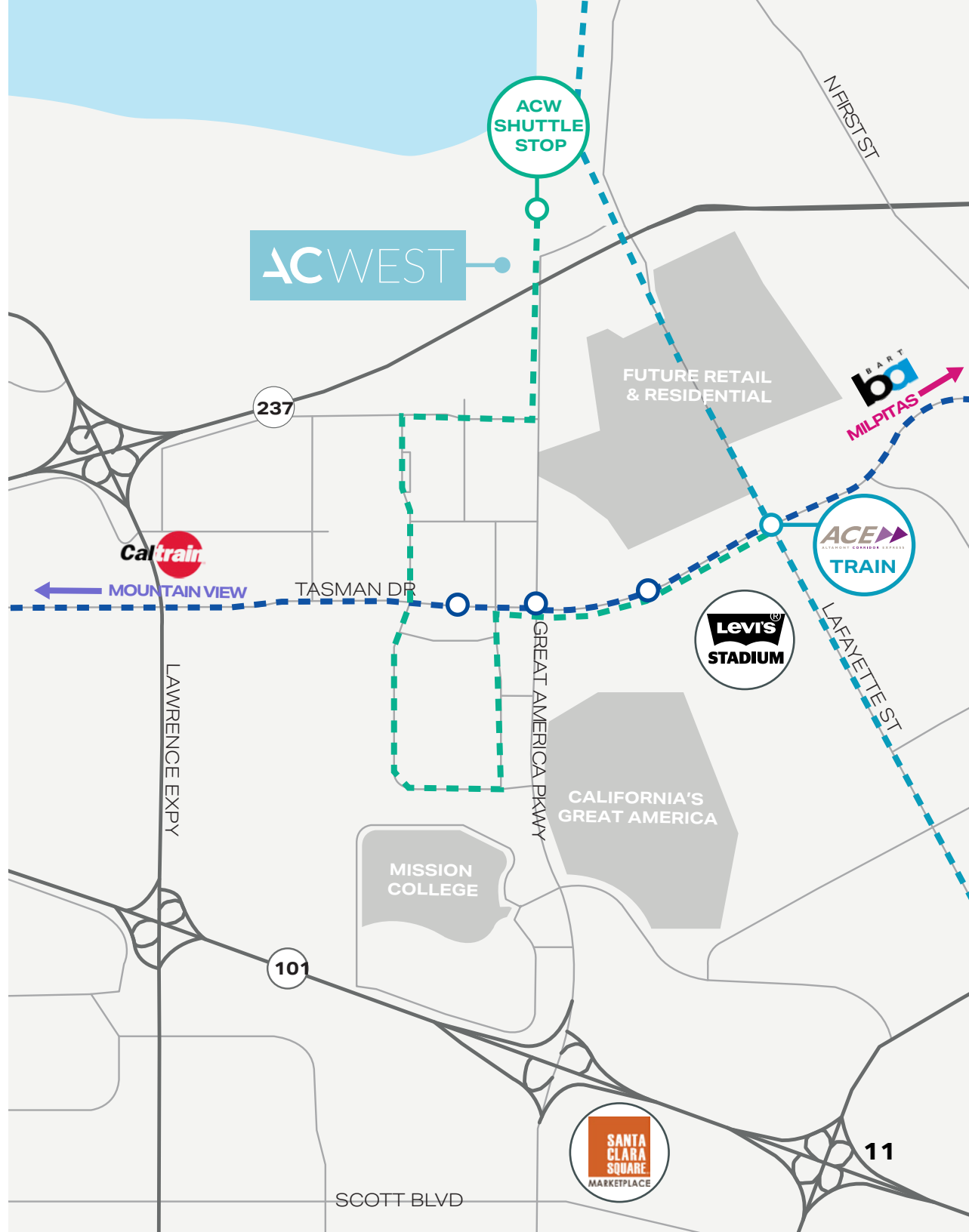
39 MINUTES on ACE Train to Pleasanton

52 MINUTES on Caltrain to San Francisco from Mountain View Caltrain Station

64 MINUTES on BART to Downtown Berkeley from Milpitas BART Station

- VTA LIGHT RAIL
- ACE GREEN SHUTTLE
- ACE TRAIN

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SAN JOSE | CA

±5,553 SF - ±150,160 SF

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