



2121 N. CALIFORNIA BLVD, Walnut Creek

Long Term Plug & Play Sublease



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PROPERTY HIGHLIGHTS:

- Valet Parking onsite
- Short Walk to BART
- State-of-the-art Fitness Center
- Bistro 2121 Onsite Restaurant
- FedEx/UPS drop-off
- Tenant Amenity Conference Center
- Full-time Amenity Center Manager
- Outdoor Plaza

SPACE INFO:

Suite 850

2,727 RSF +/-

Available: 30 Days

Rate: \$4.00 PSF per Month, Fully Serviced

Term: 3.5 Years*

*Term through March 31, 2030

- Great natural light
- Furnished "Plug & Play" office space
- Large Conference Room
- 2 Private Offices
- 2 Small Meeting Rooms
- 15 workstations (room for more)
- Reception Area
- Kitchenette
- IT/Storage Room
- Views of Mt. Diablo





THE HUB CONFERENCE CENTER:

- Tech-equipped conference rooms for meetings or presentations
- Collaborative co-working spaces
- Full-service catering kitchen
- Versatile spaces available for company events



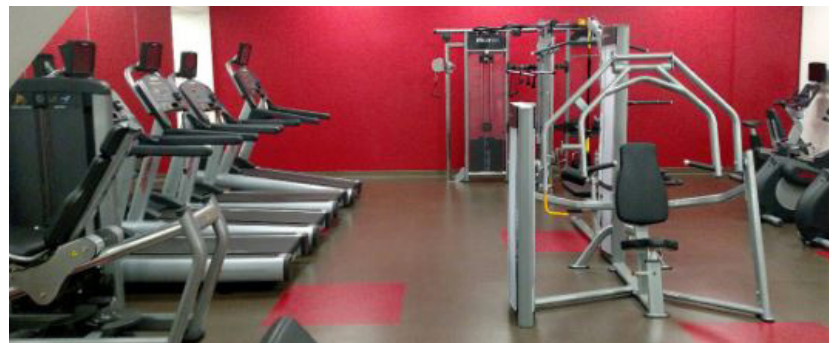
OUTDOOR PLAZA:

- Covered and sunlit outdoor seating
- Recreational areas, including a bocce ball court
- Open-air conference rooms and breakout areas
- Ideal for outdoor meetings, casual lounging or lunch breaks



2,200 SQ. FT. FITNESS CENTER:

- State-of-the-art cardio machines
- Strength training equipment and free weights
- Shower/locker facilities with towel service



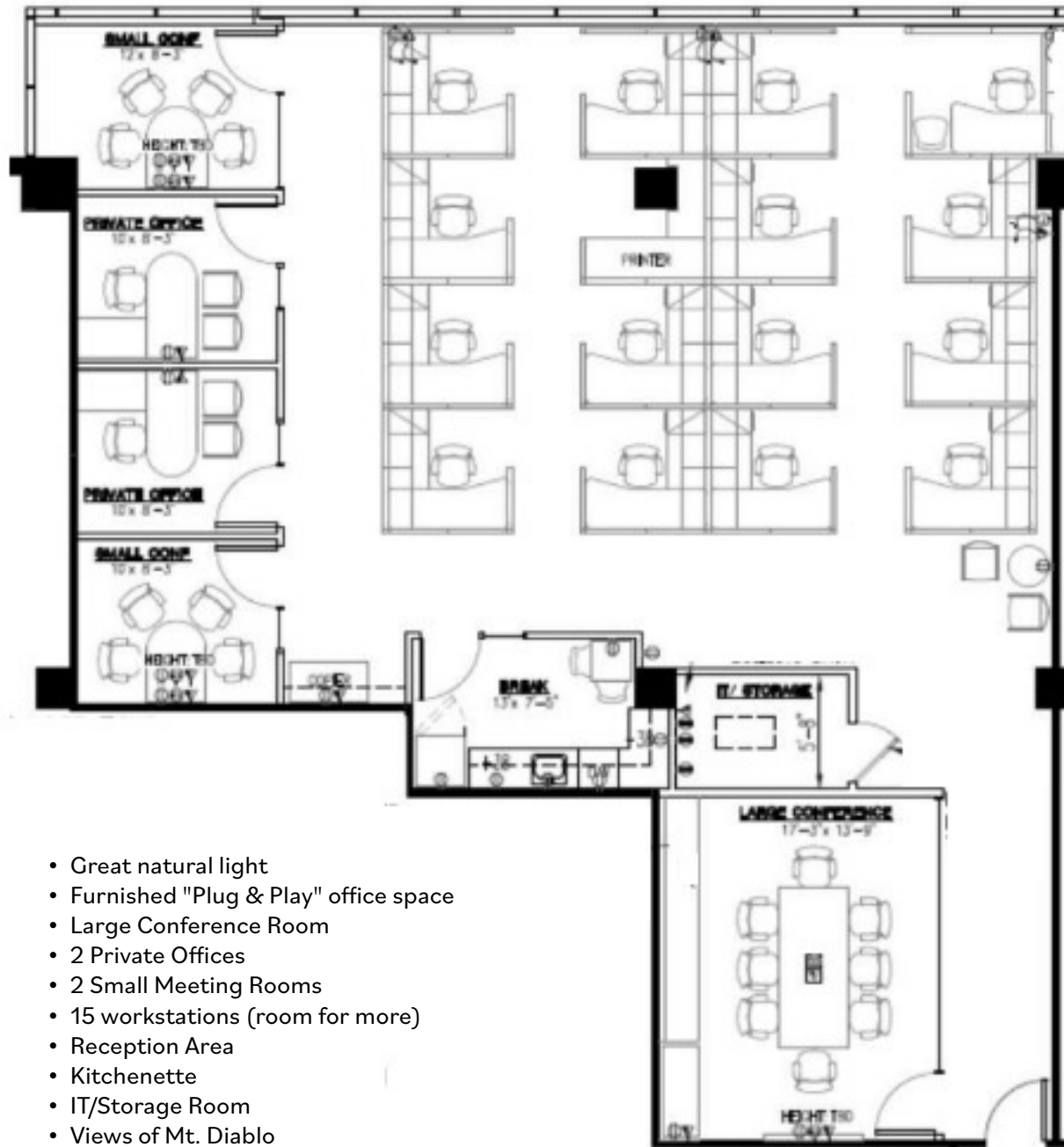
BISTRO 2121:

- Hot and cold menu options for breakfast and lunch
- Seated or on-the-go dining
- Catering availability



FLOOR PLAN:

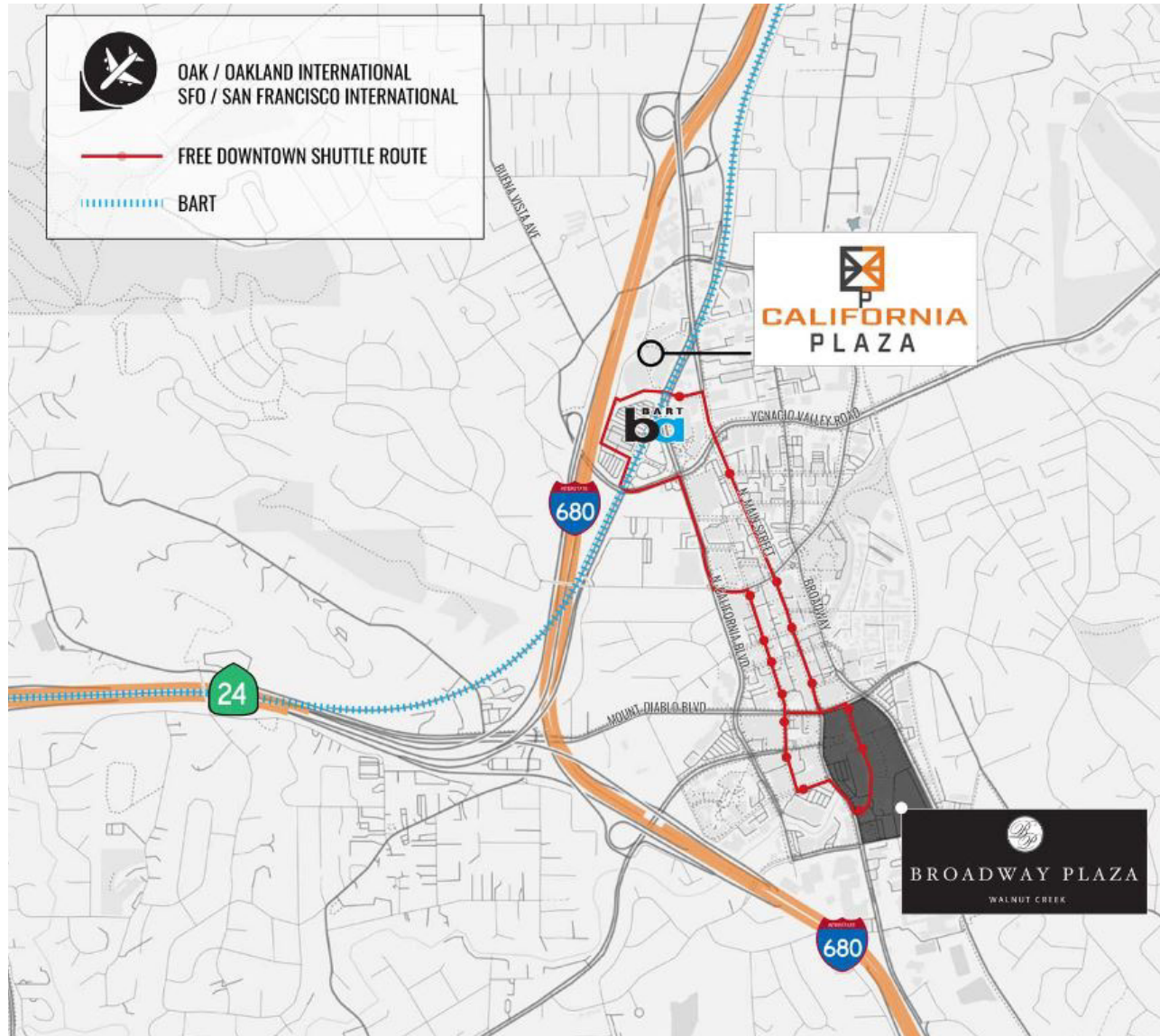
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Furniture layout may vary. No warranties, nor representations made herein.

LOCATION:



By Foot:

3 min. | Walnut Creek BART Station



By Shuttle:

5 min. | Downtown Walnut Creek
5 min. | Broadway Plaza (feat. 80+ Retail and Restaurant options)



By Car:

2 min. | CA-24
2 min. | I-680



By BART:

5 min. | Concord
25 min. | Oakland
40 min. | San Francisco
50 min. | Oakland International Airport
60 min. | San Francisco International Airport