

FOR LEASE

# EDEN PLAZA

*Multiple Office/R&D Units Available  
For Lease in Hayward, CA*



KIDDER.COM

**LA** LEE &  
ASSOCIATES

**km** Kidder  
Mathews



# EDEN PLAZA

*Eden Plaza Features High Quality Office/R&D Units with Direct Access to Hwy 92*

3583 INVESTMENT BLVD

3563 INVESTMENT BLVD

3541 INVESTMENT BLVD

EDEN LANDING RD

26102 EDEN LANDING RD

INVESTMENT BLVD

92

AVAILABLE FOR LEASE

LEE & ASSOCIATES | KIDDER MATHEWS





## *Property Highlights*

Seven-building office/R&D park

Wide variety of suite sizes and configurations

First exit off the San Mateo Bridge (SR-92)

Eleven miles to the San Francisco Peninsula

Twelve miles to Oakland International Airport

Eighteen miles to San Francisco International Airport

New ownership by Black Mountain Properties, LLC

New market-ready improvements

*±21,820*  
AVAILABLE SF

*\$1.15-1.35*  
NNN LEASE RATE (SF/MO)



EDEN PLAZA

# CONVENIENT. COMPETITIVE. OFFICE.

## SUITE AVAILABILITY

| Address                      | Suite   | Size       | NNN        | Expenses | Date Available |
|------------------------------|---------|------------|------------|----------|----------------|
| 26102 EDEN LANDING RD        | Suite 1 | ±3,811 SF  | \$1.15 PSF | \$0.63   | Now            |
| 3541 INVESTMENT BLVD         | Suite 4 | ±3,059 SF  | \$1.15 PSF | \$0.63   | Now            |
| 3563 INVESTMENT BLVD         | Suite 3 | ±2,991 SF  | \$1.15 PSF | \$0.63   | Now            |
| 3563 INVESTMENT BLVD         | Suite 4 | ±2,769 SF  | \$1.35 PSF | \$0.63   | Now            |
| 3563 INVESTMENT BLVD         | Suite 5 | ±3,733 SF  | \$1.35 PSF | \$0.63   | Now            |
| 3583 INVESTMENT BLVD         | Suite 5 | ±988 SF    | \$1.35 PSF | \$0.63   | Now            |
| 3583 INVESTMENT BLVD         | Suite 7 | ±1,187 SF  | \$1.35 PSF | \$0.63   | Now            |
| 3583 INVESTMENT BLVD         | Suite 2 | ±1,145 SF  | \$1.35 PSF | \$0.63   | 10/01/2026     |
| Total SF Available For Lease |         | ±21,820 SF |            |          |                |



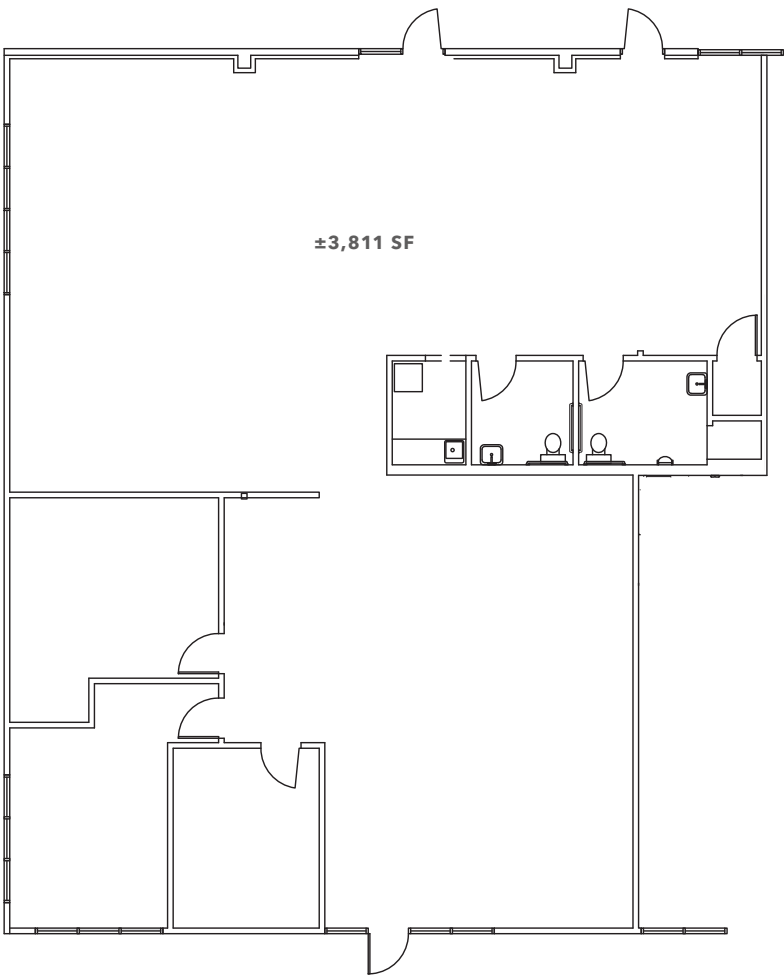
SITE PLAN



SITE PLAN NOT TO SCALE



26102 EDEN LANDING RD | SUITE 1

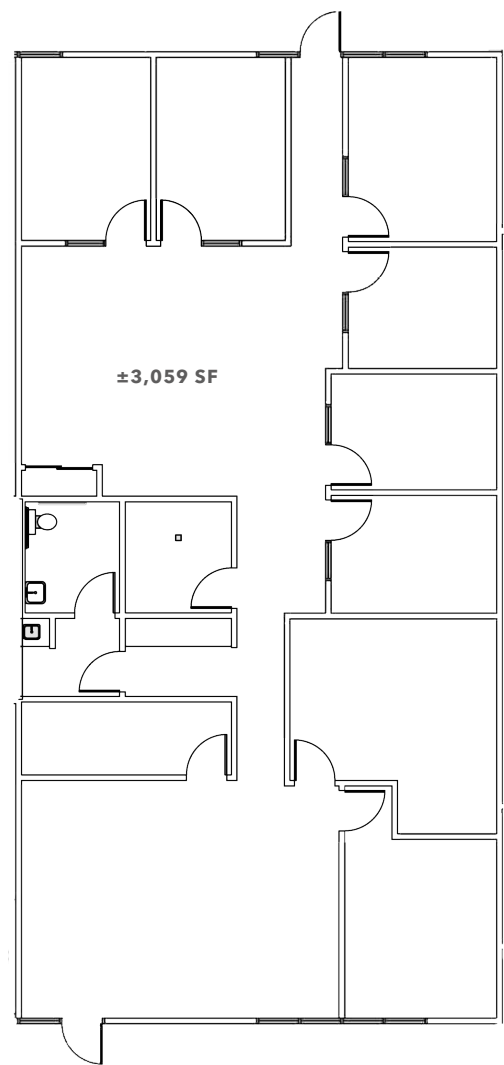


FLOOR PLAN NOT TO SCALE





# 3541 INVESTMENT BLVD | SUITE 4

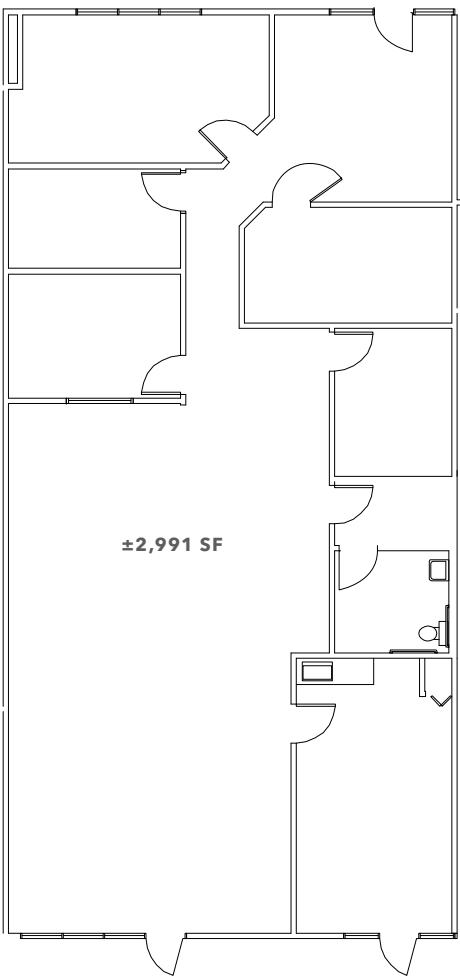


FLOOR PLAN NOT TO SCALE

AVAILABLE FOR LEASE



3563 INVESTMENT BLVD  
SUITE 3

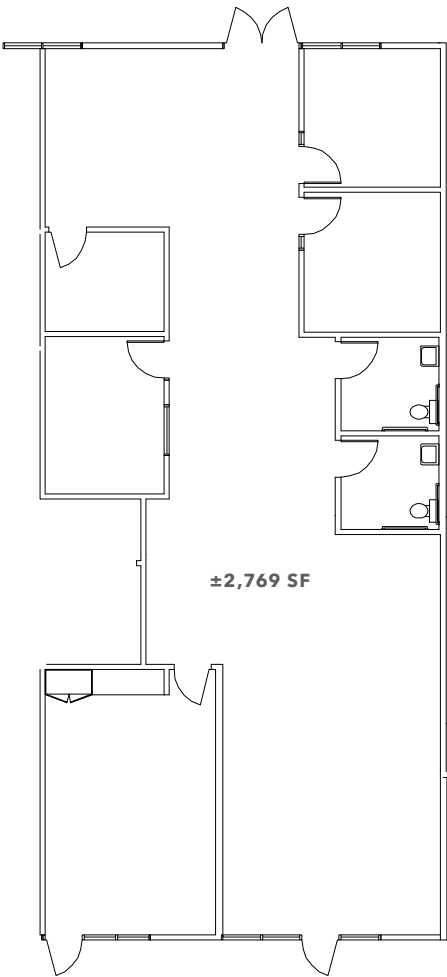


FLOOR PLAN NOT TO SCALE





3563 INVESTMENT BLVD  
SUITE 4

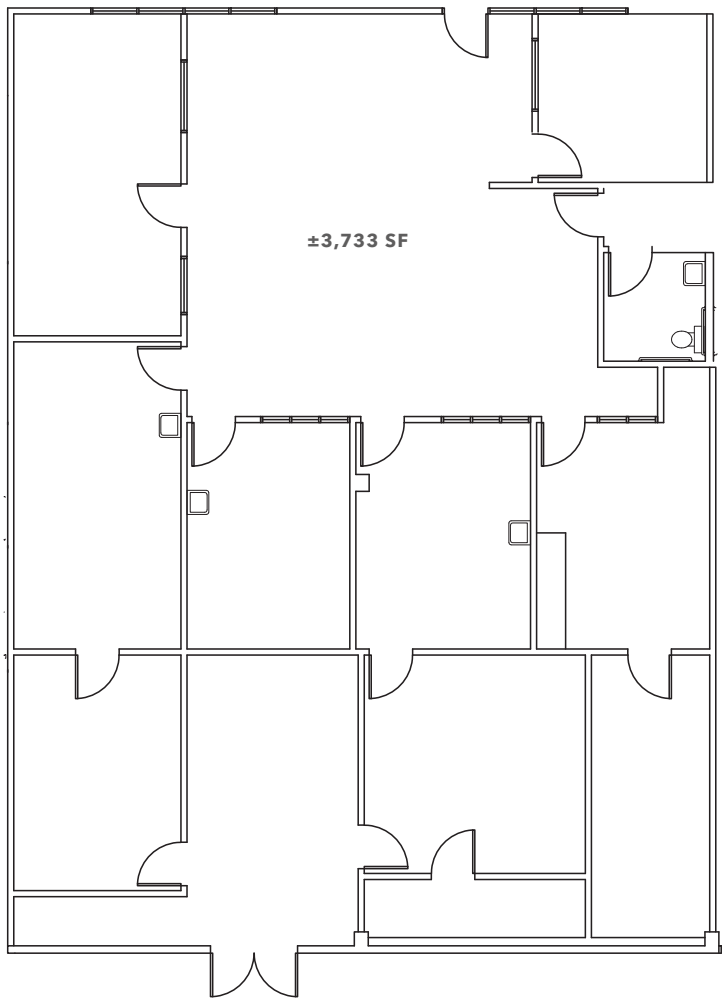


FLOOR PLAN NOT TO SCALE





# 3563 INVESTMENT BLVD | SUITE 5

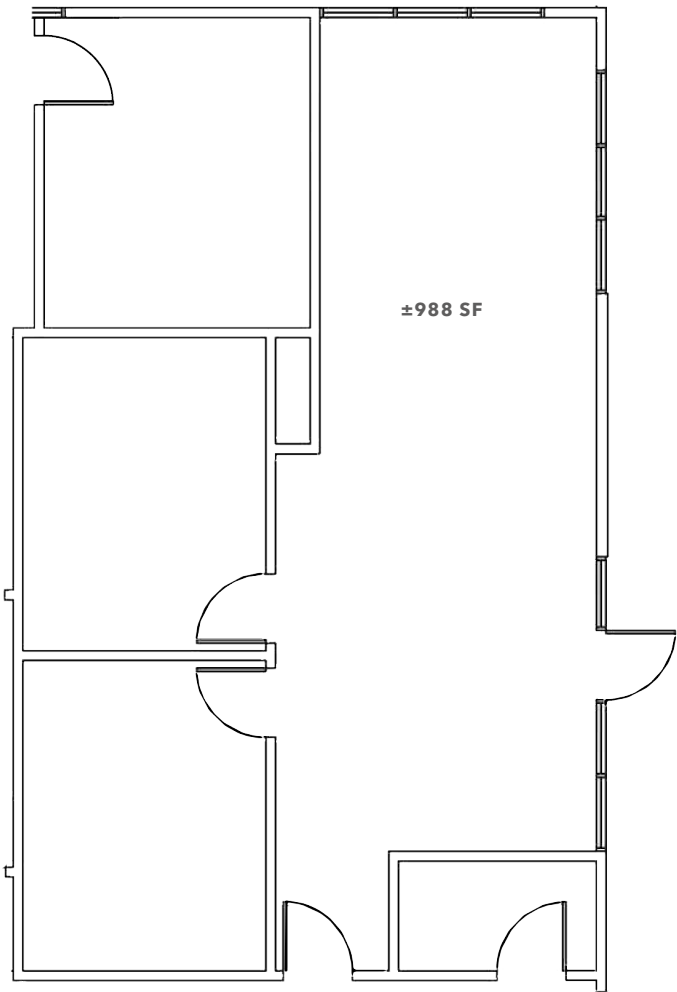


FLOOR PLAN NOT TO SCALE

AVAILABLE FOR LEASE

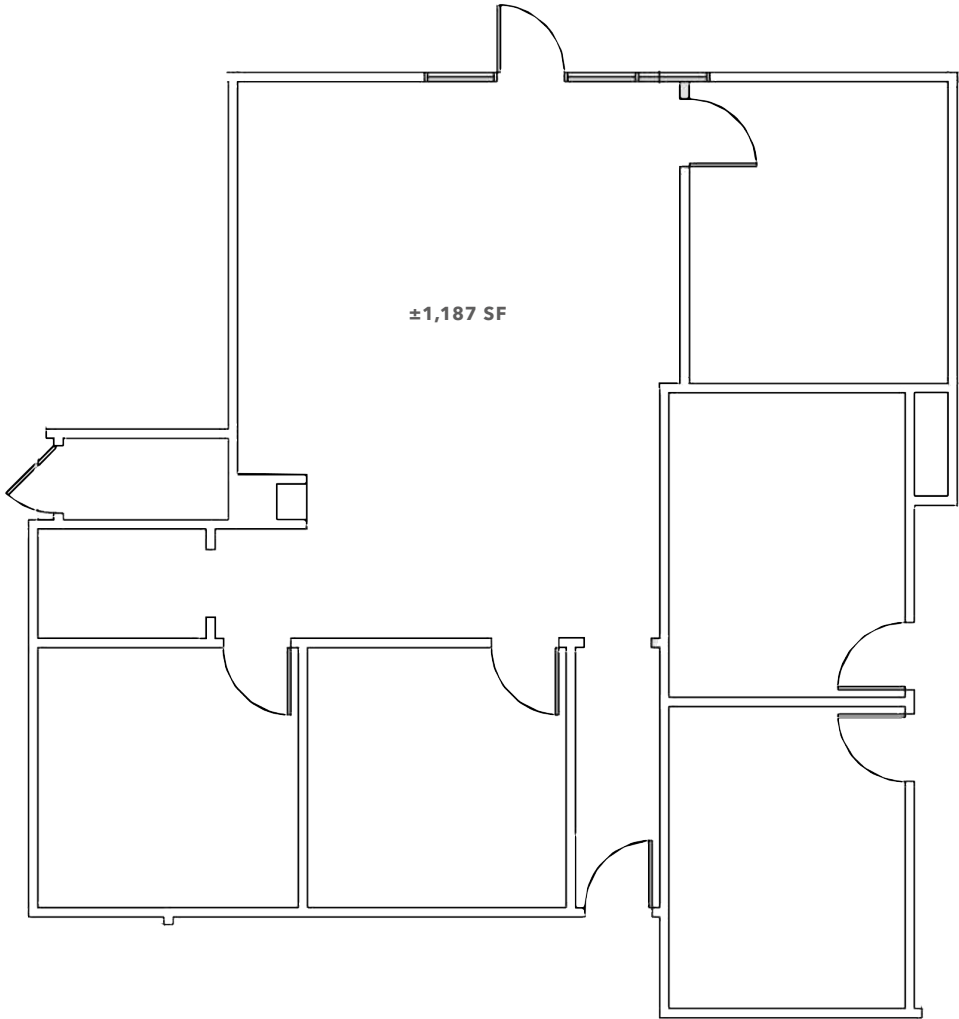


3583 EDEN LANDING RD  
SUITE 5



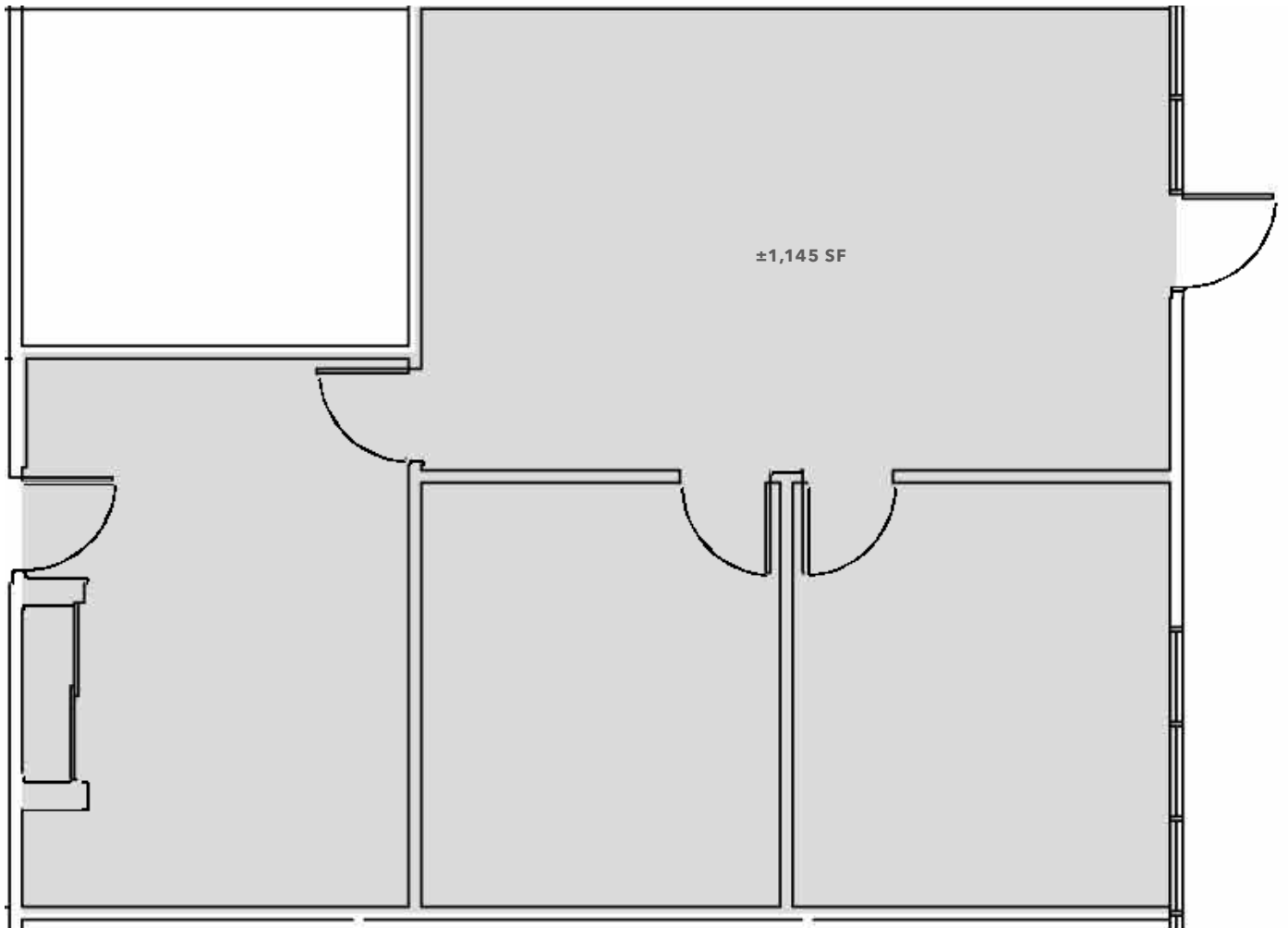
FLOOR PLANS NOT TO SCALE

3583 INVESTMENT BLVD  
SUITE 7





3583 EDEN LANDING RD | SUITE 2



FLOOR PLAN NOT TO SCALE

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*Exclusively listed by*

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