

MCCARTHY Center

Room to Grow, Space to Thrive

860

North McCarthy Blvd
2nd Floor | Milpitas, CA
Multi-Tenant

Flex+



CONVENIENT milpitas location

- ±1.1 million square foot, 19 building office/R&D project
- 68-acre campus-style setting
- The Commons: open-air gathering areas with complimentary WiFi, BBQ stations, bocce ball court
- KINETIC®: private fitness center with state-of-the-art equipment and group classes
- Fully-equipped meeting and event space to accommodate private gatherings, all-hands meetings and training sessions
- Electric Vehicle charging stations
- Convenient access to Highway 237 and Interstate 880
- McCarthy Ranch retail center nearby
- Project Neighbors include: ADP, AT&T, Corning, Hewlett Packard Enterprise, KLA Corporation



WORK SMART.
live well.[®]



Workday Convenience

- UPS and FedEx drop boxes



- Complimentary WiFi
- Plush soft seating
- Bocce ball court
- BBQ stations
- Outdoor meeting and events



KINETIC[®]

- Private fitness center
- Basketball league
- Volleyball court
- Walking trails

suite photos

Suite 200



Suite 240



suite photos

Suite 260



Suite 270



suite photos

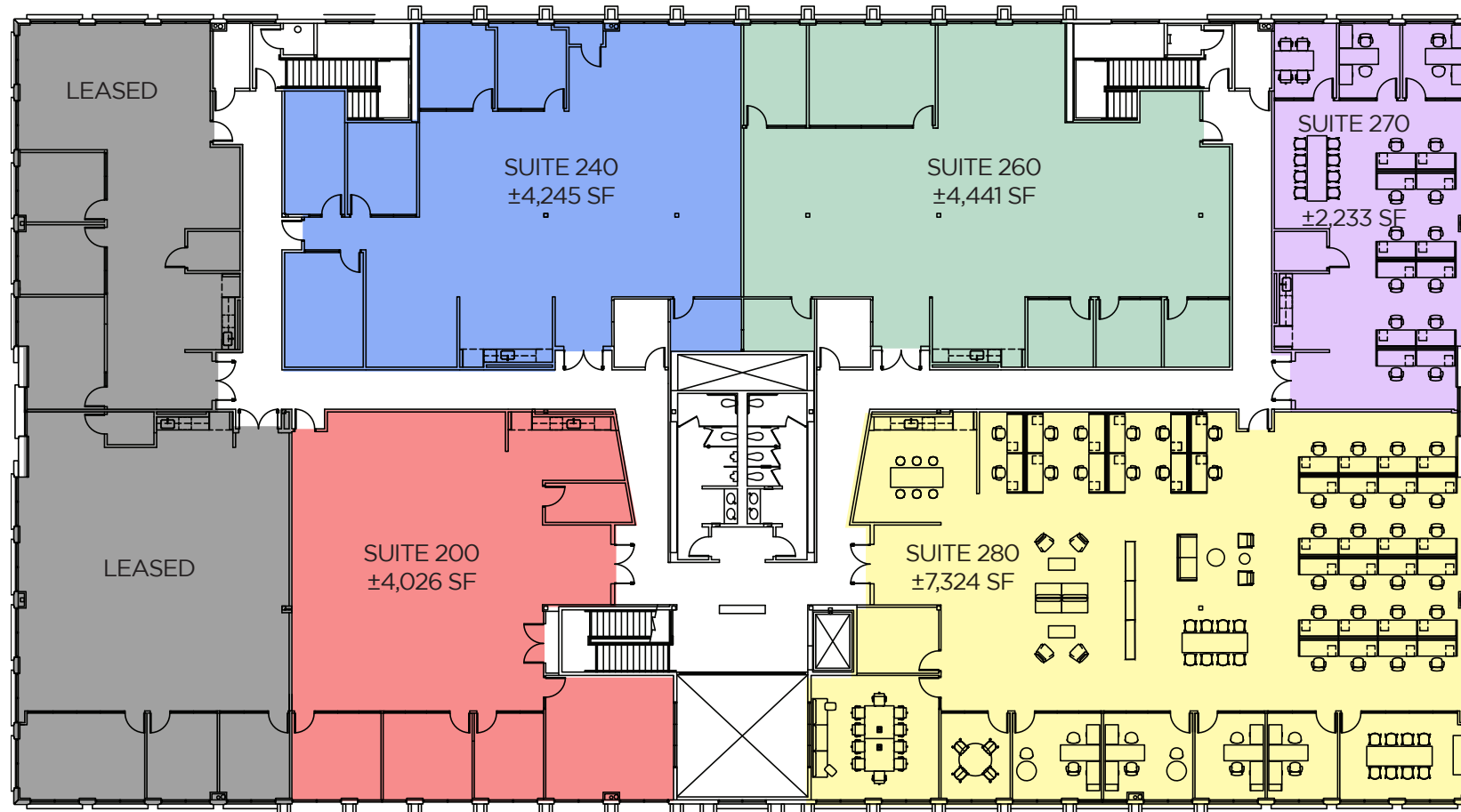


Flex+ floor plan

SECOND FLOOR
MARKET READY

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- Suite sizes from ±2,233 SF to ±7,324 SF
- Brand new market ready condition
- Title 24 compliant LED lighting
- Efficient floor plans with expansive glassline, private break areas or kitchenettes
- Newly renovated common area, restrooms, and corridors
- Furnished suites 270 & 280 at an additional cost (\$0.65/sf)

Local Area

DRIVING TIMES

LEVI'S STADIUM

9
MIN.

CALIFORNIA'S
GREAT AMERICA

11
MIN.

MOUNTAIN VIEW

14
MIN.

SUNNYVALE

17
MIN.

PALO ALTO

18
MIN.

McCARTHY
CENTER

McCARTHY RANCH
RETAIL CENTER

ED R. LEVIN
COUNTY PARK

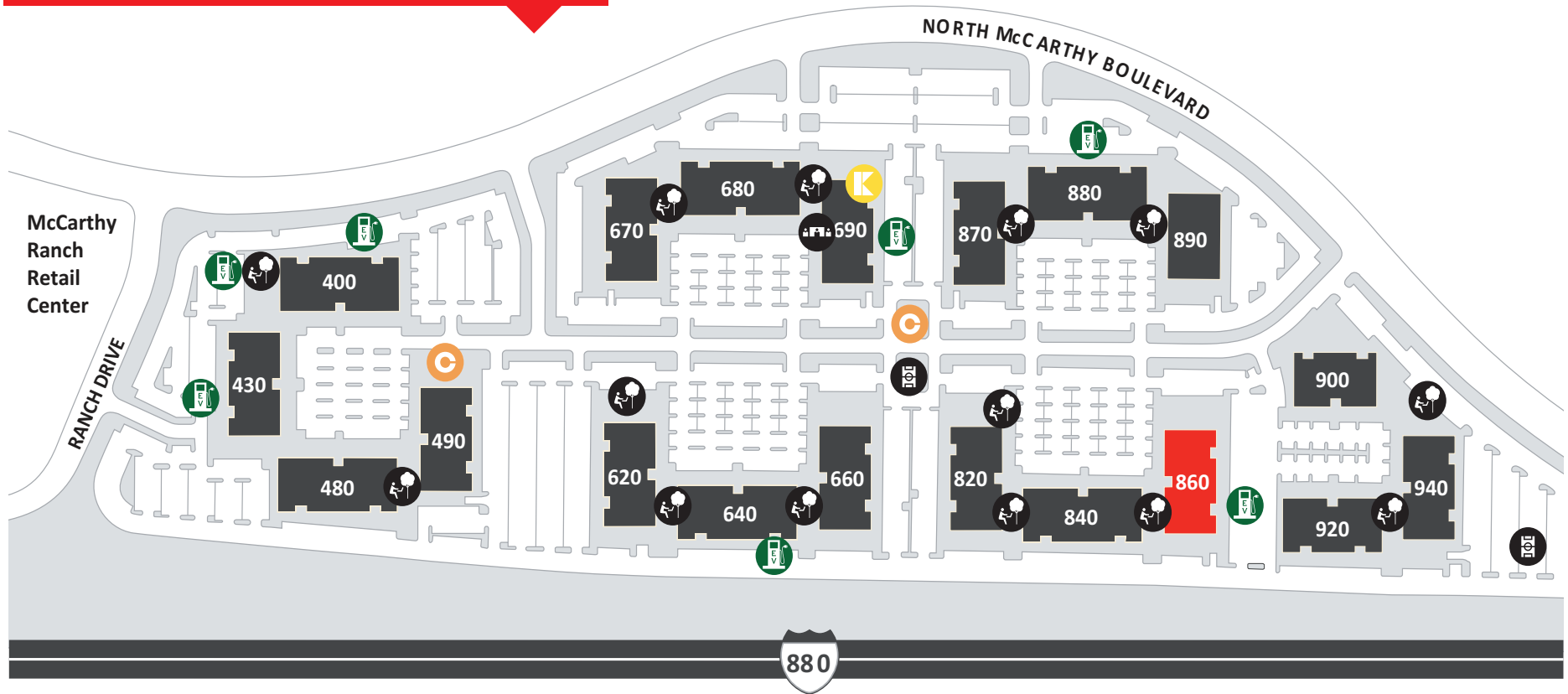
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237



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EV Charging
Station



Outdoor
Workspace



KINETIC®
Fitness Center



Conference
Center



Sports
Court



The
Commons



IRVINE COMPANY

Todd Hedrick
CA Lic. 01152266
408.330.0126
thedrick@irvinecompany.com

CBRE

Christian Marent
CA Lic. 00932744
408.453.7422
christian.marent@cbre.com

Ben Knight
CA Lic. 01850353
408.453.7441
ben.knight@cbre.com

Mark Schmidt
CA Lic. 00872826
408.453.7440
mark.schmidt@cbre.com

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