

FOR LEASE

# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

*New Ownership*



## Suites Available

### **851± SF, Suite 107**

- › 2 PO's and Open Bullpen Area

### **1,141± SF, Suite 502**

- › 2 PO's, Storage and Open Bullpen

### **1,323± SF, Suite 120**

- › Premier Glass Door Lobby Entrance, 2 PO's and Large Open Bullpen Area

### **1,872± SF, Suite 305**

- › Large Bullpen Area with Large Conference Room (Flexible Floorplan)

### **2,853± SF, Suite 205**

- › 4 PO's, IT/Server Closet, Open Bullpen Layout and Kitchen

### **3,531± SF, Suite 350**

- › 4 PO's, Kitchen/Breakroom, Open Bullpen and another Bullpen with Plug & Play Furniture.

### **5,055± SF, Suite 310**

- › 11 PO's, Reception, Conference Room, Kitchen and Bullpen Area (divisible to 3,183± SF)

### **20,091± SF, Suite 200**

- › Premier Double Door 2nd Floor Lobby Entrance. Mix of Private Offices and Open Bullpen Layout.

IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

FOR LEASE

# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

## Overview

- › 5-story, 171,000 sf office building with generous 35,000 sf floor plates
- › Steel frame, concrete floor construction with 100 lb. psf liveload/20 psf for partitions
- › Bay depths of 35 to 75 feet for flexible space planning
- › Ceiling heights of 10 feet (first floor) and 9 feet (floors 2-5)

## Building Systems

- › Heating and air-conditioning (HVAC) provided by double duct variable air volume for perimeter office heating and cooling, single duct variable volume for interior space cooling
- › HVAC system available for after-hours usage on two-floor increments
- › Card access security system and after-hours security intercom
- › Two high-speed electronic Otis passenger elevators and one dual passenger/freight elevator

## Amenities

- › Generous, surface parking
- › Convenient deli on first floor
- › Within walking distance of the Stoneridge Mall, with Nordstrom and Macy's stores as anchors
- › On-site professional building management ensures tenant services and comfort

## Location

- › Key intersection of Stoneridge Drive and Foothill Road
- › Excellent access to major arteries, including I-580 and I-680
- › Less than one-hour drive to San Francisco, Oakland and San Jose International airports
- › Pleasanton and surrounding communities provide a wide range of affordable and luxury housing within easy commuting distance
- › Minutes from several athletic clubs, fine restaurants and major hotels



# FOR LEASE Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA



Drawings not exact/not to scale. The information furnished has been obtained from sources we deem reliable and is submitted subject to errors, omissions and changes. although Colliers international has no reason to doubt its accuracy, we do not guarantee it. all information should be verified by the recipient prior to lease, purchase, exchange, or execution of legal documents.  
© 2013 Colliers international

IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

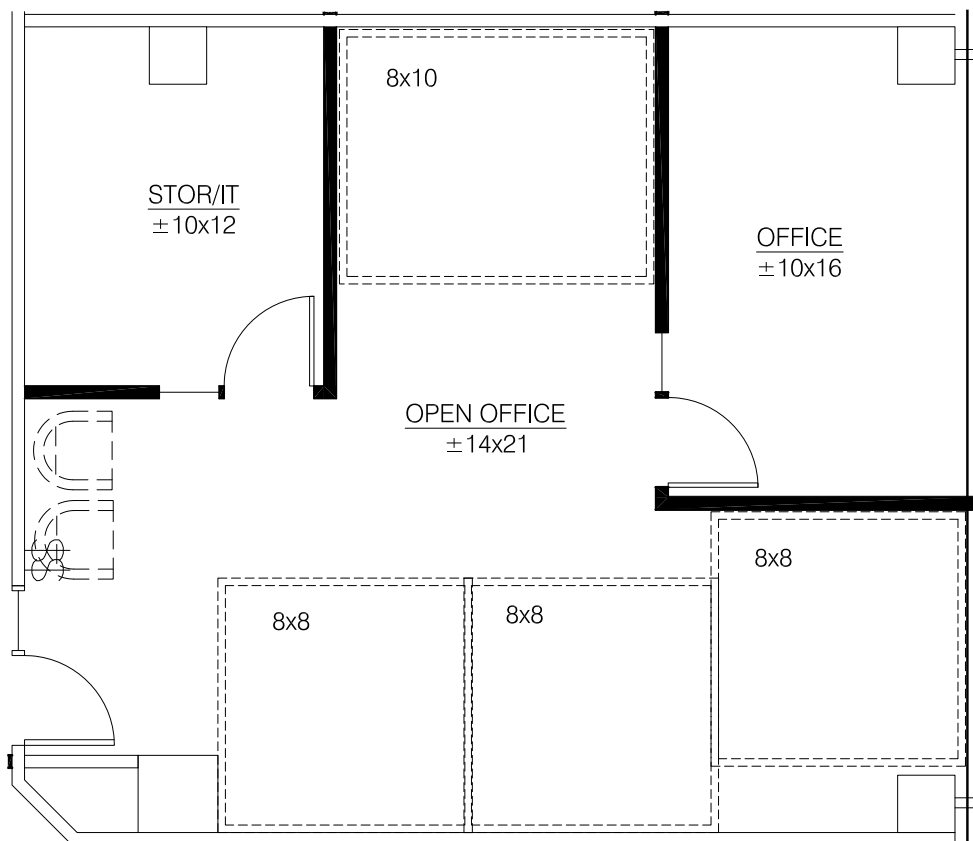
COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

FOR LEASE  
Pleasanton, California  
Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 107 - 851± SF



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

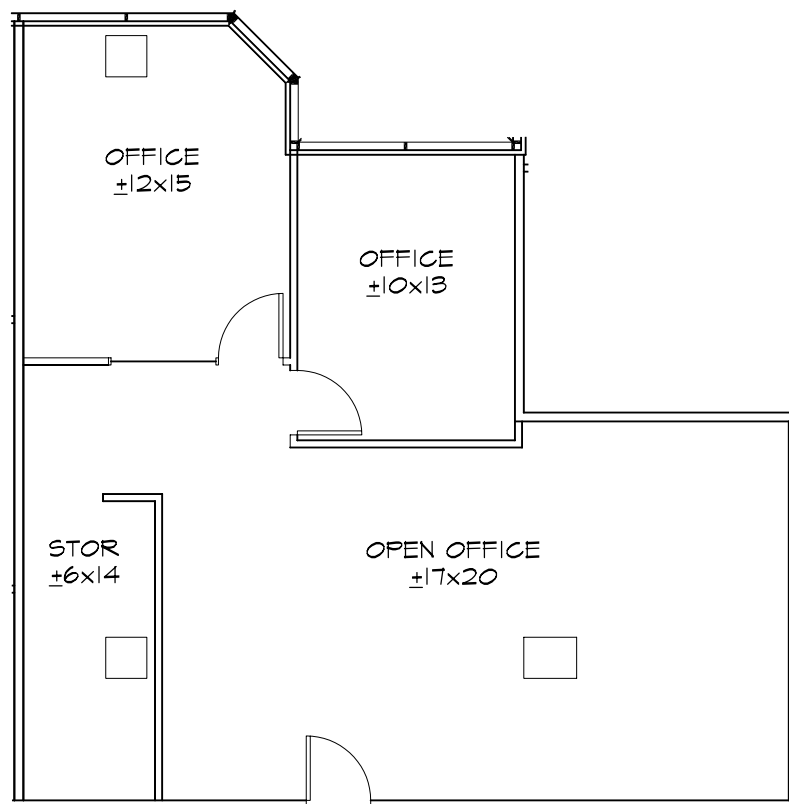
FOR LEASE

Pleasanton, California  
Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 502 - 1,141± SF



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

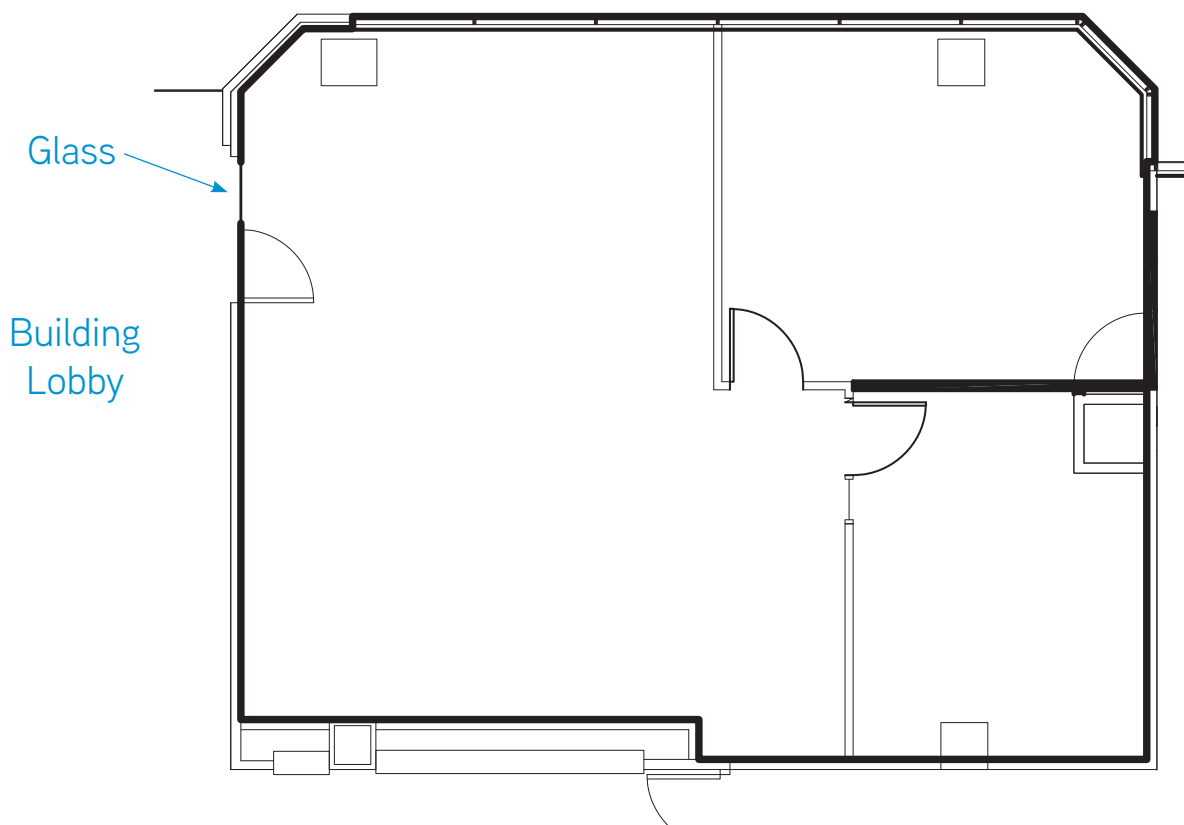
FOR LEASE

# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 120 - 1,323± SF



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

FOR LEASE

# Pleasanton, California Stoneridge Tower

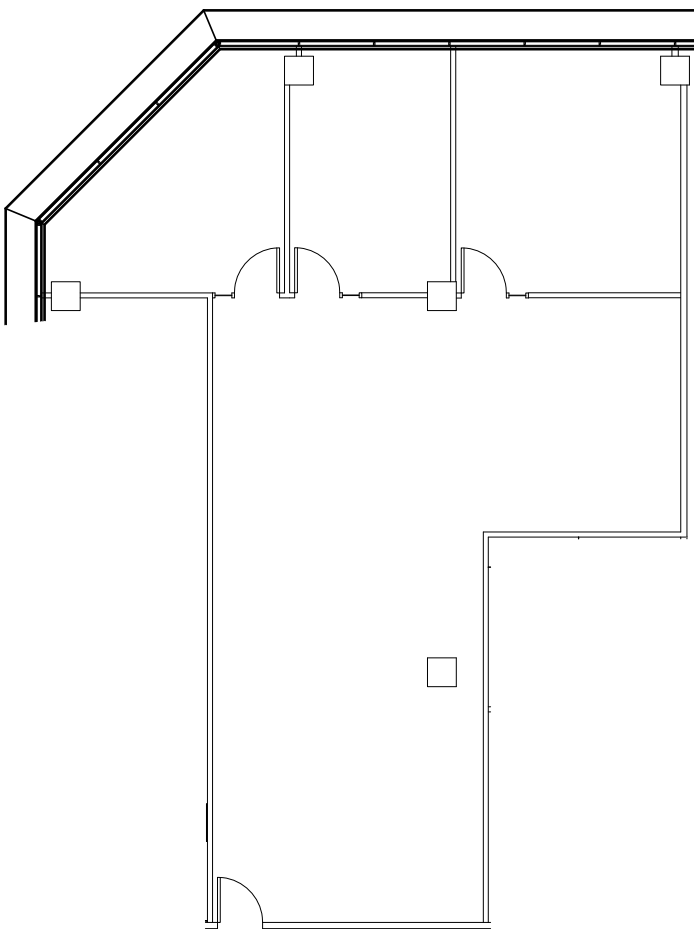


7901 STONERIDGE DR. PLEASANTON, CA

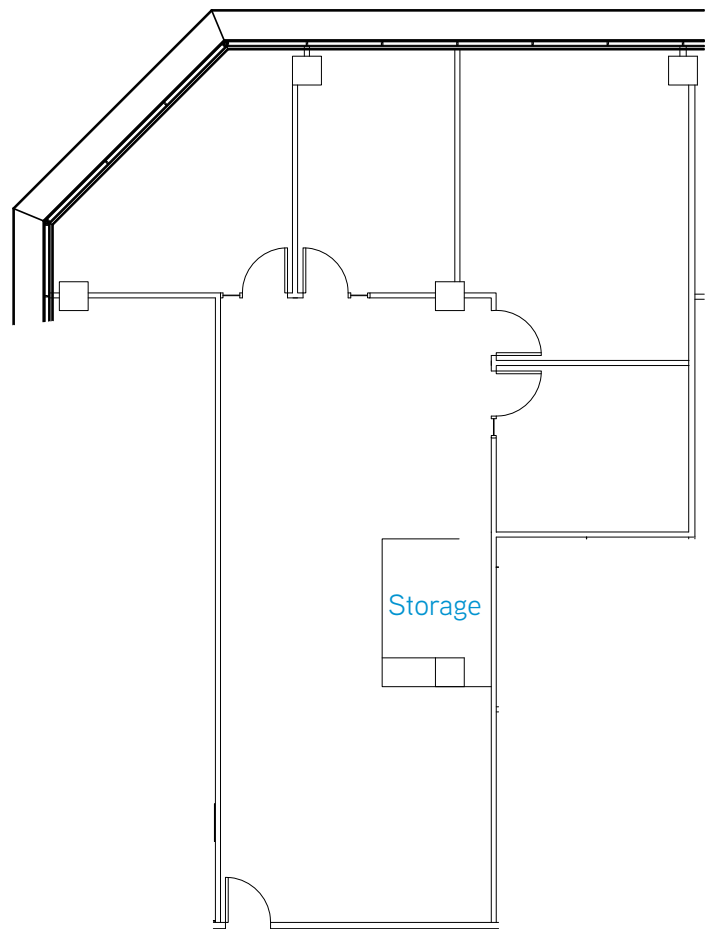
SUITE 305 - 1,872± SF

(can be combined with Suite 310 totally 5,055± SF)

Existing



Hypothetical



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

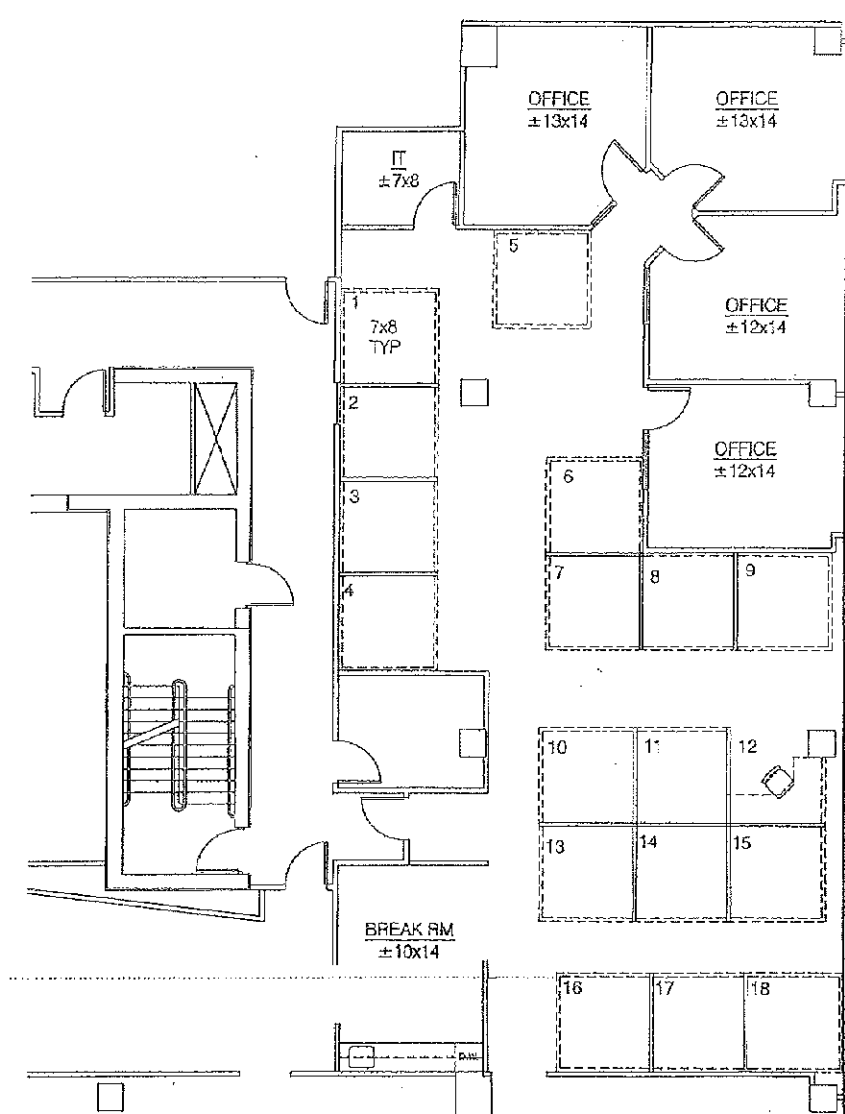
FOR LEASE

# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 205 - 2,853± SF



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

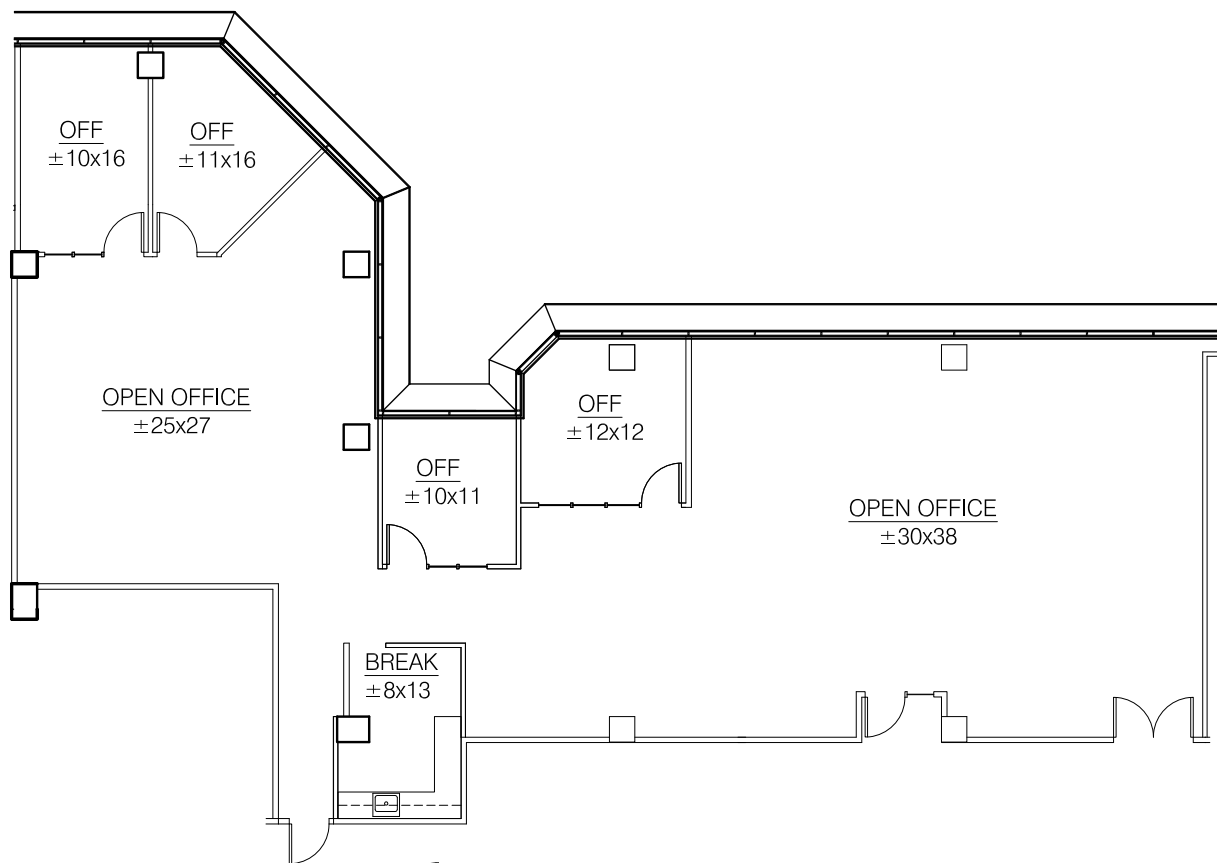


FOR LEASE  
Pleasanton, California  
Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 350 - 3,531± SF



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

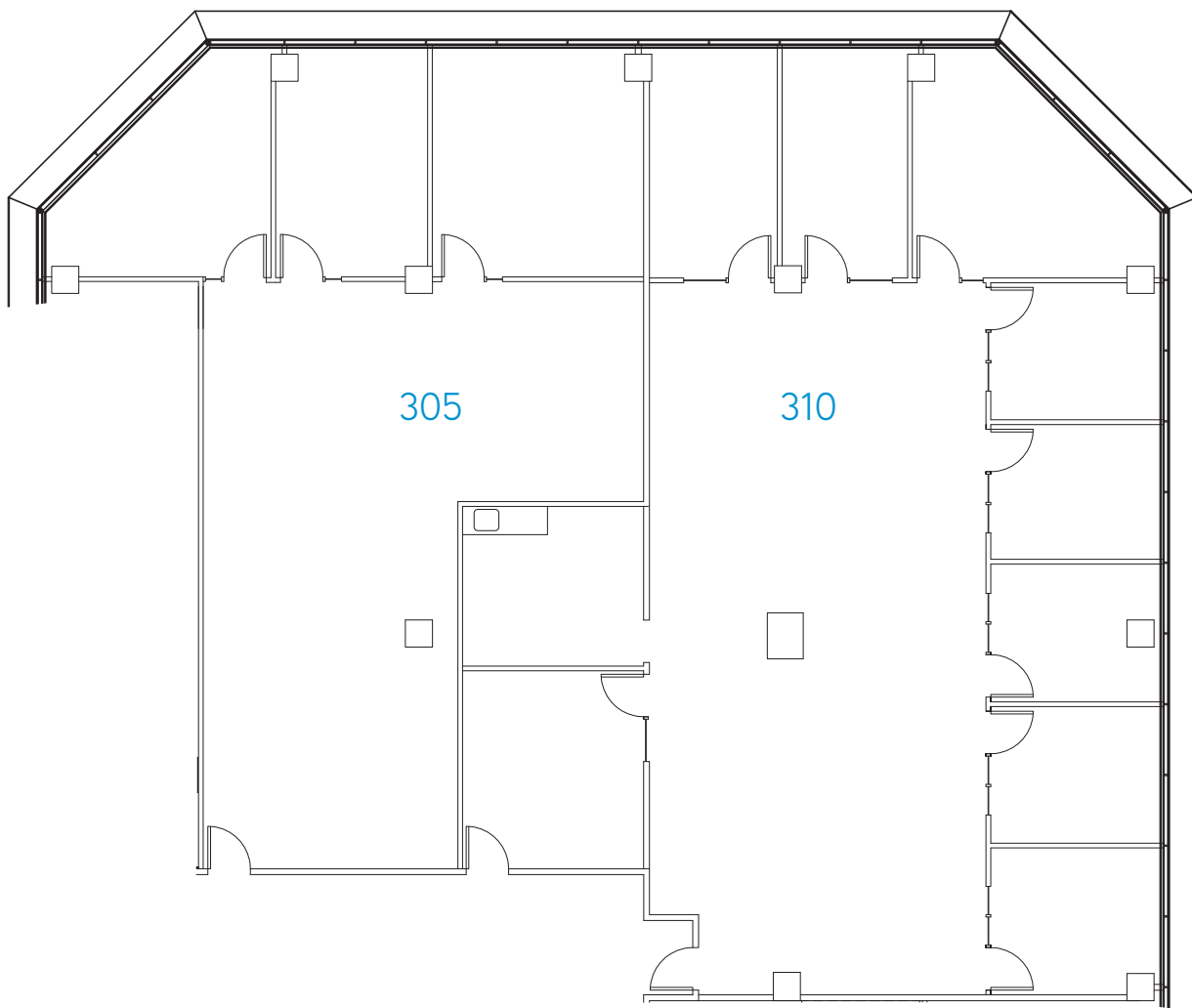
FOR LEASE

# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

SUITE 305 & 310 - 5,055± SF  
(divisible to 3,183± SF)



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com

FOR LEASE

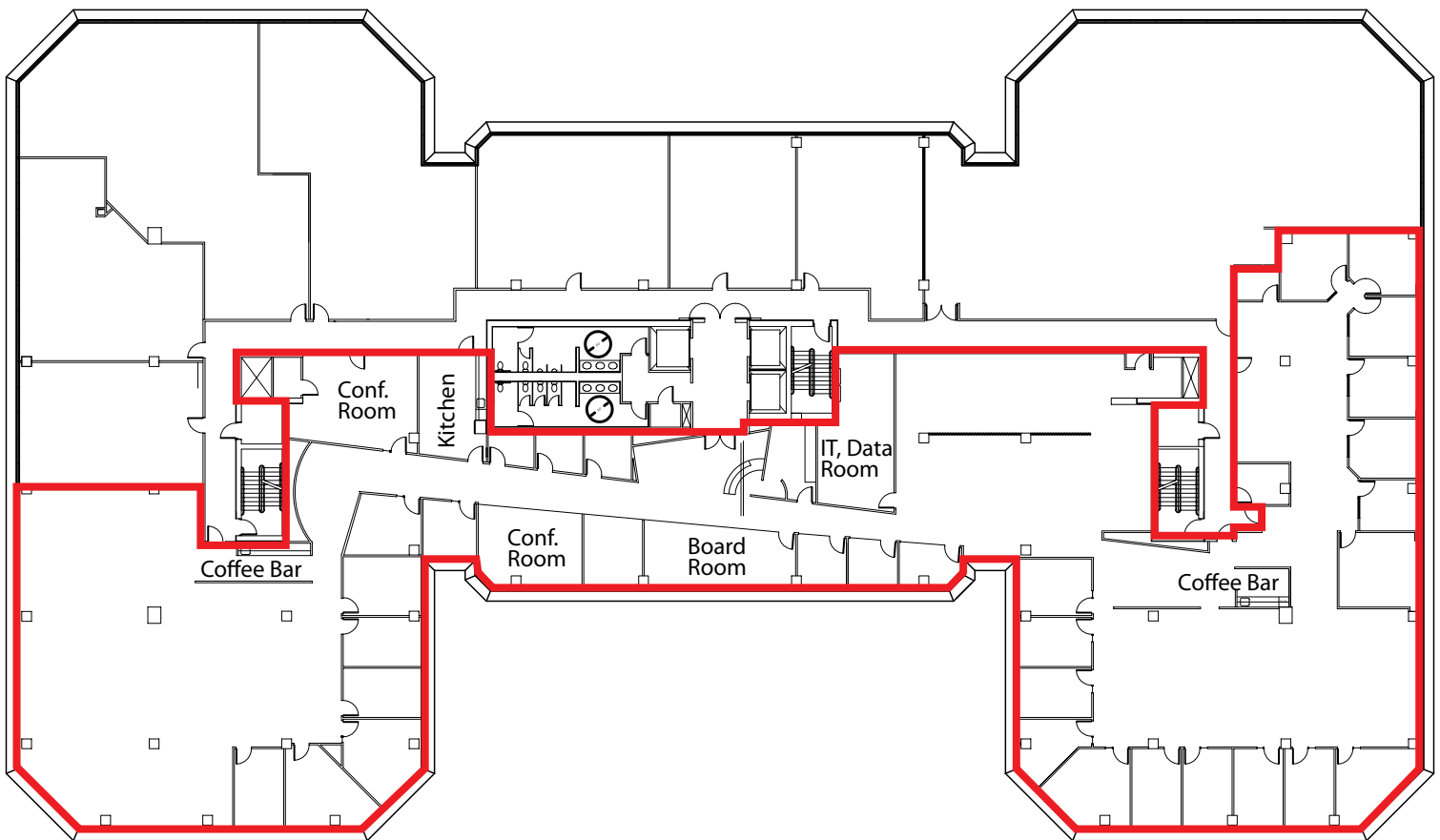
# Pleasanton, California Stoneridge Tower



7901 STONERIDGE DR. PLEASANTON, CA

## SUITE 200 - 20,091± SF

- > 1 Board Room, 2 Conference Rooms, 30+ Private Offices,  
Large Kitchen, 2 Coffee Bars & IT/Data Room with Dedicated Air



IAN THOMAS  
+1 925 227 6246  
i.thomas@colliers.com  
CA License No. 01279455

COLLIERS INTERNATIONAL  
3825 Hopyard Rd. Suite 195  
Pleasanton, CA 94588  
www.colliers.com