

THE CAMPUS @ 3333

NEW SILICON VALLEY HEADQUARTERS CAMPUS

3315-3355 Scott Boulevard, Santa Clara, CA

PHASE I | ±237,906 Square Feet Available

Building B (3325): ±121,953 SF, Floors 2-4

Building C (3315): ±115,953 SF, Floors 1-3

PHASE II | ±286,000- 700,000 SF



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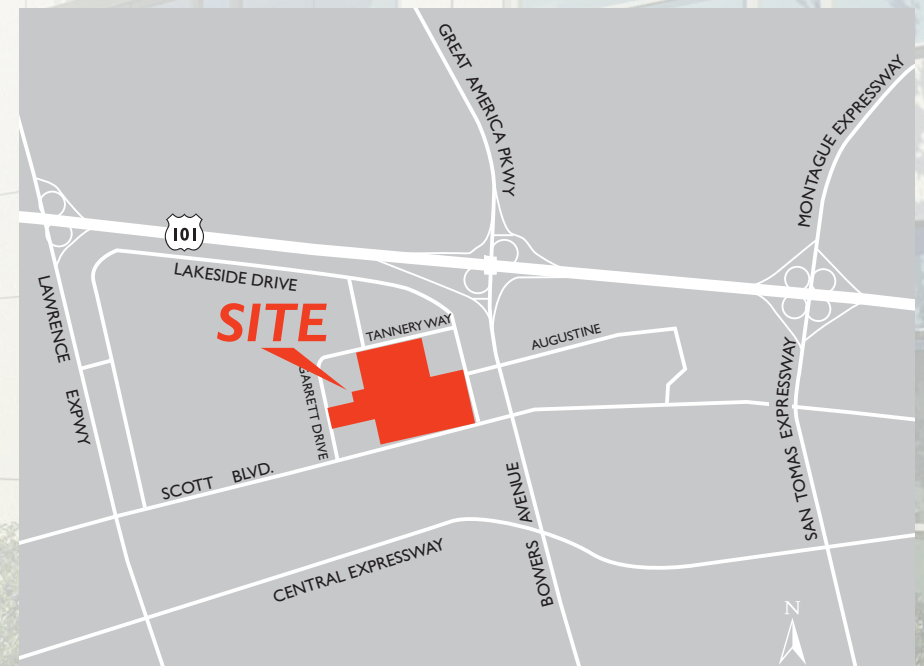
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MENLO EQUITIES

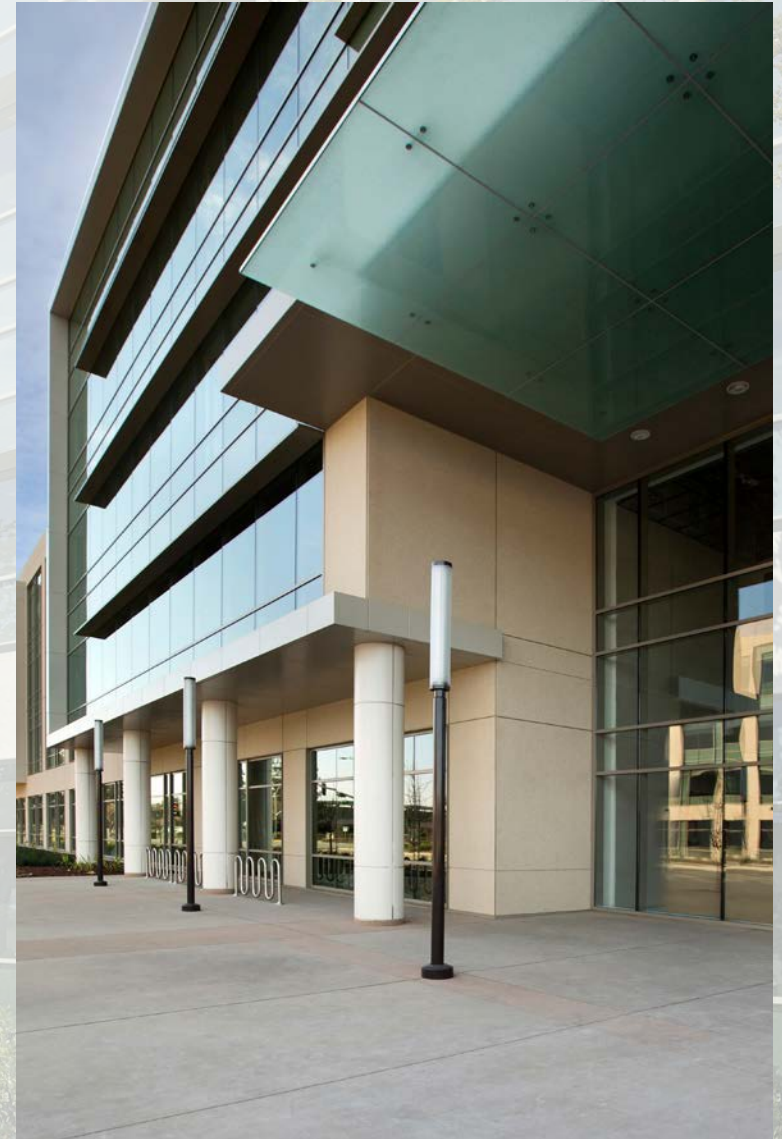
PROJECT HIGHLIGHTS

- Outstanding Corporate Headquarters Site Located in the Heart of Santa Clara
- 746,224 Square Feet – Five 4-Story Office/R&D Buildings
157,500 SF Each
- On-Site Cafeteria, Fitness Center, Sport Court & Bocce Courts
- Expandable up to 1,300,000 Square Feet
- LEED Silver Certified
- Low Cost Santa Clara Utilities
- Data Center Capable with Abundant Power & Fiber Optic Communications
- Excellent Access to Highway 101 and Central Expressway
- Convenient to Hotels, Restaurants and Recreation Amenities
- San Jose International Airport is Approximately 4 Miles Away
- VTA Bus Line, Light Rail and Caltrain Transportation Nearby
- 76 Bike Lockers on Site, and Potential for up to 65 EV Charging Stations
- ±3.3/1,000 Surface Parking
- Area Corporate Neighbors Include Intel, EMC, Broadcom, Applied Materials, Nvidia, Qualcomm, Abbott Labs, Yahoo! and NetLogic



BUILDING SPECS

Building Owners:	Menlo Equities LLC & Beacon Capital Partners
Building Architect:	RMW
Contractor:	Devcon Construction
Building Construction:	Steel frame with glass and precast concrete window wall system with a curtain wall system at entry
Total Building Size:	746,224 SF - five buildings @ 143,250 - 157,729 SF each. Expandable up to 1,300,000 SF
Number of Floors:	Four
Typical Sizes:	35,084 - 41,235 SF Floor Plates
Electrical Service:	3,000 Amps@277/480 Volts per building at warm shell
HVAC:	Four 110 ton roof mounted direct expansion VAV air cooled package units per building
Slab-to-Slab:	Ground floor: 15'-6" Upper floor: 14'-6"
Finished Ceiling Height:	First floor: 11'-0" Upper floor: 10'-0"
Parking:	3.3/1000 surface parking
Elevators:	Three 3,500 lb capacity passenger
LEED:	Silver Certification



AERIAL SITE PLAN



BUILDING A – ARCADE CAFE & FITNESS CENTER

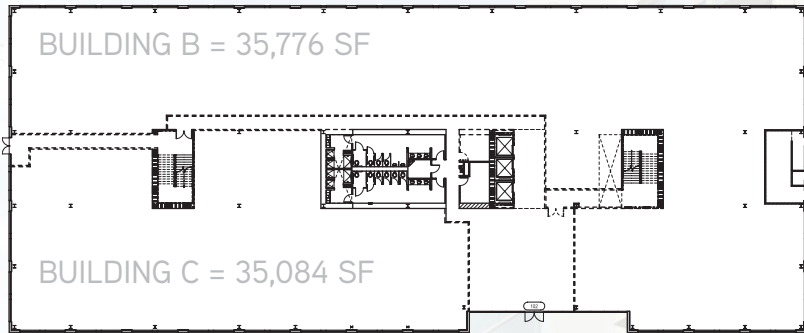
Arcade Cafe



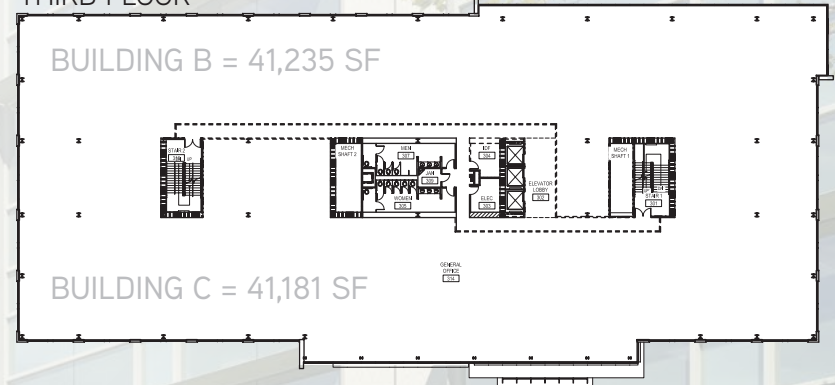
Fitness Center

BUILDINGS B & C – 237,906 SF (DIVISIBLE BY BUILDING - 115,953 & 121,953 SF)

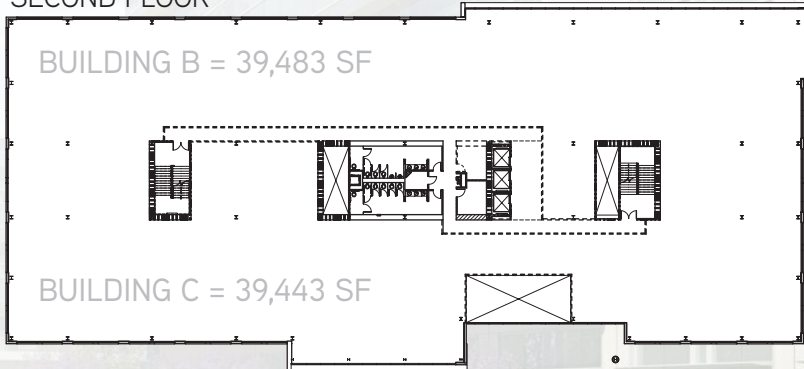
FIRST FLOOR



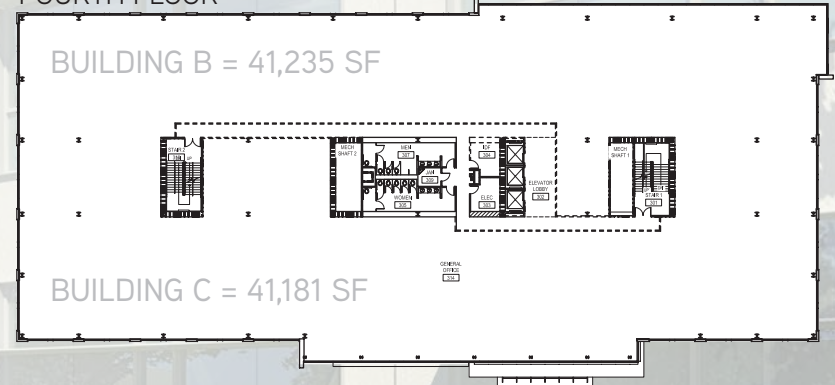
THIRD FLOOR



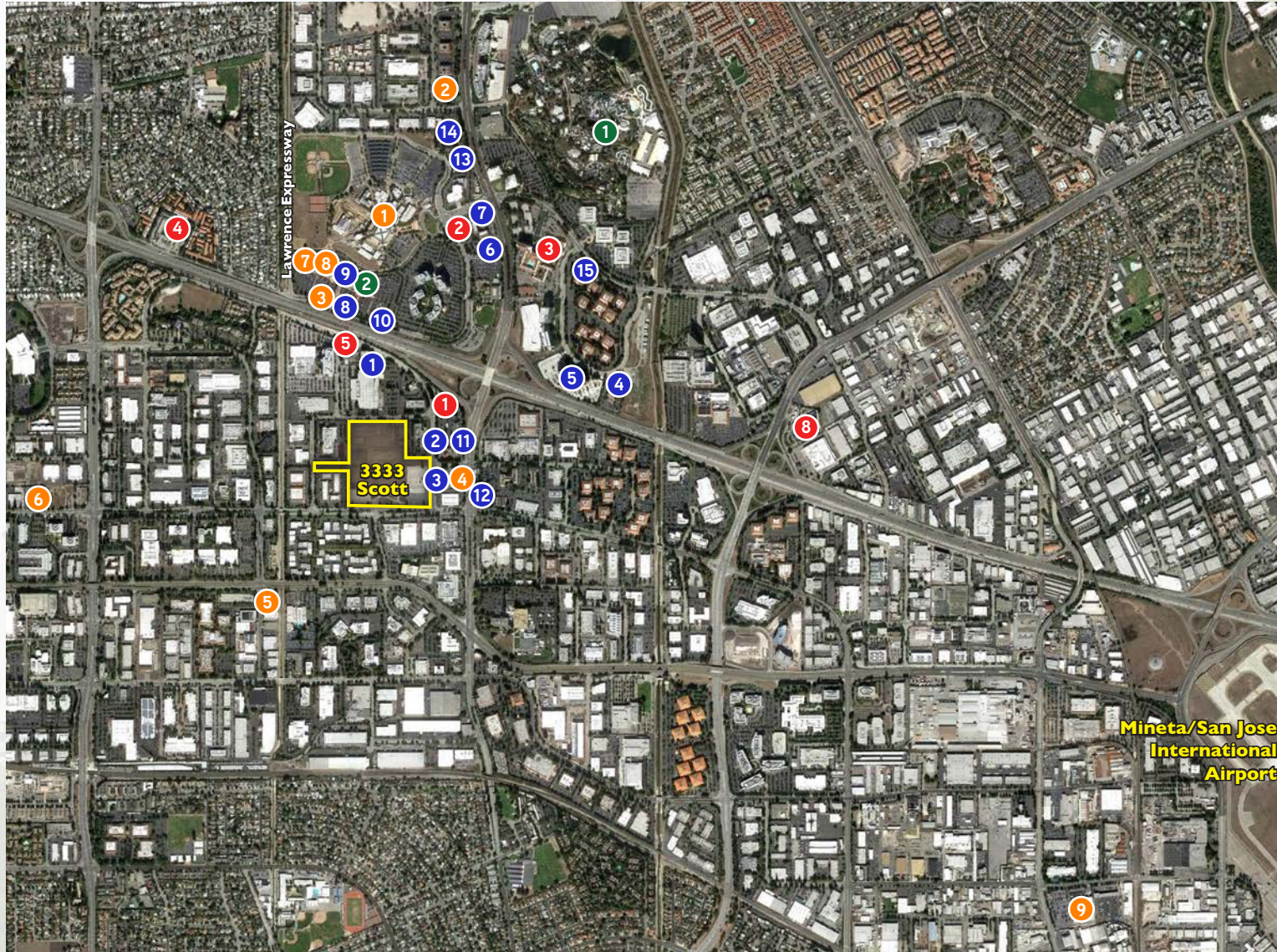
SECOND FLOOR



FOURTH FLOOR



AMENITIES MAP



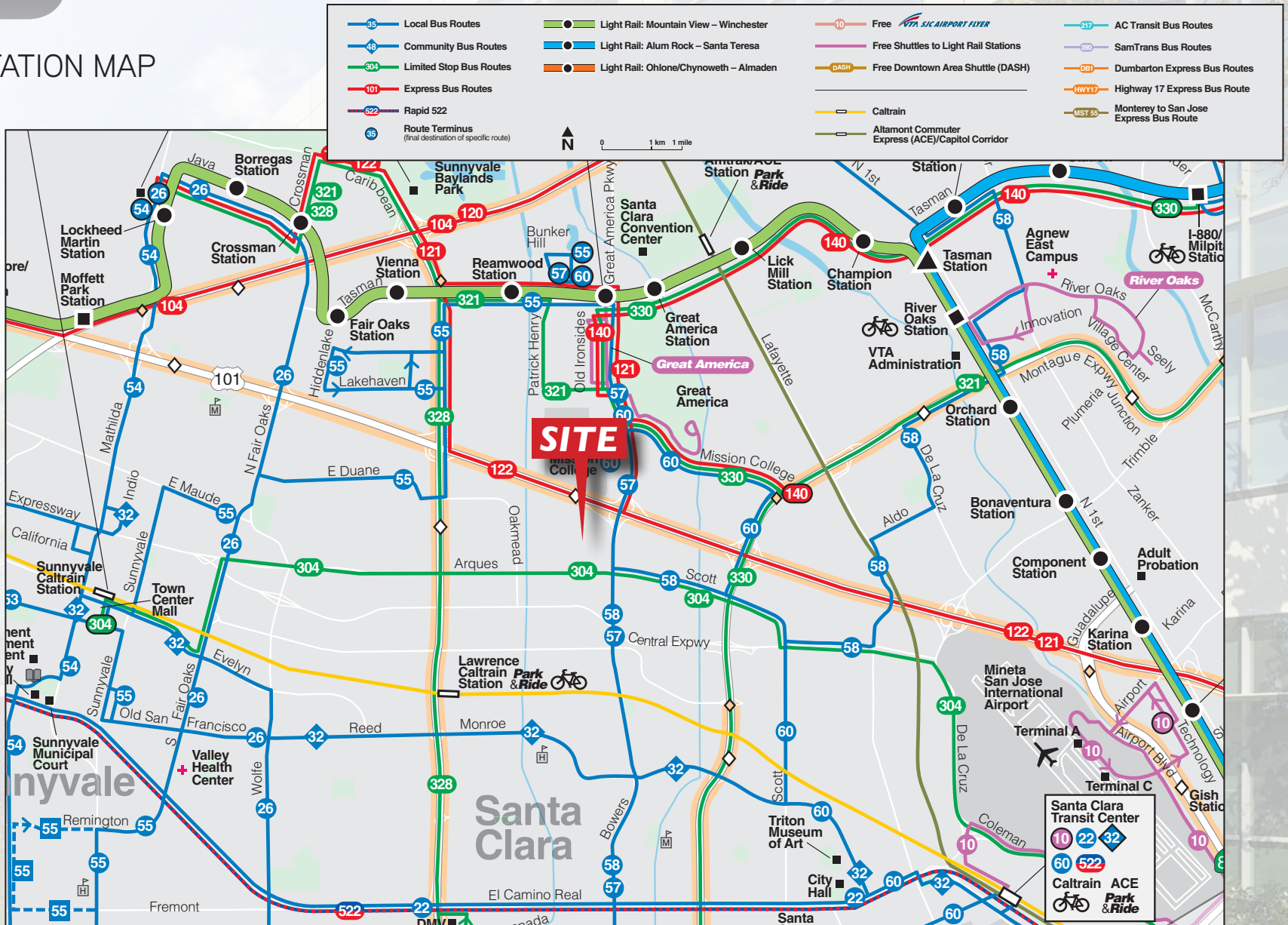
- Lodging**
 1. Embassy Suites
 2. Holiday Inn
 3. Marriott
 4. Ramada
 5. The Plaza Suites

- Restaurants**
 1. El Torito
 2. Sizzler
 3. McDonald's
 4. Pedro's
 5. Birk's
 6. Bennigan's
 7. IHOP
 8. Tomatina
 9. Jamba Juice, Sushi Yoyo, Ben & Jerry's, Taxi's Restaurant, Starbucks, World Wraps
 10. In-N-Out Burger
 11. Jack in the Box
 12. Specialty's Bakery / Peet's Coffee
 13. House of Bagels
 14. Round Table Pizza
 15. Parcel 104

- Entertainment**
 1. Great America Amusement Park
 2. AMC Mercado 20 Theater
 3. Santa Clara Golf and Tennis Club

- Additional Services**
 1. Mission College
 2. Cingular
 3. Fed-Ex Kinko's
 4. Shell: Great America
 5. Decathlon Club
 6. Fry's Electronics
 7. Data Tech Labs
 8. T.J. Max
 9. Home Depot

TRANSPORTATION MAP



for an interactive map with schedules please visit | www.vta.org

2014 CALTRAIN SCHEDULE SANTA CLARA/SUNNYVALE

Peak Morning North Bound Service

Train #	207	217	221	227	233
Gilroy	X	6:07	6:28	7:05	X
Morgan Hill	X	6:22	6:43	7:20	X
San Jose	5:57	6:57	7:18	7:55	8:40
Santa Clara	6:02	7:02	7:23	8:02	8:45
Lawrence	6:12	7:12	7:28	8:12	8:50

Peak Morning South Bound Service

Train #	104	206	210	216	220
San Francisco	5:25	6:11	6:44	7:19	7:44
Millbrae	5:49	6:29	7:01	X	8:01
Redwood City	6:13	6:49	7:18	X	8:18
Palo Alto	6:21	6:57	7:26	8:01	8:26
Mountain View	6:23	7:07	7:38	8:09	8:38
Sunnyvale	6:33	X	7:43	X	8:43
Lawrence	6:42	7:12	7:49	8:16	8:49

Peak Evening South Bound Service

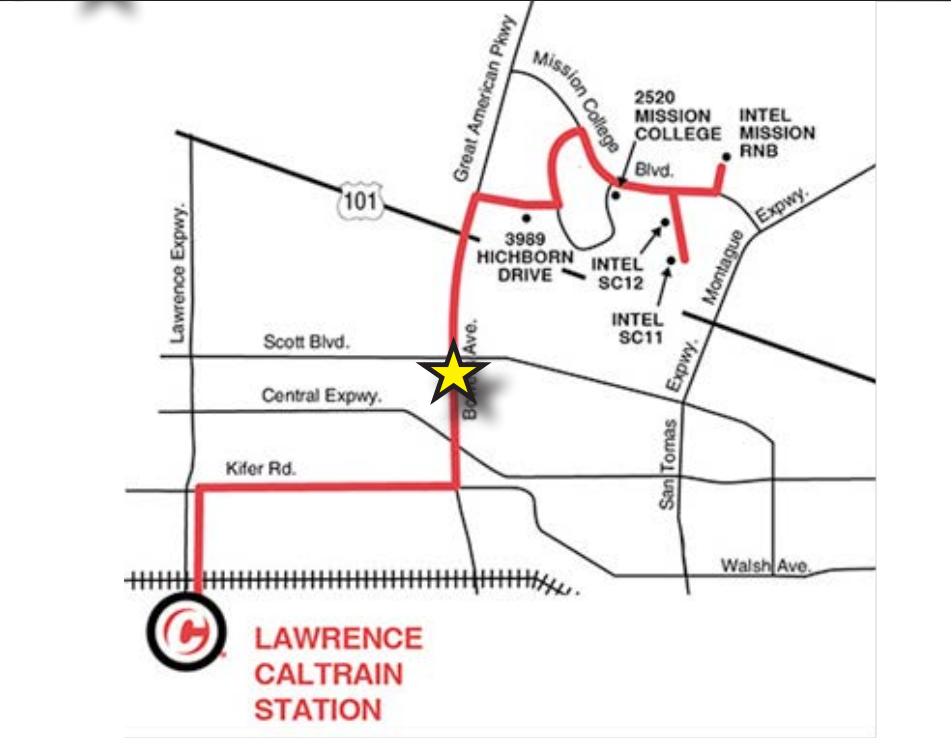
Train #	156	258	268	274	278
Lawrence	4:24	4:46	6:01	6:45	7:01
Santa Clara	4:29	4:51	6:08	6:50	7:08
San Jose	4:39	5:00	6:16	6:58	7:16
Morgan Hill	5:11	X	6:48	7:30	X
Gilroy	5:30	X	7:07	7:49	X

Peak Evening North Bound Service

Train #	269	277	279	287	289
Lawrence	4:52	5:39	5:52	6:39	6:53
Sunnyvale	4:58	X	5:58	X	X
Mountain View	5:03	5:46	6:03	6:46	7:00
Palo Alto	5:16	5:54	6:16	6:54	7:10
Redwood City	5:25	X	6:25	X	7:19
Millbrae	5:53	X	6:43	X	7:41
San Francisco	6:02	6:39	7:02	7:39	8:00



★ CALTRAIN SHUTTLE STOP AT SITE



for more information on maps and schedules please visit | www.caltrain.com

SILICON VALLEY POWER (SVP) ELECTRICAL COMPARISON

Tenants of The Campus @ 3333 save considerably on electrical expenses through Silicon Valley Power, Santa Clara's municipal electric utility.

CLASS OF SERVICE	SVP RATES AS OF 01/01/14 (\$/kWh)	PG&E RATEs AS OF 01/01/14(\$/kWh)	SVP LOWER (\$/kWh)	2014 SVP LOWER (%)	PG&E HIGHER (\$/kWh)	PG&E HIGHER (%)
Residential	D-1 \$0.108	E-1 \$0.199	\$0.091	46%	\$ 0.091	84%
Small Commercial	C-1 \$0.162	A-1 \$0.196	\$0.034	17%	\$ 0.034	21%
Large Commercial	CB-1 \$0.117	A-10S \$0.174	\$0.057	33%	\$ 0.057	49%
Small Industrial	CB-1 \$0.117	E-19S \$0.150	\$0.033	22%	\$ 0.033	28%
Large Industrial	CB-3 \$0.108	E-20P \$0.130	\$0.022	17%	\$ 0.022	20%

* Average rates based on estimated forecasts, including surcharges. Average rates are provided for general reference, and individual customer's average rate will depend on it's applicable kw and kwh.

** This comparison does not factor in the additional user tax charge levied in most PG&E service jurisdictions (typically 5%). Santa Clara customers are not charged these additional fees.

Source: PG&E Rates Effective January 1, 2014 to Present.

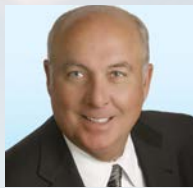
COLLIERS INTERNATIONAL BROKERAGE TEAM CONTACTS



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