

30
03
OAK

3003Oak.com

WHERE UNMATCHED QUALITY AND ACCESS MEET



Jones Lang LaSalle Brokerage, Inc.,
CA Real Estate License #01856260



LOBBY AND SEATING AREA

TOUR THE LOBBY

LEED PLATINUM CERTIFIED
BUILDING TOP SIGNAGE AVAILABLE
UNMATCHED VIEWS
EFFICIENT FLOOR PLATES
PLENTIFUL AMENITIES
CONVENIENT TRANSPORTATION ACCESS

YOUR BUILDING

- 100% back-up power (3 days) for office building, including HVAC
- A newly-installed, state-of-the-art Needlepoint Bipolar Ionization Air Purification System enhances the existing HVAC equipment by inhibiting airborne contaminants and pathogens providing improved indoor air quality
- Building top, monument and parapet signage available
- Ample on-site parking 2.7/1,000 with EV car-charging stations
- Bicycle storage lockers
- On-site security
- Outdoor seating areas

**FOR LEASING INFORMATION**

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917



CONTRA COSTA CENTRE TRANSIT VILLAGE

YOUR COMMUTE

DRIVE - Ample on-site parking 2.7/1,000 with EV car-charging stations

BART - Directly across from the Pleasant Hill BART station

BIKE - Bicycle storage lockers available

CARPPOOL - Participates in Contra Costa Centre vanpool, carpool and free shuttle services

YOUR NEIGHBORHOOD

- Across from Pleasant Hill BART station and Contra Costa Centre Transit Village
- Near restaurants, coffee, hotels, health clubs, offices, housing, major retailers
- Close to I-680 interchange
- Friday night food and beer trucks
- Access to Iron Horse Trail



WALK TO BART

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917



ACCESS TO TRANSPORTATION, HIGHWAY
AND GREAT WALKABLE AMENITIES



FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

Creative and Professional Options Ranging From ±2,081 — ±54,011 RSF

Available Space

SUITE/FLOOR	RSF	AVAILABLE	FEATURES
107*	3,623	Now	Prime retail or medical office Eyebrow Signage on Oak Road
109*	2,081	Now	Prime retail or medical office Eyebrow Signage on Oak Road
110	4,952	Now	Creative office with high ceilings and extended glass line Prime medical office
235	2,625	Now	Open floor plan
260	16,741	Now	Perimeter privates, several conference rooms, 3 sides of glass. Open cube setting in the middle
410	3,696	Now	Customizable office improvements with views
600	27,819	Now	Mix of perimeter offices, open area, training room, reception and kitchen
700	26,192	Now	Mix of perimeter offices, open area and large kitchen

* Covered retail parking in rear and on street. Medical uses approved on ground floor.

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

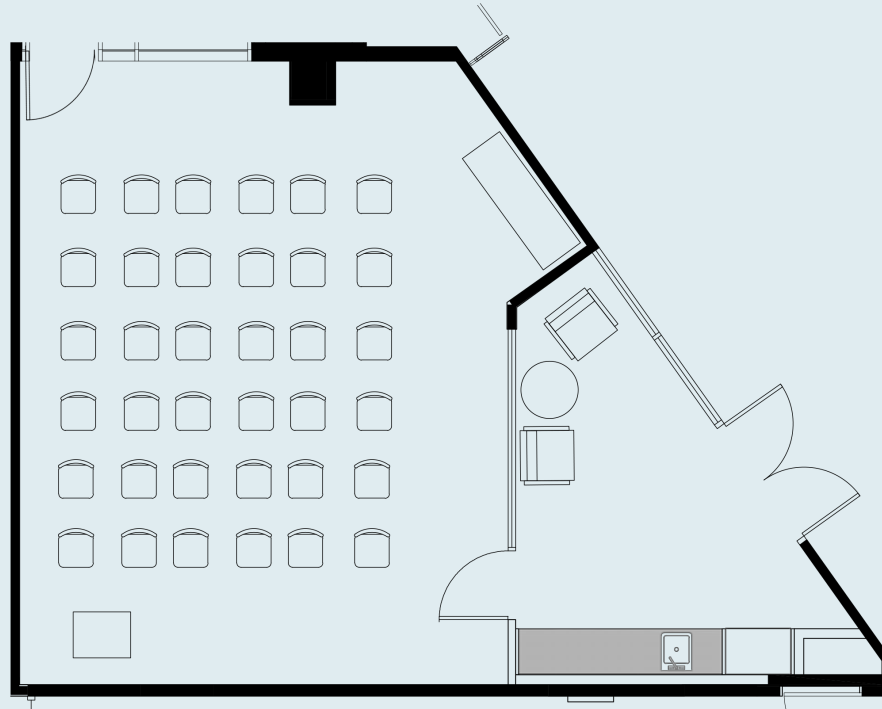
Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

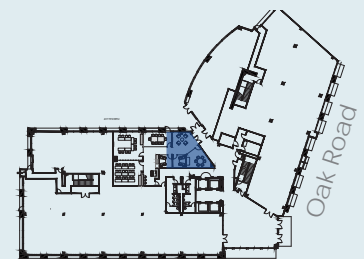
©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

BRAND NEW COMMON CONFERENCE CENTER LOCATED ON THE GROUND FLOOR

Conference Center



Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

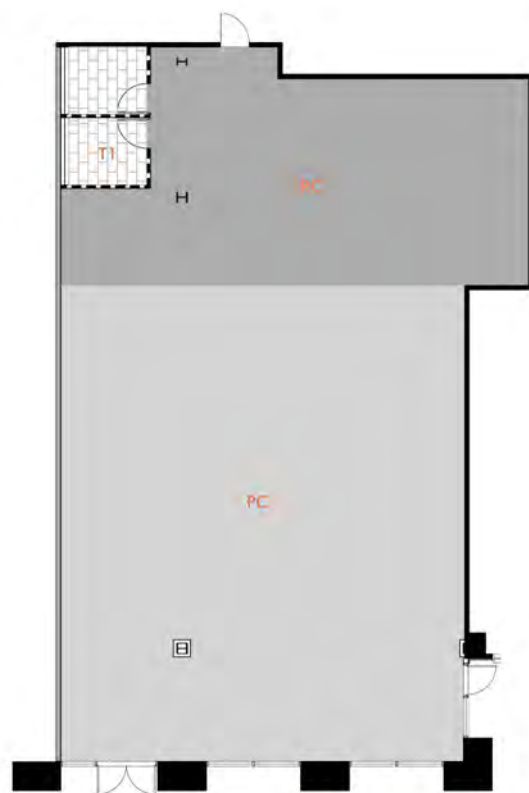
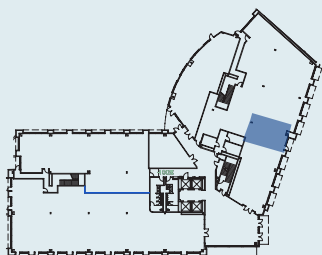
©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

Suite 107*
3,623 RSF

Available
Now

* Free retail parking in rear
and on street. Medical uses
approved on ground floor.

Site Plan



Enlarged Finish Plan

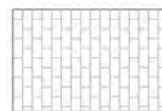
Finish Plan Legend



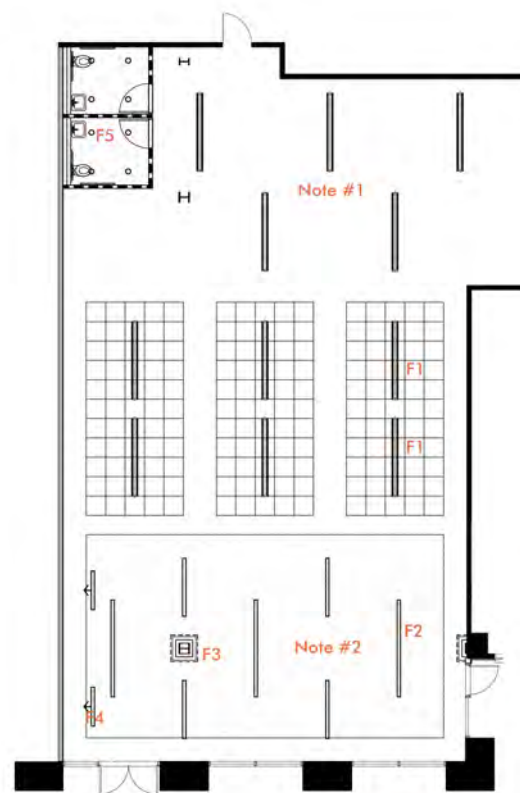
PC Polished Concrete



RC Raw Concrete



T1 Porcelain Tile



Enlarged Reflected Ceiling Plan

Ceiling Tiles



Armstrong Ultima Beveled Tagular

Drop Ceiling Edge Trim



Armstrong Axiom Classic Trim

Ceiling Notes

- Note #1 Open Ceiling to structure above
Note #2 Gypsum Ceiling



1st Floor Key Plan

Light Fixture Legend



F1 OCL Duo Pendant



F2 Finelite Recessed Linear HP-A



F3 Luminaire LineLED 18 Cove Light



F4 Finelite Recessed Wall Wash HP-A



F5 3G Trimless Recessed Downlight

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

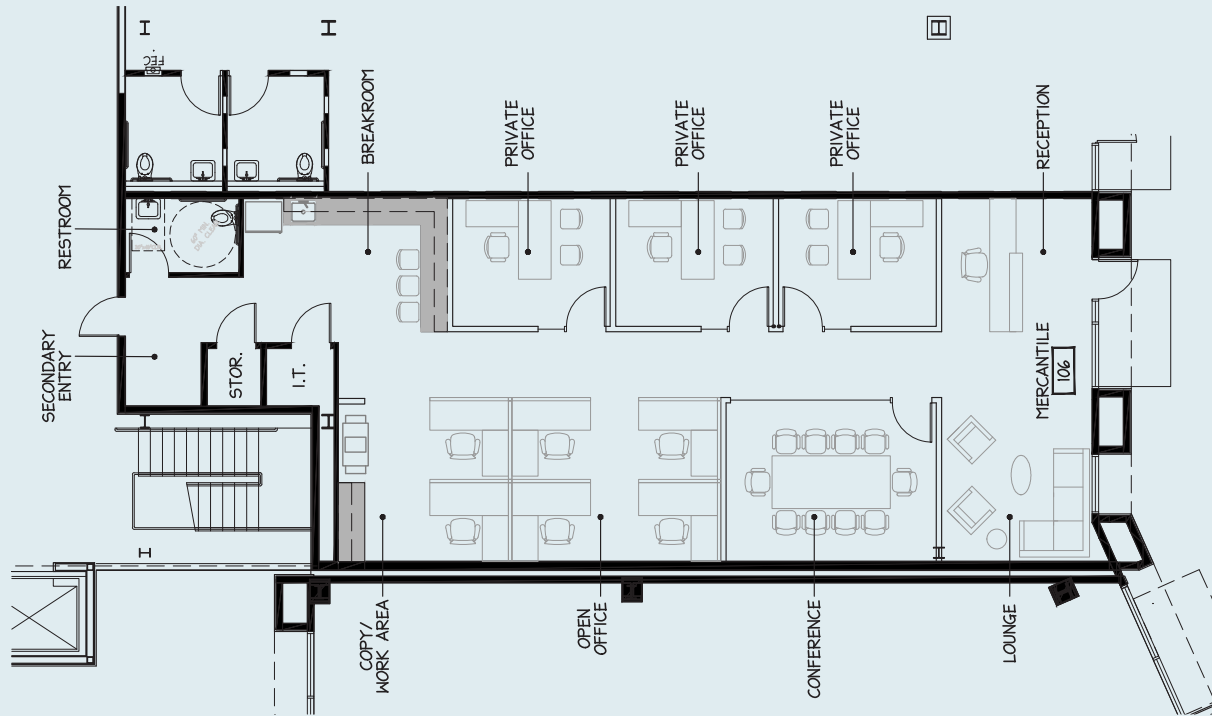
©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

HYPOTHETICAL FLOOR PLAN - FIRST FLOOR

Suite 109*
2,081 RSF

Available
Now

* Free retail parking in rear
and on street. Medical uses
approved on ground floor.



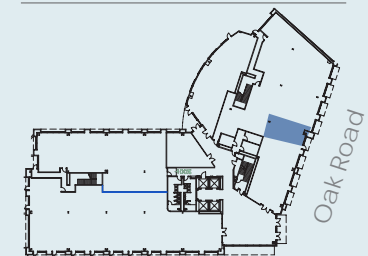
PERSONNEL

Private office	3
Workstations	6
Reception	1
Total headcount	10

MEETING ROOMS

MD conference	1
---------------	---

Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

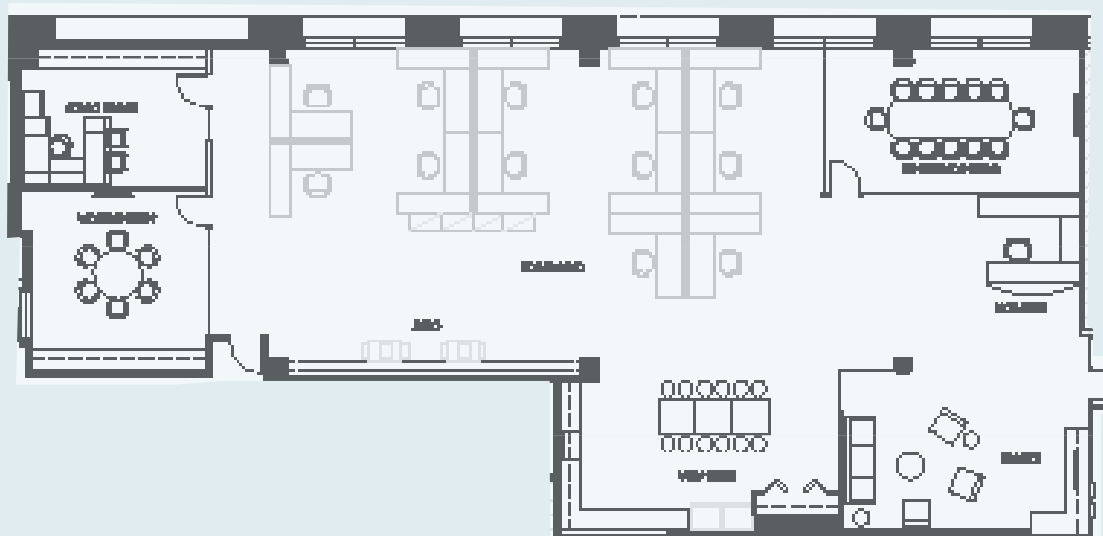
JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

HYPOTHETICAL FLOOR PLAN - FIRST FLOOR

Suite 110
4,952 RSF

Available
Now

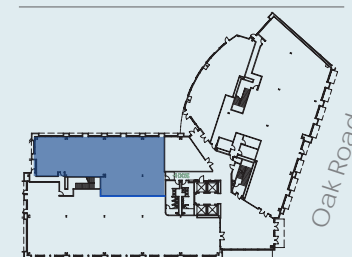


Oak Road

SUITE 110

Private office	1
Work Stations (6x6)	12
Small Conference	1
Large Conference	1
Break room	1
Lounge	1
Reception	1

Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

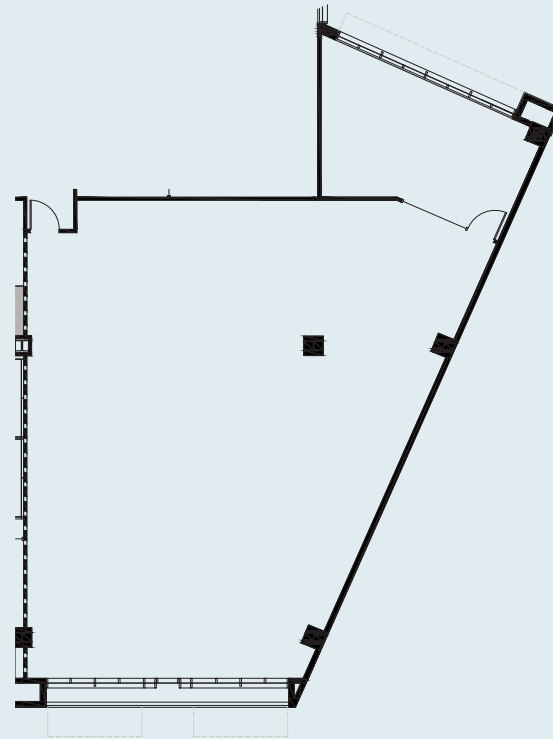
Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

Suite 235
2,625 RSF

Available
Now

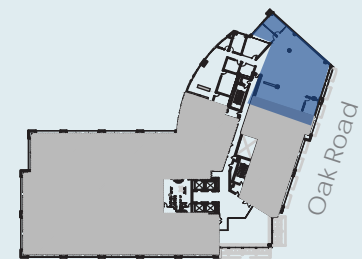


Oak Road

SUITE 235

1 Private office
Large open area

Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

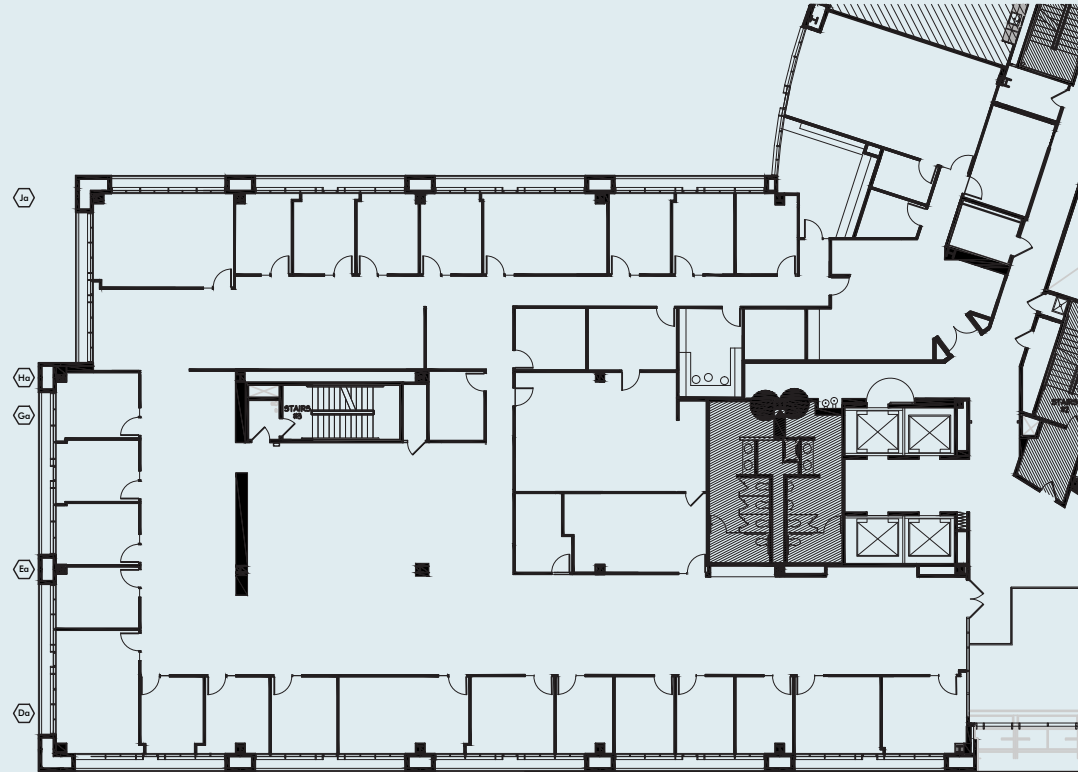
JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

FLOOR PLAN - SECOND FLOOR

Suite 260
16,741 RSF

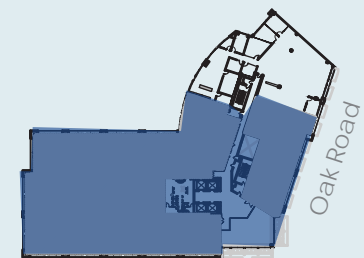
Available
Now



SUITE 260

Private office	24
Work Stations	25
Small Conference	2
Large Conference	1
Break room	
IT & storage room	1
Reception	1

Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

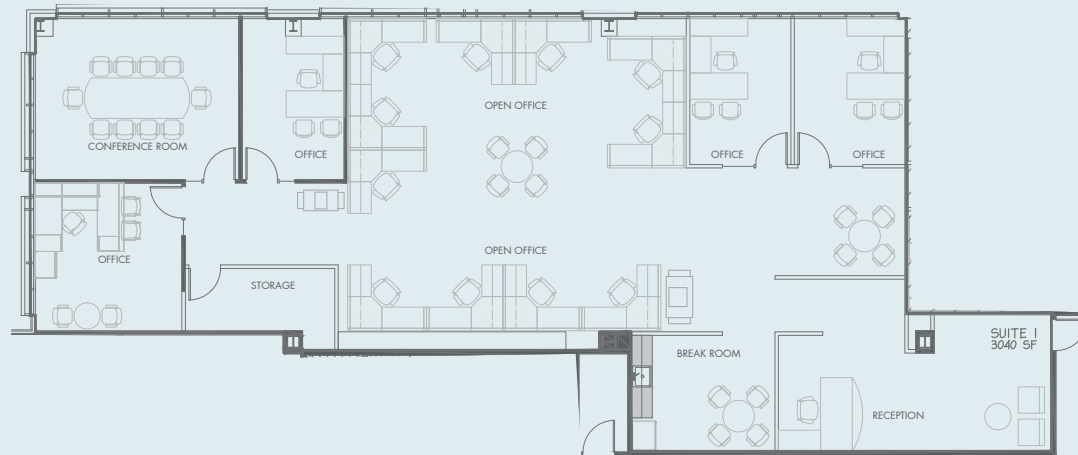
JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

HYPOTHETICAL FLOOR PLAN - FOURTH FLOOR

Suite 410
3,696 RSF

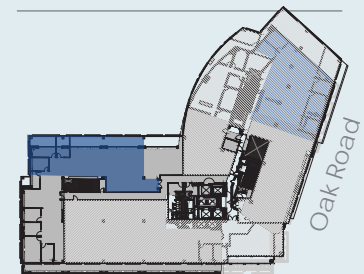
Available
Now



SUITE 410

Private office	4
Workstations (6'X6')	11
Reception	1
Collaborative Area	1
MD conference	1
Break area	1

Site Plan



Wayne Drive

FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

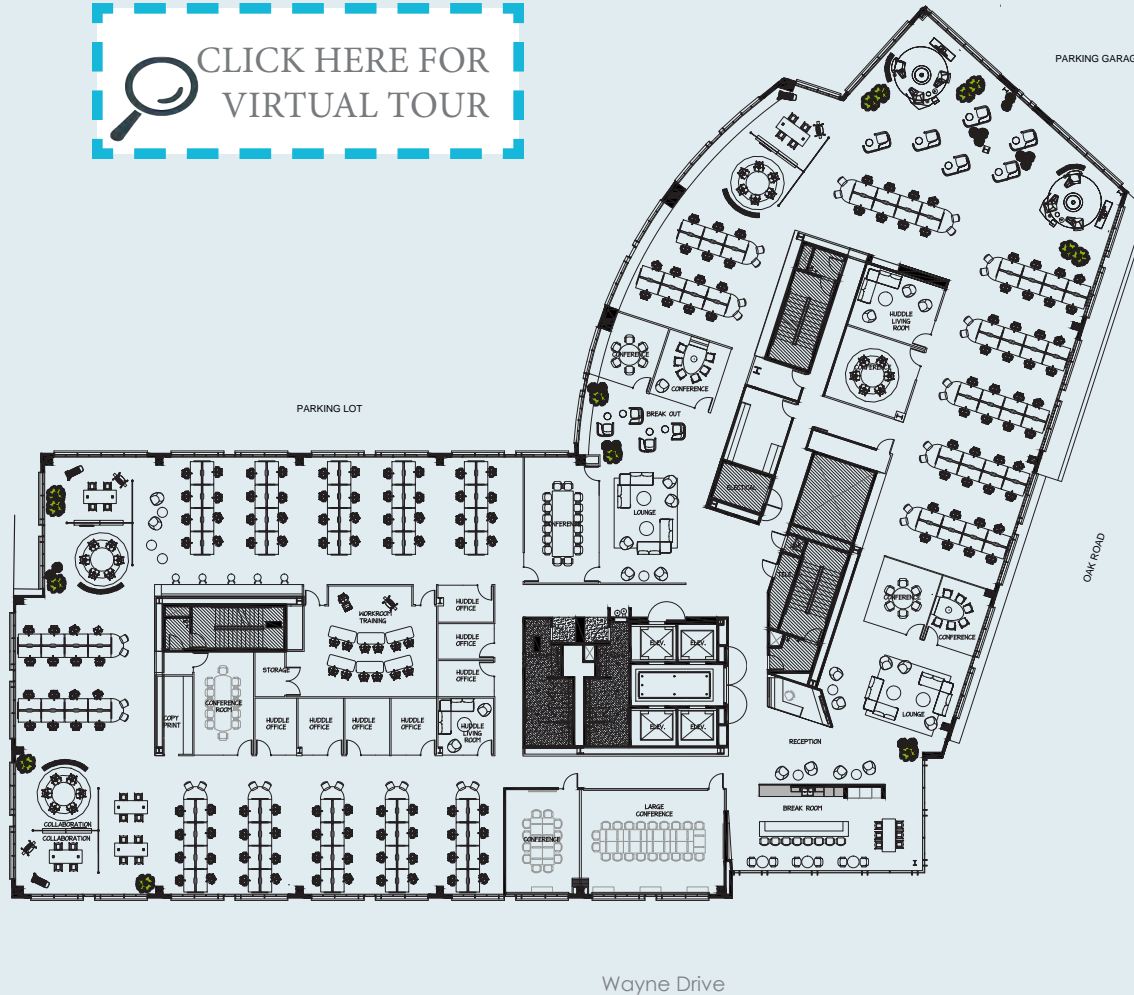
©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

HYPOTHETICAL FLOOR PLAN - SIXTH FLOOR



Suite 600
27,819 RSF

Available
Now



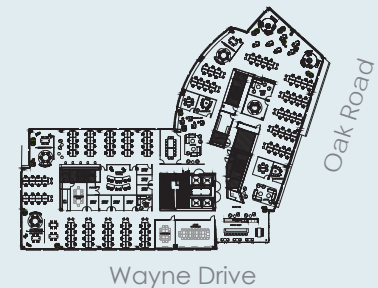
PERSONNEL

Private office	8
Workstations	158
Reception	1
Total headcount	167

MEETING ROOMS

LG conference	2
MD conference	3
SM conference	4
Collaboration Area	1
Lobby	1
Open Kitchen	1

Site Plan



FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

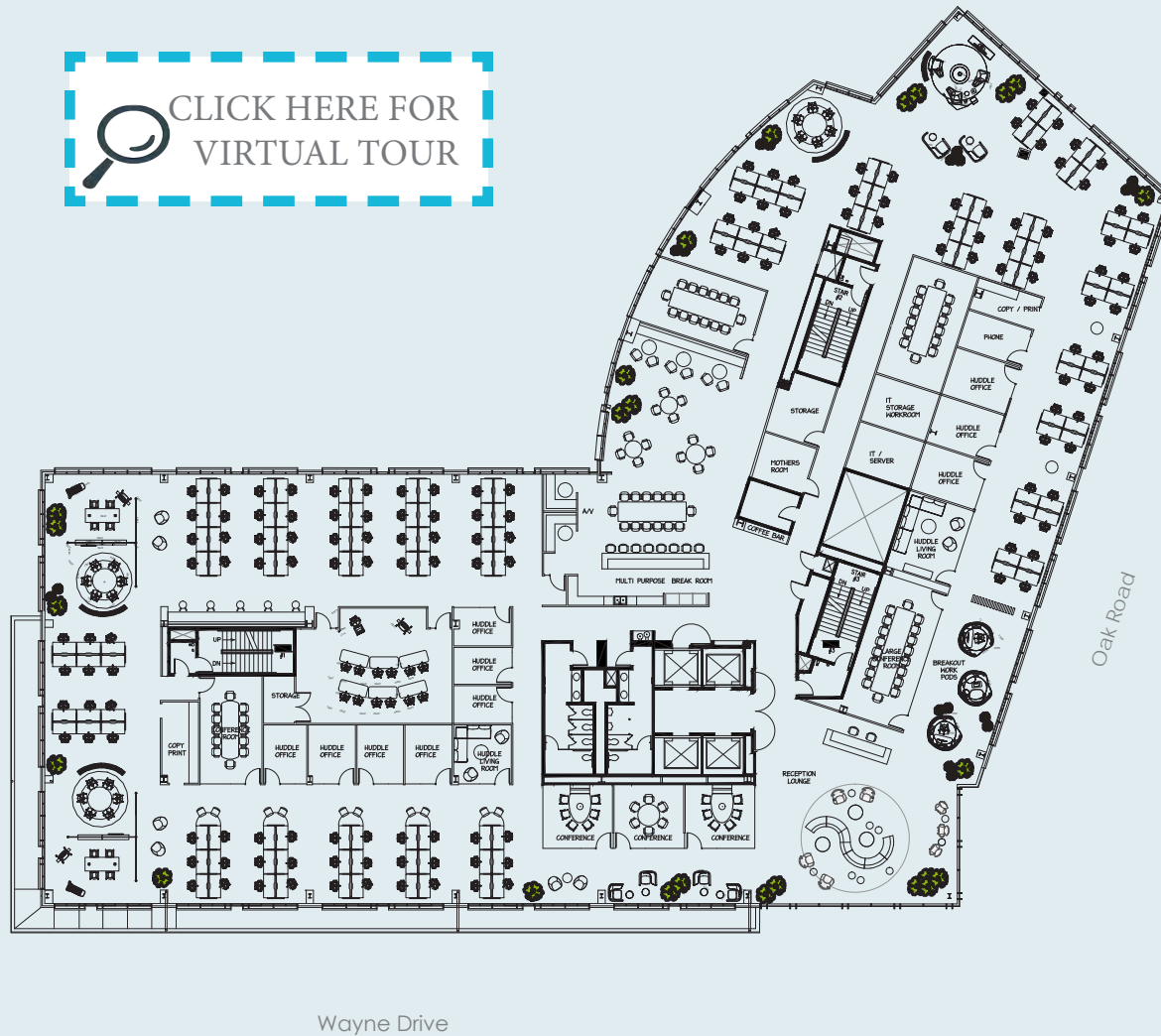
©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

HYPOTHETICAL FLOOR PLAN - SEVENTH FLOOR



Suite 700
26,192 RSF

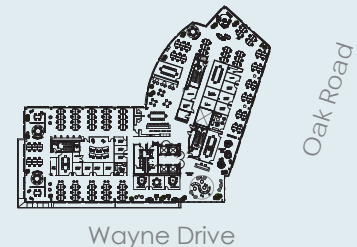
Available
Now



PERSONNEL	
Private office	12
Workstations	128
Reception	1
Total headcount	141

MEETING ROOMS	
LG conference	2
SM conference	5
Open Kitchen	1
Reception Lounge	1
Collaboration Areas	2

Site Plan



FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@jll.com
License # 00971934

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@jll.com
License #: 01338917

JONES LANG LASALLE BROKERAGE, INC. REAL ESTATE LICENSE #: 01856260

©2025 JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED. ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED RELIABLE; HOWEVER, NO REPRESENTATION OR WARRANTY IS MADE TO THE ACCURACY THEREOF.

30
03
OAK

3003Oak.com

WHERE UNMATCHED QUALITY AND ACCESS MEET



FOR LEASING INFORMATION

Robert Vance
+1 925 944 2152
robert.vance@am.jll.com
License # 00971834

Kevin Mechelke
+ 1 925 944 2142
kevin.mechelke@am.jll.com
License #: 01338917




RIDGE
CAPITAL INVESTORS

