

# 352 E

## JAVA DR

SUNNYVALE, CA



±28,322 SF R&D/Office  
For Lease



# BUILDING HIGHLIGHTS



±28,322 SF Freestanding R&D/Office Building



100% HVAC & Exposed ceilings throughout



Desirable Moffett Park location on signaled corner



1,800 amps, 277/480 volt, 3-phase



15-ft Clear Height



2 Grade level doors



3.9/1,000 parking ratio



Building and monument signage



Adjacent to food amenities



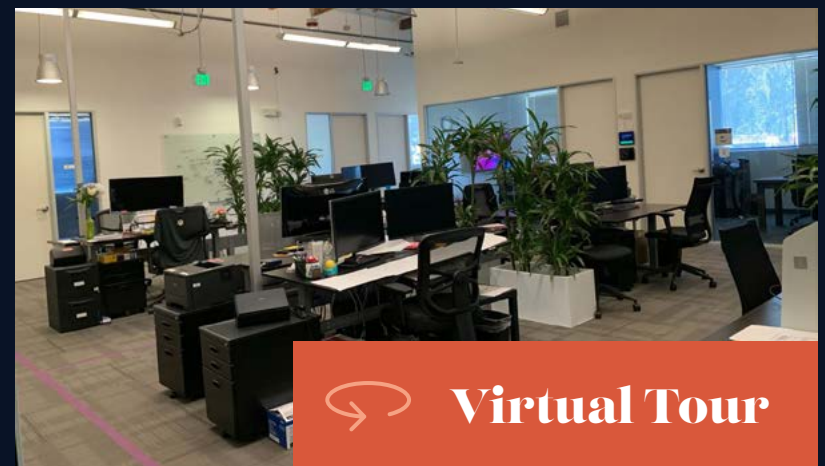
Easy access to Highways 237 & 101



2 minute walk to Crossman light rail station



16 minute light rail ride to Downtown Mountain View



**Virtual Tour**

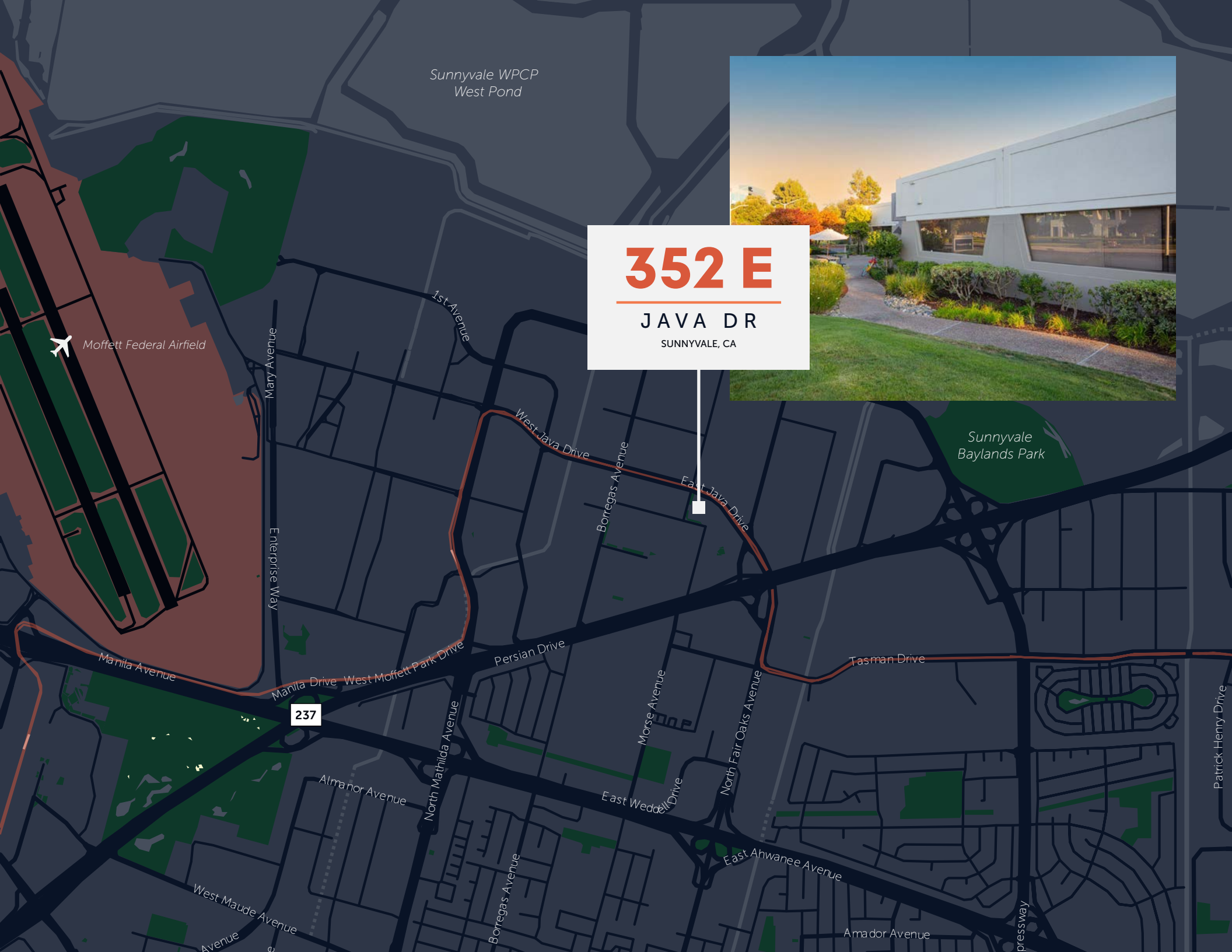
# FLOOR PLAN



±28,322 SF R&D/OFFICE FOR LEASE







Sunnyvale WPCP  
West Pond



Moffett Federal Airfield

Mary Avenue

Enterprise Way

1st Avenue

352 E

JAVA DR

SUNNYVALE, CA



Sunnyvale  
Baylands Park

West Java Drive

Borregas Avenue

East Java Drive

Persian Drive

Tasman Drive

237

Manila Avenue

Manila Drive West Moffett Park Drive

Morse Avenue

North Fair Oaks Avenue

Almanor Avenue

North Mathilda Avenue

East Weddell Drive

East Ahwanee Avenue

West Maude Avenue

Borregas Avenue

Amador Avenue

pressway

Patrick Henry Drive

# 352 E Java

JAVA SUSHI  
ROBEE'S FALAFEL  
IBAGEL BAKERY & CAFÉ  
DR. BURRITO  
INDIAN RESTAURANT

TOGO'S  
UNA MAS

TWIN CREEKS  
SPORTS COMPLEX

COUNTRY INN

TACO BELL  
SUSAN'S DONUTS  
XIANG XIANG NOODLE  
PHO QUEEN  
GOBI MONGOLIAN  
SUBWAY

BOURBON STEAK

237

237

TASMAN DR

BARN THAI RESTAURANT  
TIA JUANA MEXICAN GRILL  
DOS PALOMAS TAQUERIA  
SUPER SUNNYVALE MARKET  
LA RONDA  
PIZZA DEPOT

PHO'VY  
ARMENIAN GOURMET  
SUSHI BLVD.  
OBED MEDITERRANEAN CUISINE  
DANIELLE'S CAFÉ BAKE SHOP  
CLARITA'S FILIPINO CUISINE

LEVI'S STADIUM

IN-N-OUT  
TOMATINA  
SUBWAY  
PANDA EXPRESS  
MEXICALI GRILL  
JAMBA JUICE  
STARBUCKS  
SMOKEEATERS  
KRISPY KREME  
WORLD WRAPPS  
YOYO SUSHI  
BEN & JERRY'S

DENNY'S  
HOBEE'S

DISH N DASH

PHILZ COFFEE  
VITALITY BOWL  
THE DON'S DELI  
SAJJ MEDITERRANEAN  
ORANGETHEORY  
FITNESS  
STARBUCKS  
NOM BURGER  
TAP'T  
THE PROLIFIC  
OVEN  
BEACH HUT DELI

KFC  
STARBUCKS  
JOY WOK  
MARTY'S DONUTS  
PIZZA HUT

LOWES

AGAPE  
GRILL

CITY SPORTS  
CLUB

RESIDENCE INN  
MARRIOTT

TASTY SUBS & PIZZA  
INDIAN FUSION  
MISSION CITY CAFÉ  
PAD THAI CUISINE  
ST. JON'S BAR & GRILL  
SNEHA RESTAURANT  
24 HOUR FITNESS  
FALAFEL BITES  
SUBWAY  
YOGA @ CINDY'S  
FRESH U ORDER  
LUV PHO

FRY'S  
ELECTRONICS

SUBWAY  
OFF THE STICK FRESH  
GRILL  
LILIAN BAKERY & CAFE  
TEA FANS  
INDIAN STREET CAFE  
JIN JIN GORUMET

MACY'S

TARGET

FIREHOUSE GRILL  
RIVER ROCK TAPROOM  
CHEF YU CHINESE  
METRO CITY  
RAMAN SEAS  
TAO TAO CHINESE  
LILY'S MAC'S  
THE OXFORD  
VINO VINO  
POKI BOWL  
DISH DASH  
BEAN SCENE CAFÉ  
GUMBA'S ITALIAN  
BELLA ROMA  
SIAM TASTE THAI  
ROBERTO'S CANTINA  
ROK BISTRO  
IL POSTALE

FEMINIG'S STEAKHOUSE  
OPA!  
II FORNAIO  
PUERTO  
WHOLE FOODS  
SPECIALTY'S

COSTCO  
SWEET TOMATOES

FAIR OAKS AVE

N MATHILDA AVE

GREAT AMERIC PKWY

LAWRENCE EXPY

SAN TOMAS EXPY





**16 Minute** ride on light rail from **Crossman Station** to **Downtown Mountain View**



An aerial photograph of a city street scene. A white callout box is positioned in the upper center, containing the address '352 E JAVA DR' and 'SUNNYVALE, CA'. A white line points from the box to a specific building in the middle of the street. The street is lined with trees and has a tram track running alongside it. Other buildings and parking lots are visible in the background.

**352 E**

**JAVA DR**

SUNNYVALE, CA

# CONTACTS

## **Mark Bodie**

Senior Managing Director  
+1 650 480 2212  
Mark.Bodie@jll.com  
License #: CA - 01941415

## **Toss Vallentine**

Senior Managing Director  
+1 650 480 2133  
Toss.Vallentine@jll.com  
License #: CA - 01742629

## **Soroush Aboutalebi**

Senior Associate  
+1 650 480 2163  
soroush.aboutalebi@jll.com  
License #: CA-2180627

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2024 Jones Lang LaSalle IP, Inc. All rights reserved.

