



atrium

1981 North Broadway
Walnut Creek, CA

NEWMARK



Exclusive listing agents

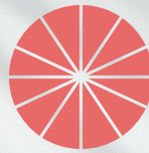
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925.974.0110
rick.steffens@nmrk.com
License #: CA - 00808892

Knute Bucklew
925.586.7880
knute.bucklew@jll.com
License #: CA - 01332731

Tom Whitelock
925.948.1302
tom.whitelock@jll.com
License #: CA - 01959206

What's different about the Atrium?

Fresh Air & Abundant Light



Property Highlights



- Rental Rate:
Full Service Rates available upon request
- Parking:
3.6/1,000 ratio
\$80.00 per month per stall
Reserved parking available at \$130.00 per month per stall
- Free visitor parking on grade as well as numerous metered street parking spaces
- HVAC system uses top of the line Merv 13 filters along with UV light which eliminates contaminants, biofilm growth and other organic materials to dramatically improve airflow and provide clean fresh air.
- Conference Room
- On-site Management
- On-site Cafe



Available Space

First Floor

Suite 120	±1,611 RSF
Suite 150	±2,533 RSF
Suite 120 & 150	±4,144 RSF

Second Floor

Suite 220	±2,288 RSF
Suite 245	±2,976 RSF
Suite 255	±2,177 RSF
Suite 280	±2,578 RSF

Third Floor

Suite 300	±3,116 RSF
Suite 310 & 315	±4,226 RSF
Suite 325	±3,556 RSF
Suite 385	±4,010 RSF

Fourth Floor

Suite 400	±2,660 RSF
Suite 420	±1,977 RSF
Suite 425	±3,015 RSF
Suite 420 & 425	±4,992 RSF

Rooftop Plaza



Location



atrium



Two blocks to:

the heart of
Downtown Walnut Creek

Walnut Creek BART

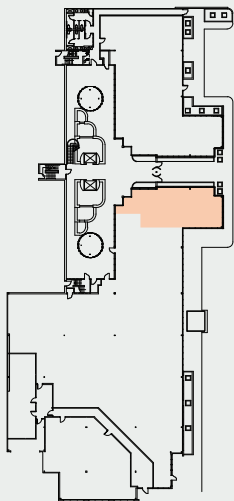
Interstate 680



First Floor

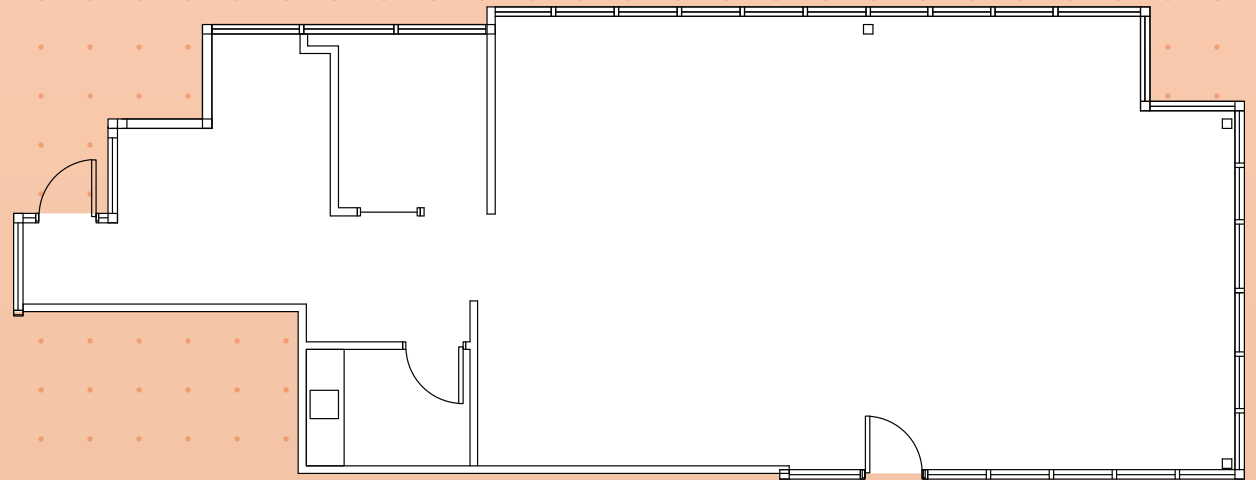
Available Space

Suite 120
±1,611 RSF



Arroyo Way

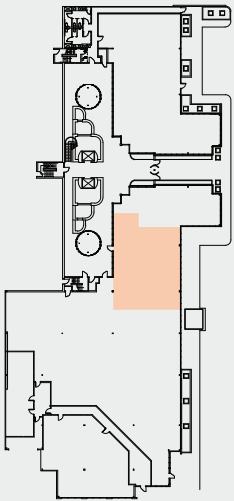
N Broadway



First Floor

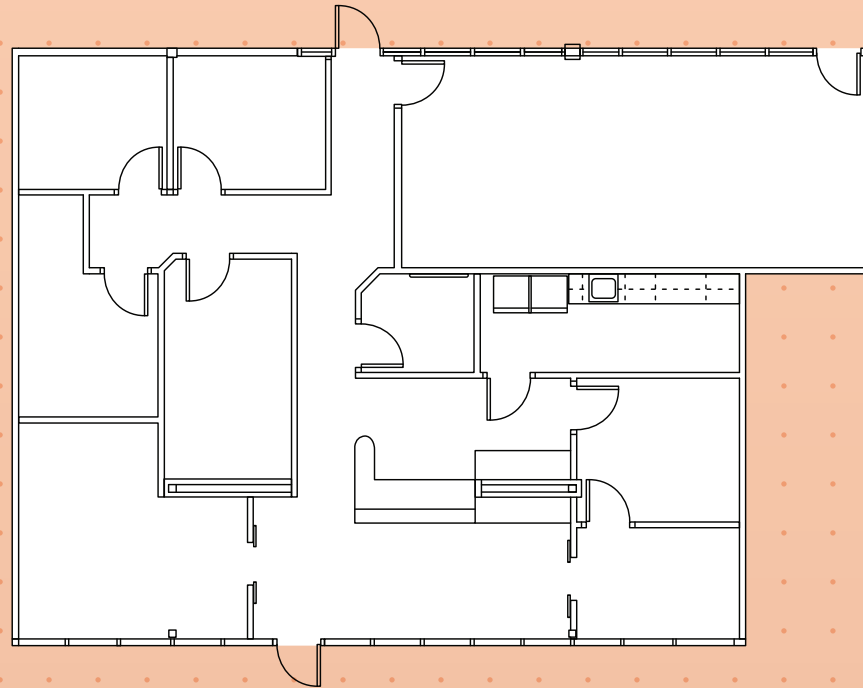
Available Space

Suite 150
±2,533 RSF



Arroyo Way

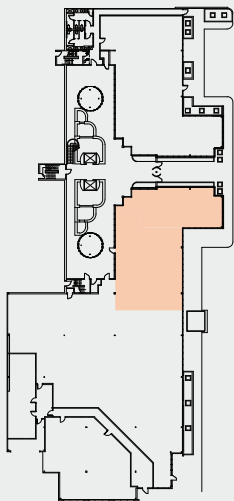
N Broadway



First Floor

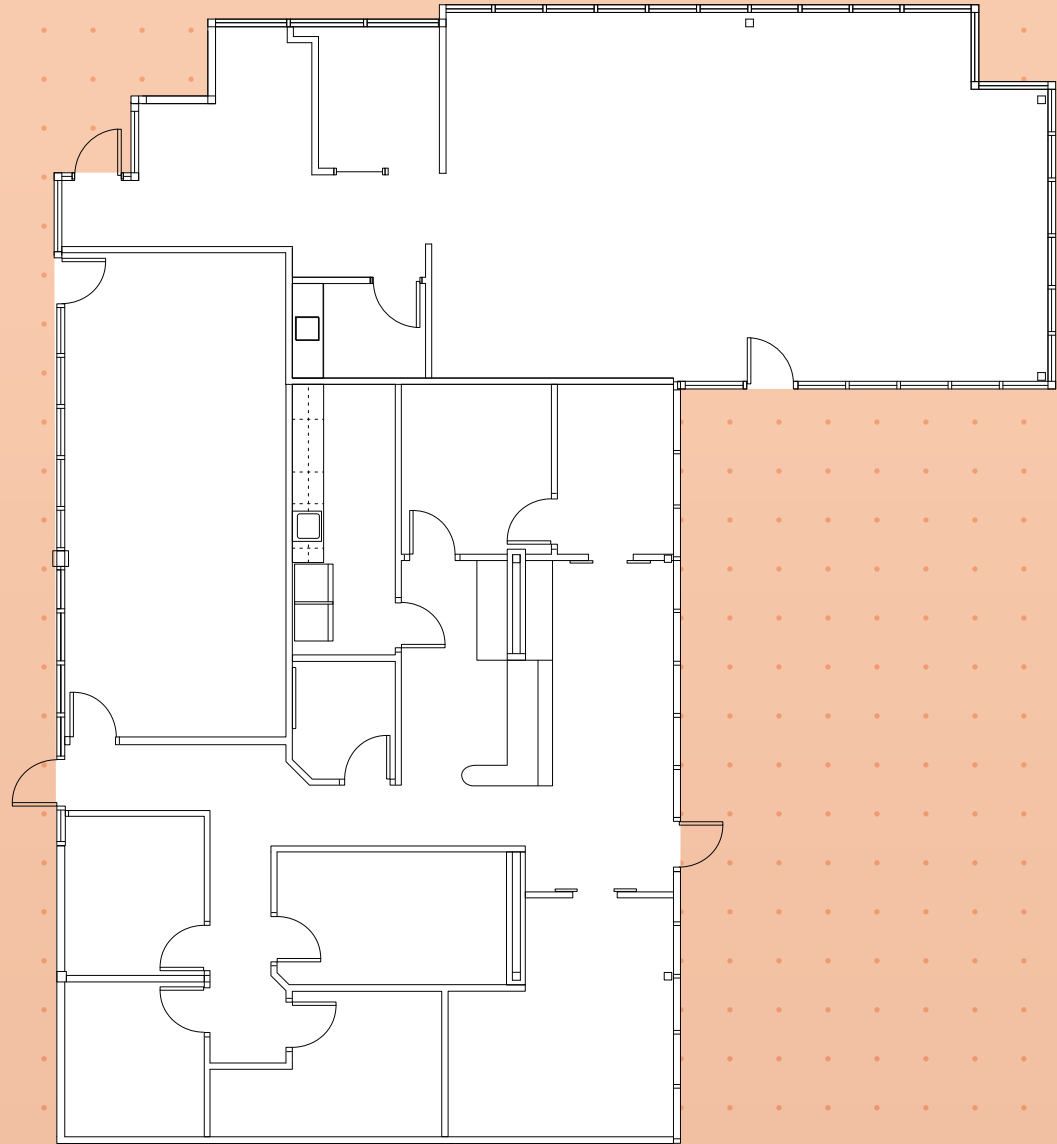
Available Space

Suite 120 & 150
±4,144 RSF



Arroyo Way

N Broadway

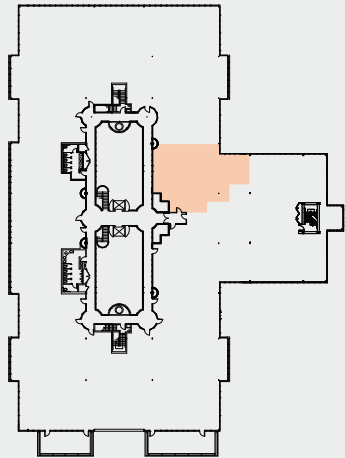


2

Second Floor

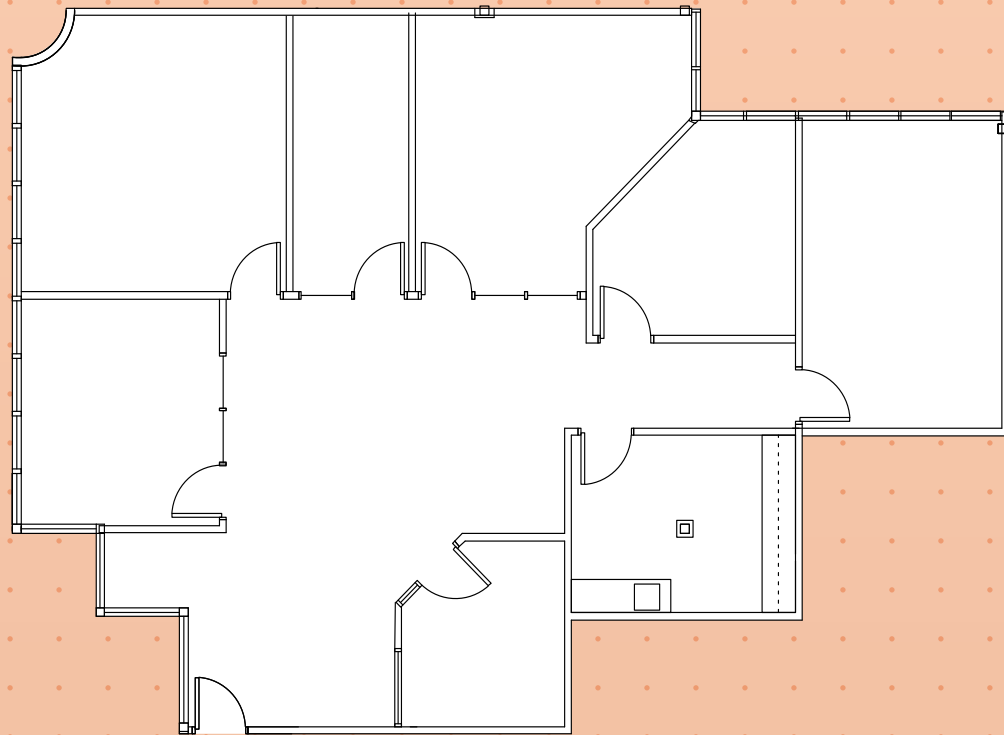
Available Space

Suite 220
±2,288 RSF



N Broadway

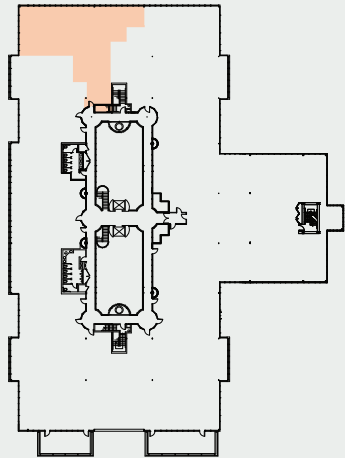
Arroyo Way



2

Second Floor

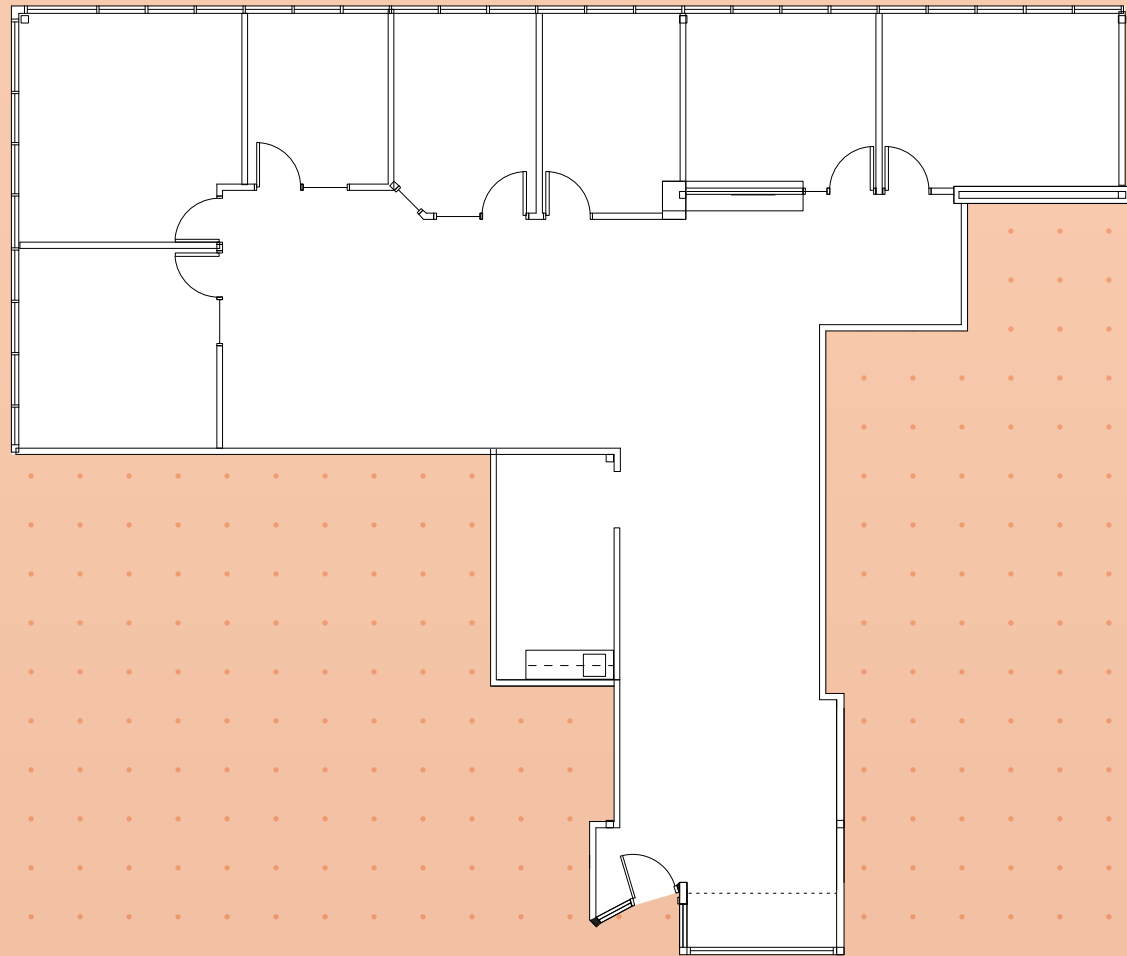
Suite 245
±2,976 RSF



N Broadway

Arroyo Way

Available Space

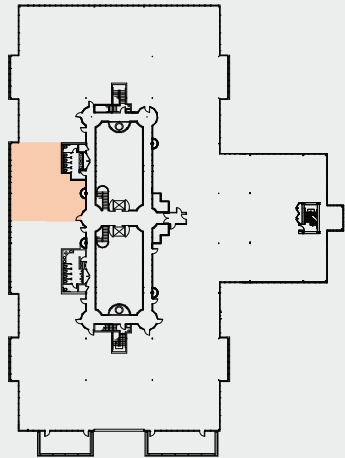


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Second Floor

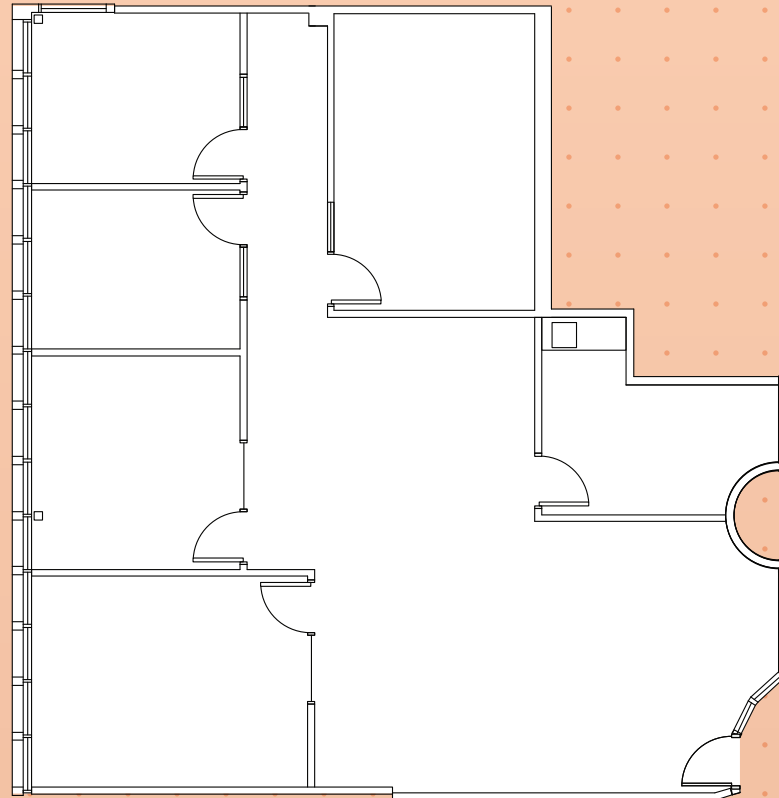
Available Space

Suite 255
±2,177 RSF



N Broadway

Arroyo Way

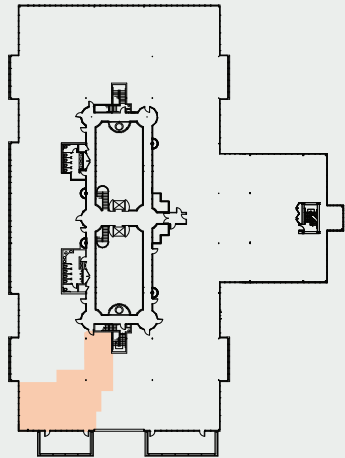


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Second Floor

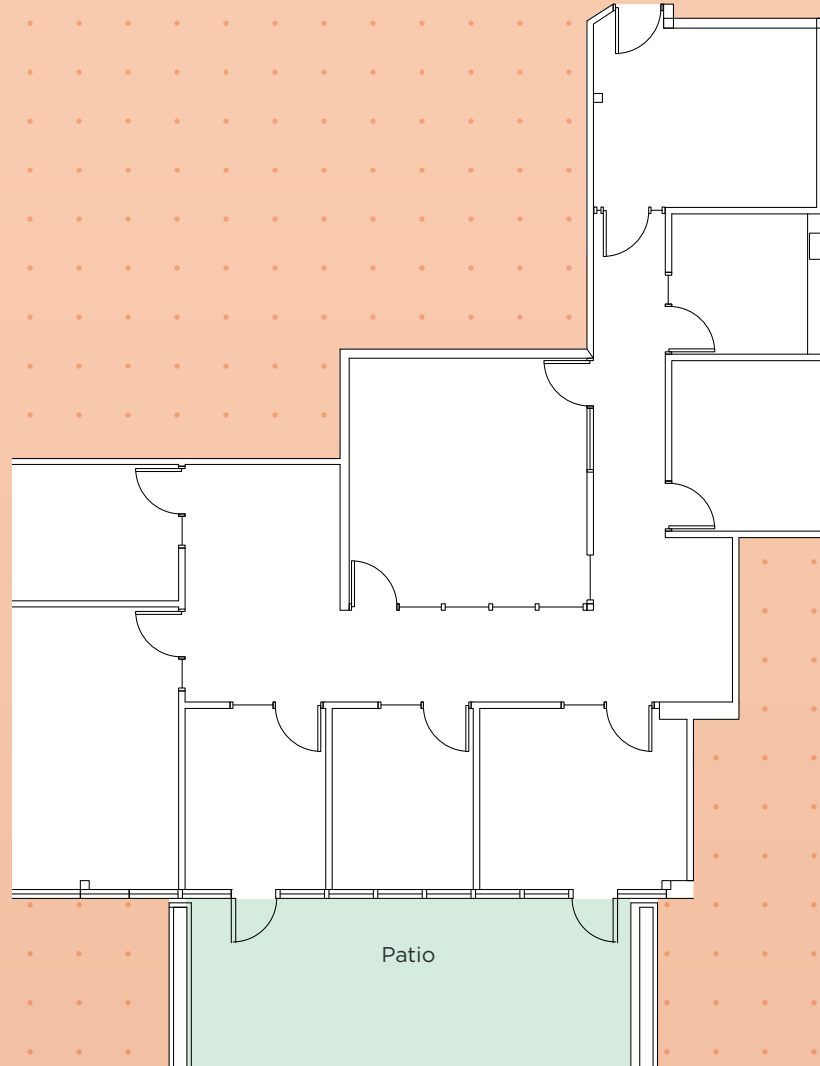
Available Space

Suite 280
±2,578 RSF



N Broadway

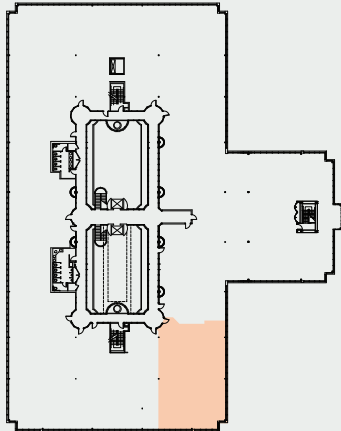
Arroyo Way



3

Third Floor

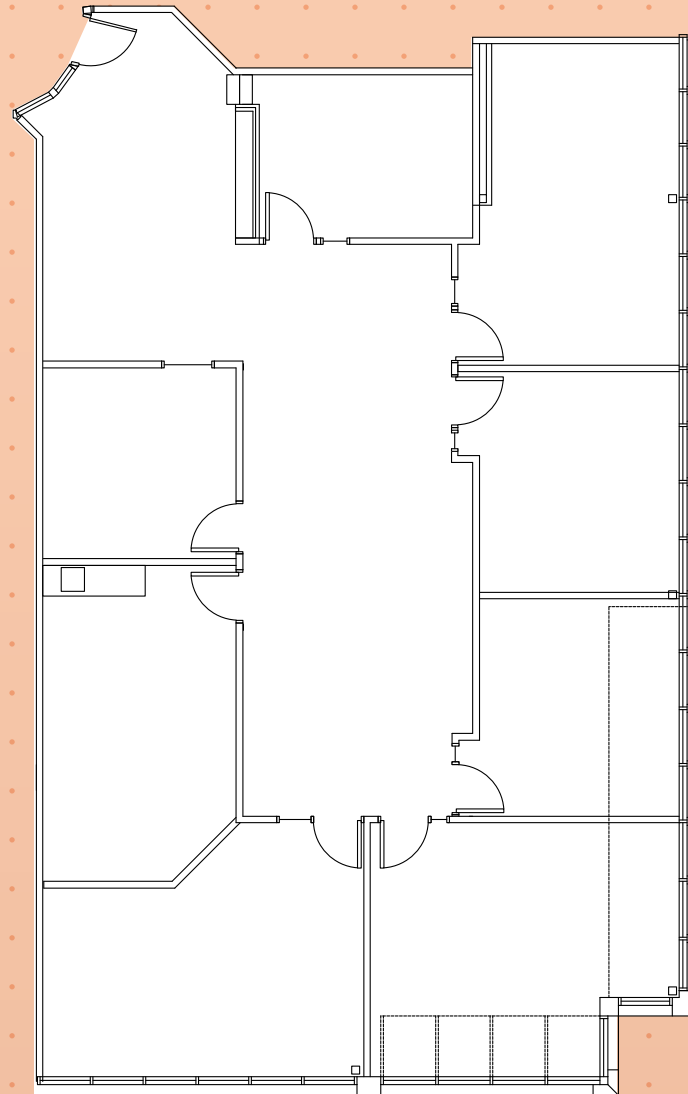
Suite 300
±3,116 RSF



N Broadway

Arroyo Way

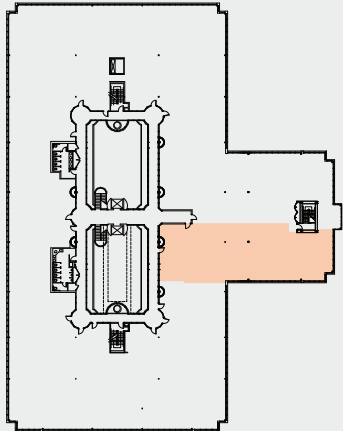
Available Space



3

Third Floor

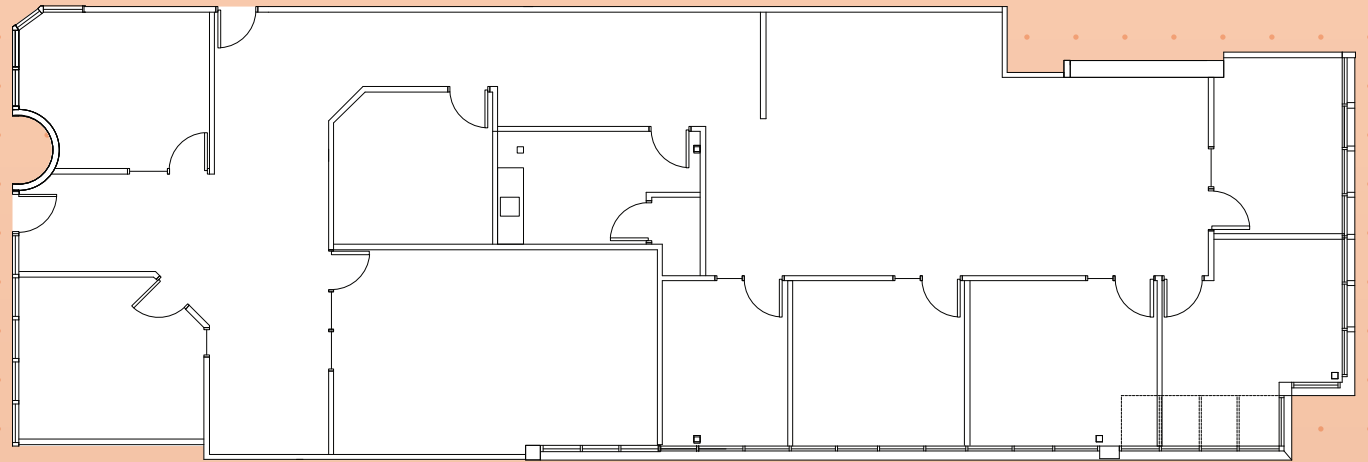
Suite 310 & 315
±4,226 RSF



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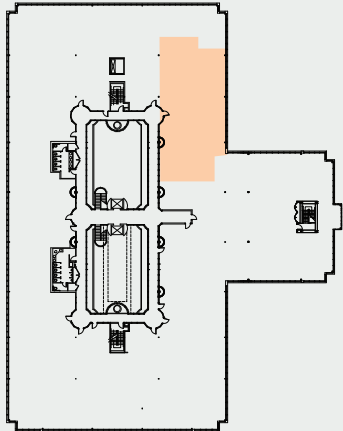
Available Space



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Third Floor

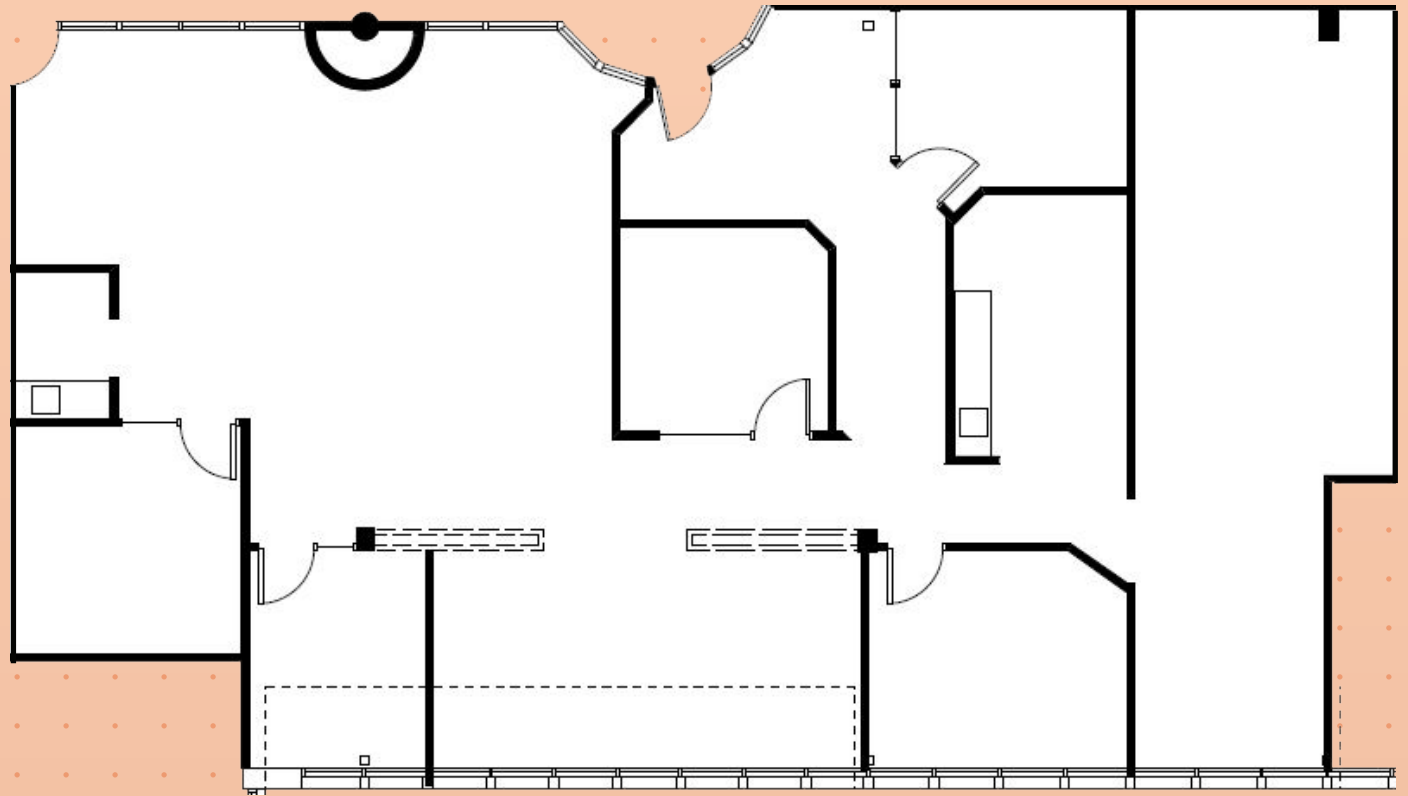
Suite 325
±3,556 RSF



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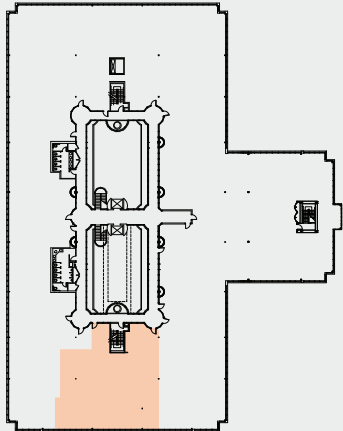
Available Space



3

Third Floor

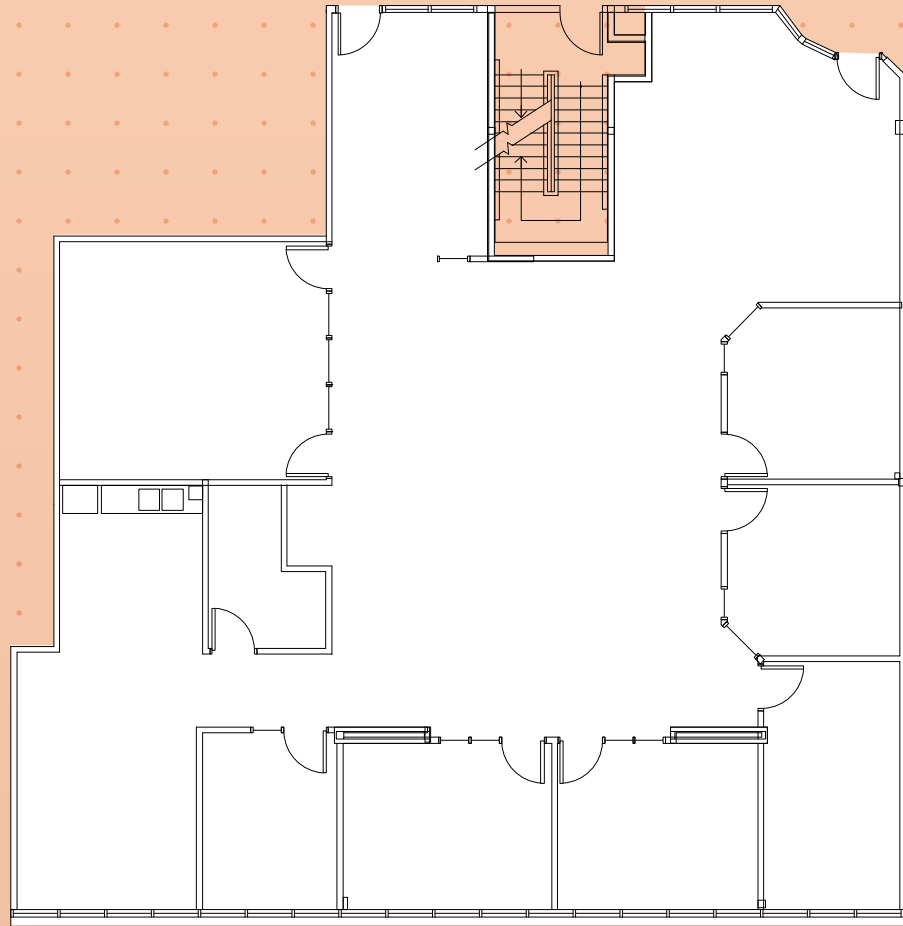
Suite 385
±4,010 RSF



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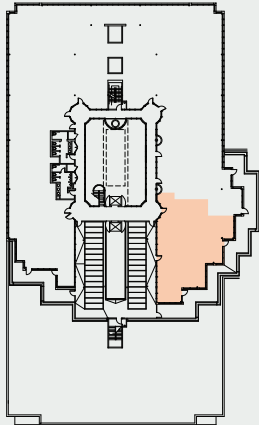
Available Space



4

Fourth Floor

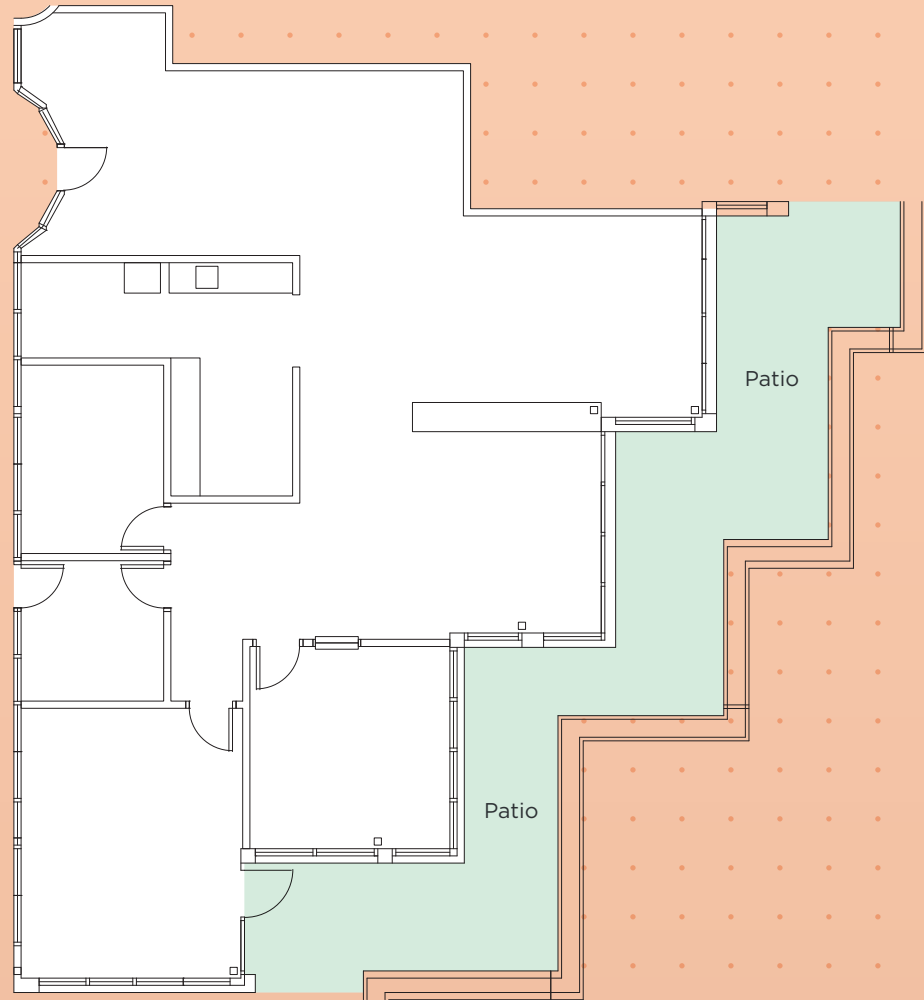
Suite 400
±2,660 RSF



N Broadway

Arroyo Way

Available Space

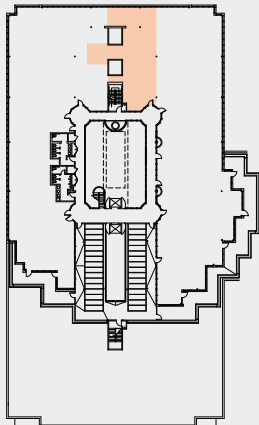


4

Fourth Floor

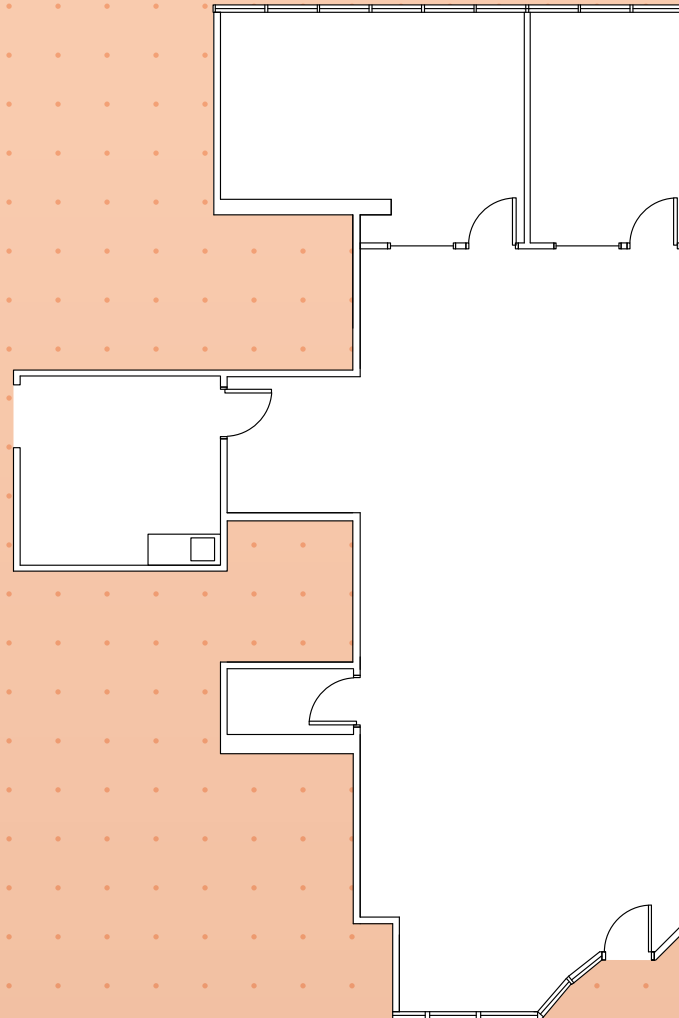
Available Space

Suite 420
±1,977 RSF



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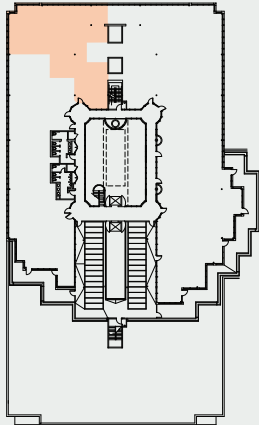
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4

Fourth Floor

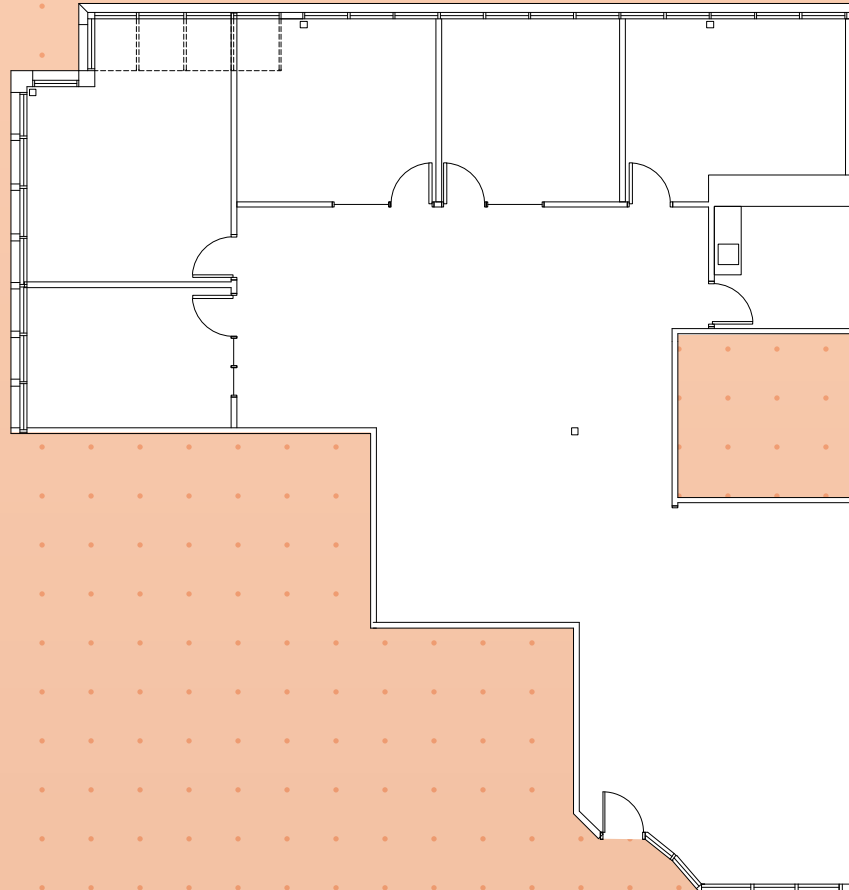
Suite 425
±3,015 RSF



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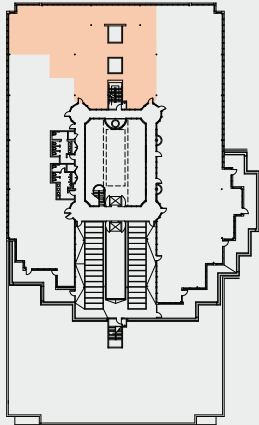
Available Space



4

Fourth Floor

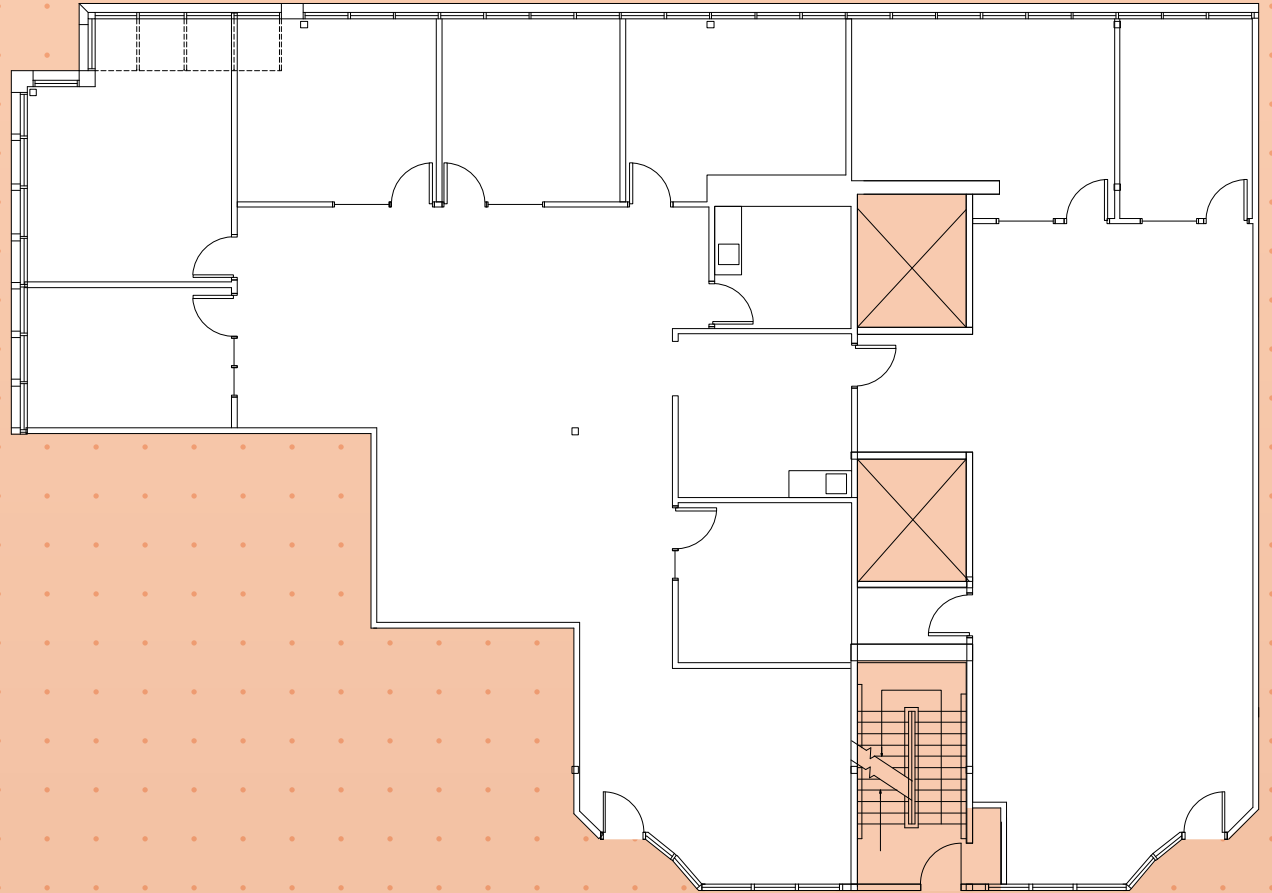
Suite 420 & 425
±4,992 RSF



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