

# Point Richmond Tech Center

1003 W. Cutting Blvd., Suite 110, Point Richmond



## ±6,955 Square Feet Office Available

We are pleased to offer the following space:

### Suite 110:

±6,955 SF

### Rent:

\$2.10 Fully Serviced

### Features:

- ◆ On-Site Workout Room with Showers & Outdoor Basketball Court
- ◆ Shuttle to Richmond BART/Amtrak/AC Transit
- ◆ Free Parking at 3 Spaces per 1,000 SF Leased
- ◆ LEED (Leadership in Energy and Environmental Design) Silver Certified by the US Green Building Council
- ◆ Minutes from Knox Regional Shoreline
- ◆ Fiber Optics Pulled to Site
- ◆ 1 Block off of I-580 Exit
- ◆ Short Walking Distance to Downtown Community of Point Richmond Including Hotel Mac & Other Local Cafes & Restaurants
- ◆ Lush Landscaping with Outdoor Seating Areas
- ◆ On-Site Security

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**Newmark  
Cornish & Carey**

5980 Horton Street, Suite 100, Emeryville, CA 94608

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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

04/15

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## Hypothetical Floor Plan and Furniture Layout



- ◆ 3 Offices
- ◆ 44 Workstations (6' x 6')
- ◆ 1 Large Conference Room with Breakout Room
- ◆ 1 Medium Conference Room
- ◆ 1 Small Conference Room
- ◆ 177 SF/Person Density
- ◆ Reception
- ◆ Break Room
- ◆ Copy Room
- ◆ Server / IT Room
- ◆ 57 Total Headcount

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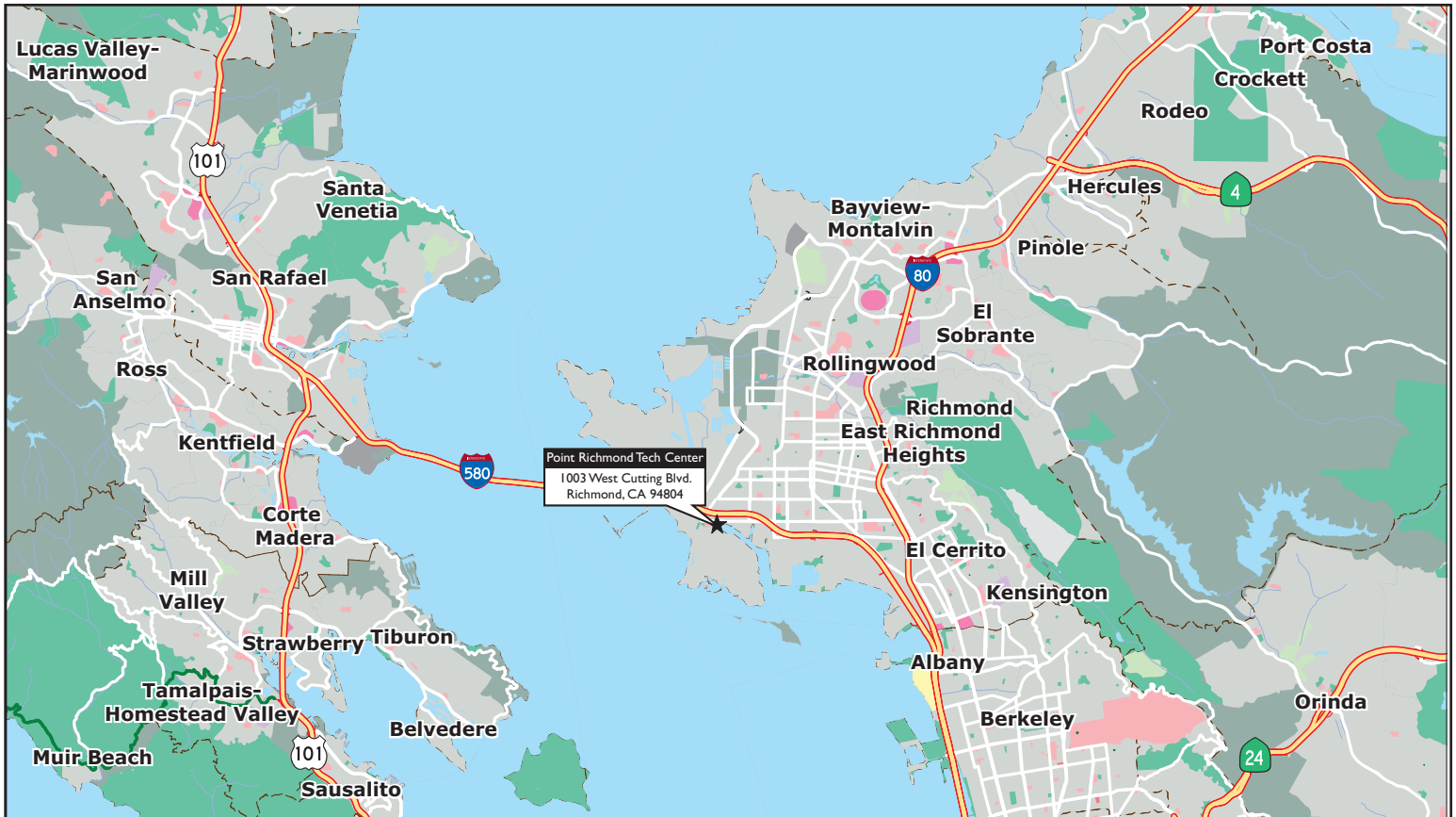
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For more information please visit: [www.pointrichmondtechcenter.com](http://www.pointrichmondtechcenter.com)



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