

# THE VILLAGE

at San Antonio Center

## AVAILABLE

92	Restaurant Space	±2,456 SF
94	Restaurant Space	±3,271 SF
95	Retail Space	±1,434 SF
87	Retail Space	±1,048 SF
80	Retail Space	±1,912 SF

58	Restaurant Space	±5,096 SF
66D	Retail Space	±1,998 SF



SEEKING RETAIL, RESTAURANT,  
AND SERVICE TENANTS

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**Brookfield**  
Properties



# CENTER HIGHLIGHTS



120,177 square feet of urban ground floor retail and restaurants anchored by a 10-screen Alamo Drafthouse Cinema



A 167-room Hyatt Centric Hotel



456,760 square feet of Class A office space that is 100% leased to LinkedIn with various subtenants occupying the space



A nine-level above-grade shared parking structure as well as dedicated underground parking



Pursuing entitlements for an additional 182,000 SF office building



On the border of Mountain View, Los Altos, and Palo Alto



Overall project - highest volume grocer in Mountain View (Safeway)



Tremendous amount of work force in close proximity with daytime population of 128k within 3 miles



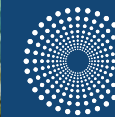
In close proximity to Highways 101, 85, and 280



Walking Distance to San Antonio CalTrain



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at San Antonio Center



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# LANDSBY

## THE DEAN



## VILLAGE COURT

Oregano's Wood  
Fired Pizza

Shushiko GOOD MORNING

PHO VI HOA  
RESTAURANT

SU-DAM  
Korean Cuisine

## SAN ANTONIO CENTER

Walmart\* JOANN

TRADER JOE'S BevMo! chijis

24 FITNESS CHASE GameStop

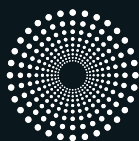
RadioShack T-Mobile BIG FROG

ups LUU NOODLE HOUSE

LUCKY EXPRESS PEARL CAFE

Sushi 85

## DOWNTOWN MOUNTAIN VIEW



THE VILLAGE  
at San Antonio Center

STRETCH LAB



Fidelity

THE COUNTER



JARED  
The Galleria Of Jewelry

YOGA SIX

LaserAway

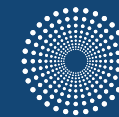
SAFeway

Orangetheory  
FITNESS

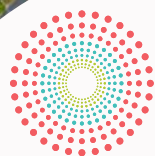
Il Fornaio

Pacific Catch

# MARKET AERIAL



THE VILLAGE  
at San Antonio Center



THE VILLAGE  
at San Antonio Center

645 San Antonio Rd, Mountain View, CA 94040

330 Residential units



YOGA SIX

Pacific Catch

STRETCH LAB



THE DEAN

580 Residential units

zen dental care



LANDSBY

632 Residential units

yahoo!



HYATT CENTRIC

PHASE II

CHARTER SCHOOL  
UNDER CONSTRUCTION



CHASE



JARED  
The Galleria Of Jewelry

T-Mobile  
MIZU  
SUSHI BAR & GRILL



Peets Coffee & Tea



THE COUNTER

SAJJ

MEDITERRANEAN



CLOSE UP  
AERIAL



SAN FRANCISCO/KING ST  
SAN FRANCISCO/22ND ST

BAYSHORE

SOUTH SAN FRANCISCO

SAN BRUNO

MILLBRAE

BROADWAY  
BURLINGAME  
SAN MATEO

HAYWARD PARK

HILLSDALE

BELMONT

SAN CARLOS

REDWOOD CITY

ATHERTON

MENLO PARK

PALO ALTO/UNIVERSITY AVE  
CALIFORNIA AVE

SAN ANTONIO

MOUNTAIN VIEW



# CALTRAIN MAP

# SITE PLAN



- Available
- In Lease
- Not A Part



PHASE I  
THE VILLAGE RESIDENCES  
(NOT A PART)

PHASE I  
THE VILLAGE SHOPS  
(NOT A PART)

PHASE III  
DEVELOPMENT SITE

# SITE PLAN



- Available
- In Lease
- Not A Part



### 100 BLOCK (Suites 62-68)

#	TENANT	SF
62	<b>IN LEASE</b>	<b>4,797</b>
64	MENDOCINO FARMS	3,248
66-A	BOLTIFUL FRESH KITCHEN	2,050
66-B	SHAKE SHACK	2,618
66-C	SKIN LAUNDRY	1,098
66-D	<b>AVAILABLE</b>	<b>1,998</b>
68	CHASE BANK	7,427

### 400 BLOCK (Suites 50-58)

#	TENANT	SF
50	AOPS TUTORING	5,912
56	SUSHI ADACHI	2,157
58	<b>AVAILABLE</b>	<b>5,096</b>

### 500 BLOCK (Suites 80-89)

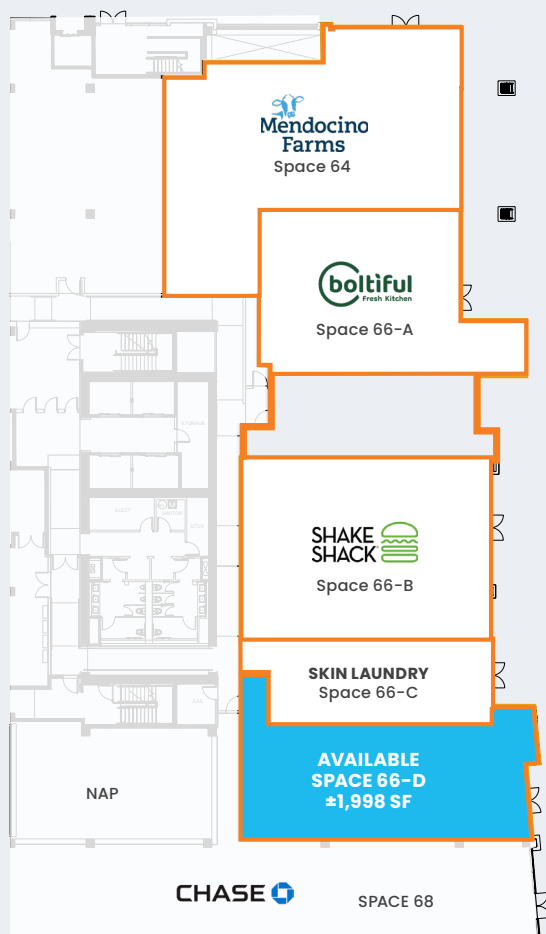
#	TENANT	SF
80	<b>AVAILABLE</b>	<b>1,912</b>
81	SLICE HOUSE	1,768
83	PALMETTO SUPERFOODS	1,011
84	KONA ISLAND COFFEE	1,128
85	BEN'S BARKETPLACE	2,249
87	<b>AVAILABLE</b>	<b>1,048</b>
89	CHEZ XUE	3,319

### 600 BLOCK (Suites 90-98)

#	TENANT	SF
92	<b>AVAILABLE</b>	<b>2,456</b>
94	<b>AVAILABLE</b>	<b>3,271</b>
95	<b>AVAILABLE</b>	<b>1,434</b>
96	BODYROK	2,523
98	HYUNDAI/GENESIS	10,745

# FLOOR PLAN

Available  
In Lease



East Building Elevation



South Building Elevation



East Storefront Elevation

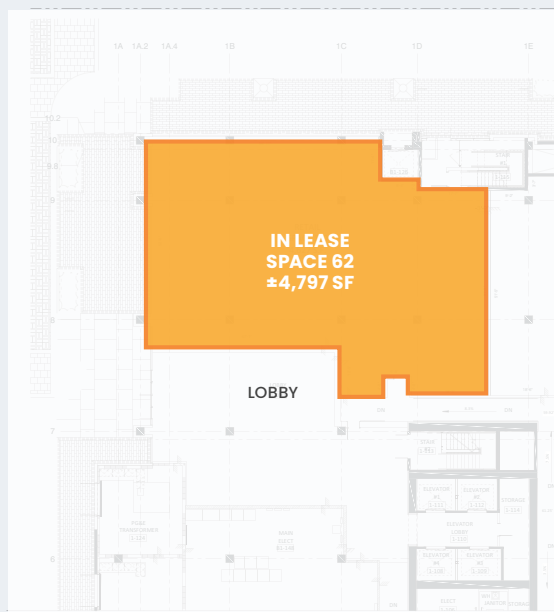


South Storefront Elevation

100 Block Plan  
Suites 64-68

# FLOOR PLAN

- Available
- In Lease



East Building Elevation



South Building Elevation



East Storefront Elevation

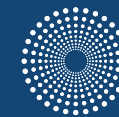


South Storefront Elevation

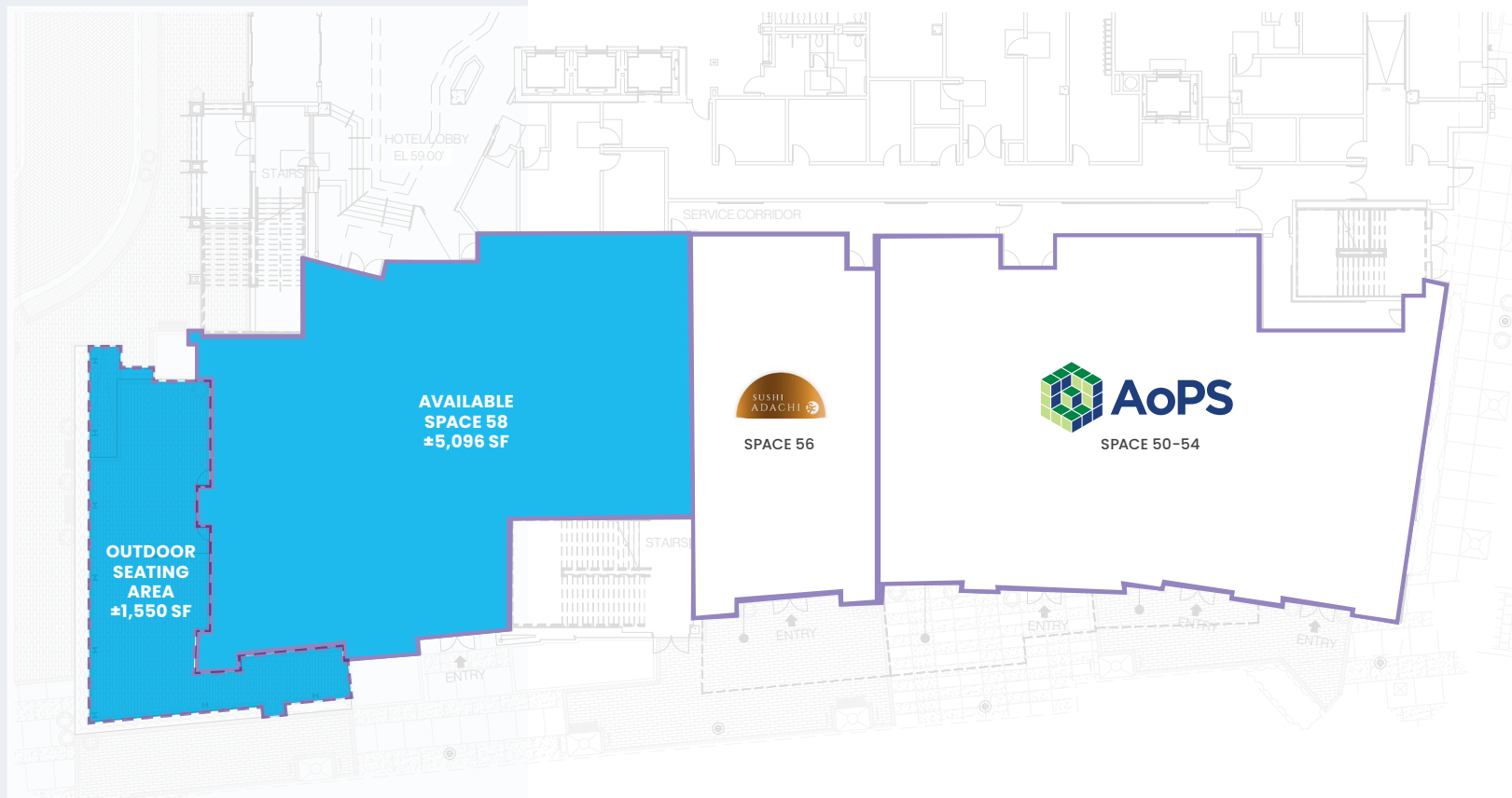
**100 Block Plan**  
Suite 62

# FLOOR PLAN

- Available
- In Lease



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## 400 Block Plan Suites 50-58

# FLOOR PLAN

Available  
In Lease



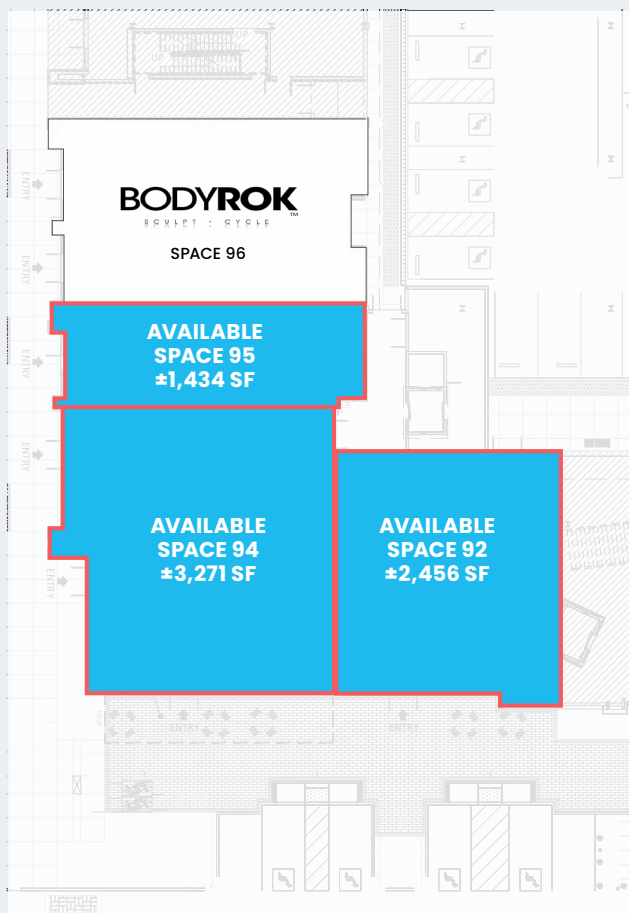
South Storefront Elevation

## 500 Block Plan

Suites 80-89

# FLOOR PLAN

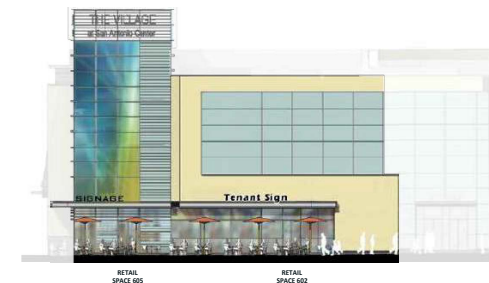
Available  
In Lease



North Building Elevation

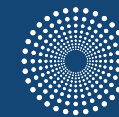


North Storefront Elevation



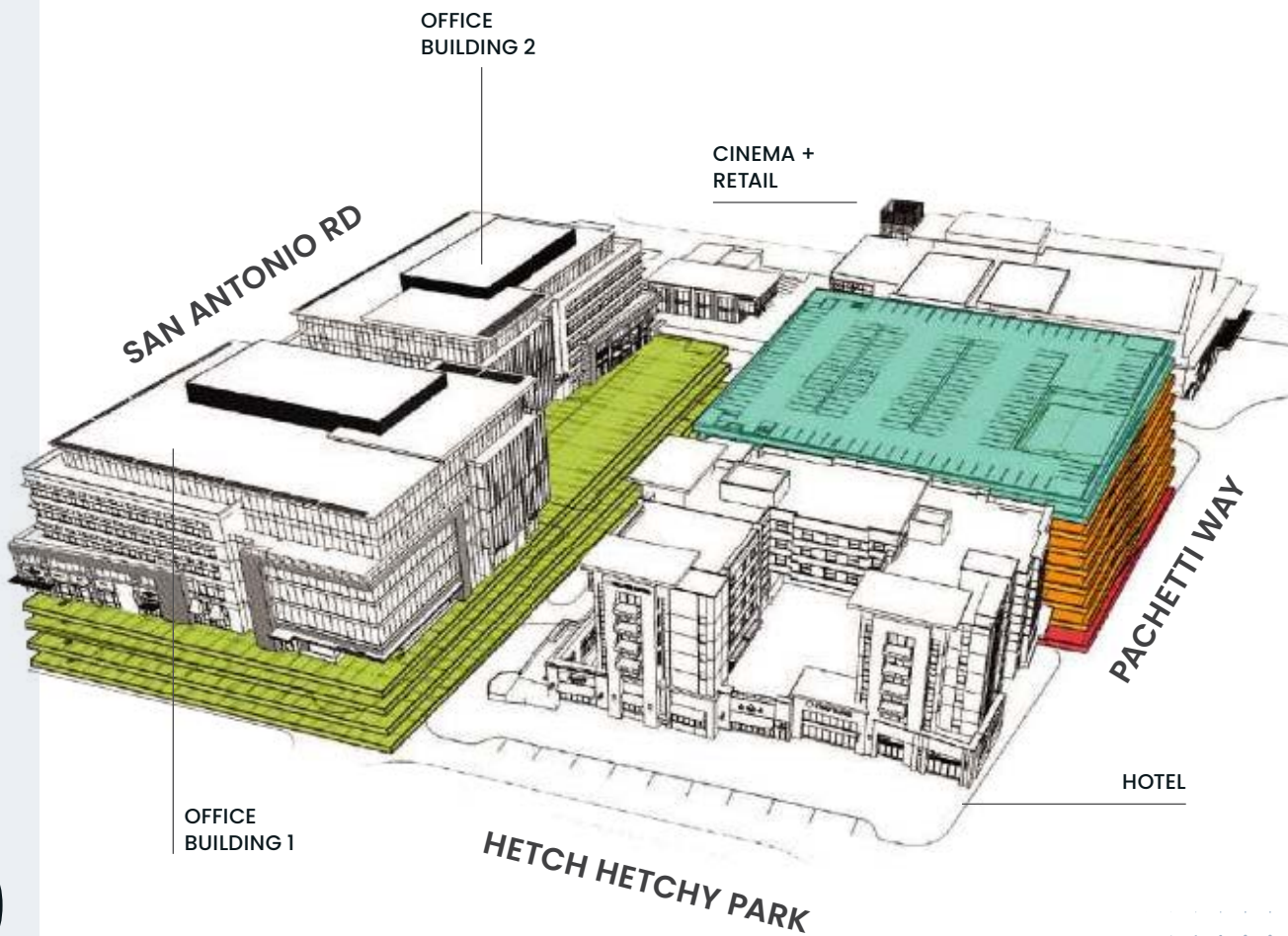
West Storefront Elevation

600 Block Plan  
Suites 93-98



# PARKING PLAN

- **1,216** office parking spaces (including 30 EV charging spaces) + **156** secure bike parking with shower facilities (B1 thru B4 subterranean levels)
- **348** Spaces shared parking, 255 of those spaces for office use (levels 7 and 8)
- **883** spaces retail parking with 3 hour time limit (ground thru level 6)
- **147** spaces dedicated hotel parking (B1 subterranean level)
- **36** Street parking spaces

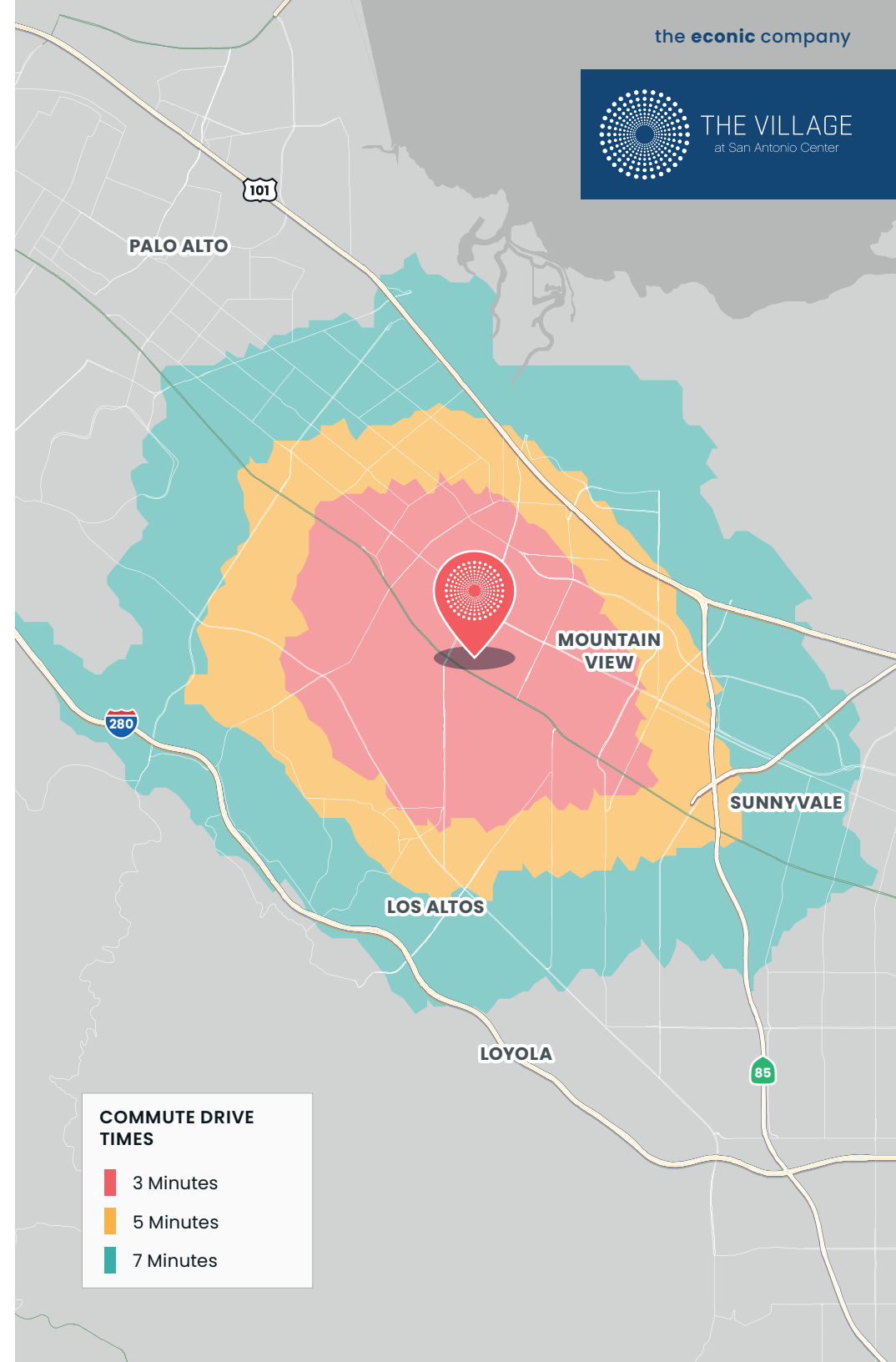


**2,630**  
Spaces Total

# DRIVE TIME DEMOS

## DEMOGRAPHICS (2025)

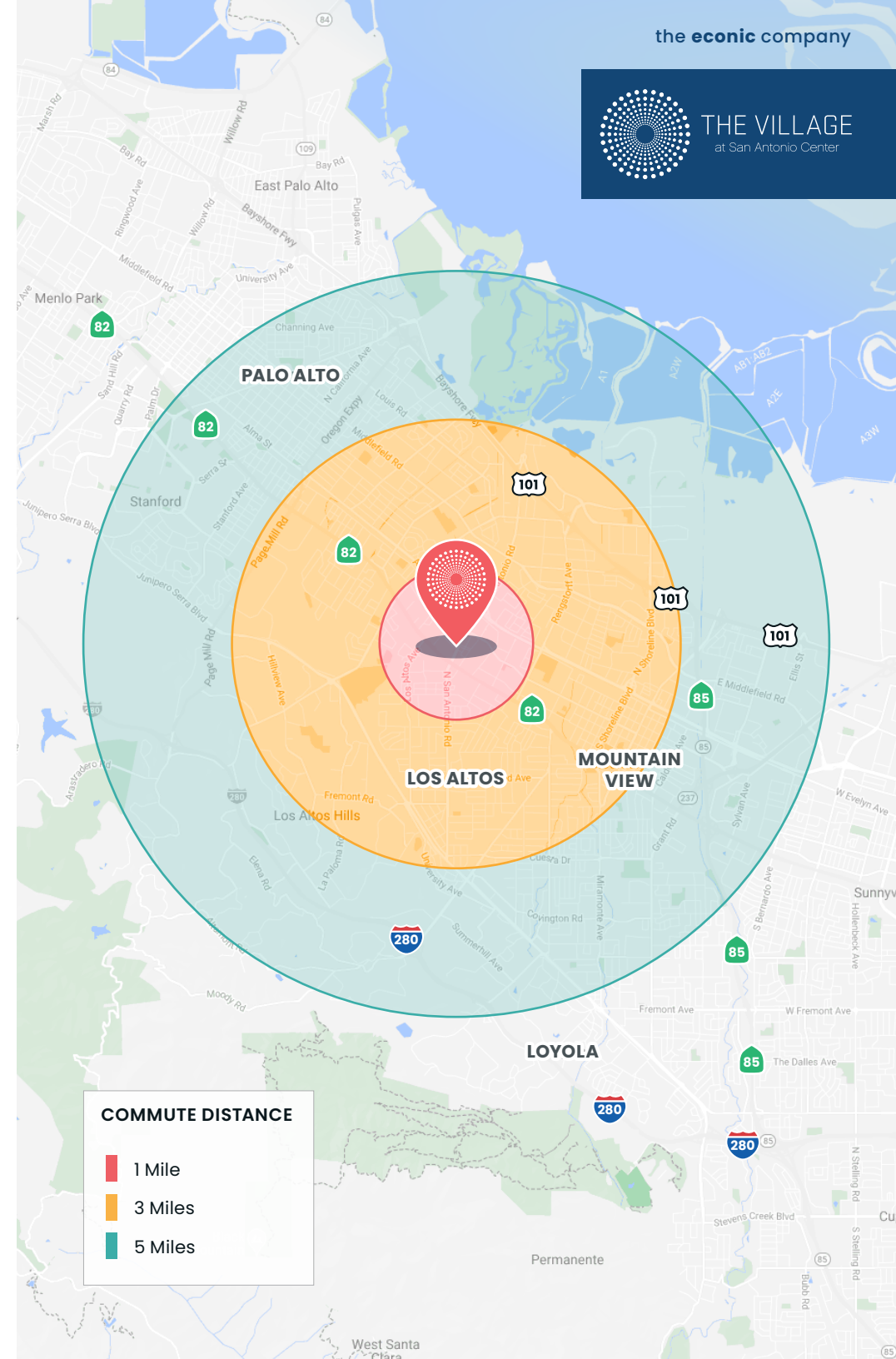
	3 MIN	5 MIN	7 MIN
Daytime Population	8,299	22,763	59,929
2025 Total Population	8,284	24,539	61,064
2030 Total Population	8,436	24,843	61,046
Median Age	36.4	38.0	38.3
2025 Housing Units	4,548	11,575	27,557
Total Owner Occupied Housing Units	21.9%	36.9%	39.8%
Total Renter Occupied Housing Units	78.1%	63.1%	60.2%
Average Household Income	\$268,995	\$286,432	\$283,879
Median Household Income	\$188,529	\$201,716	\$197,295
Per Capita Income	\$121,465	\$120,812	\$117,918
2025 Employed Pop 16+ by Occupation	5,115	14,526	35,802
Professional	60.0%	53.9%	53.1%
% White Collar Occupations	91.3%	87.1%	86.3%
% Blue Collar Occupations	4.7%	5.0%	4.7%
Average Household Size	2.13	2.37	2.40

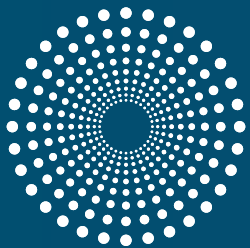


# DISTANCE DEMOS

## DEMOGRAPHICS (2025)

	1 MILE	3 MILES	5 MILES
Daytime Population	30,058	213,838	399,994
2025 Total Population	34,181	155,255	310,348
2030 Total Population	34,298	157,765	314,135
Median Age	37.2	37.7	36.9
2025 Total Households	14,426	60,844	114,488
2025 Housing Units	16,006	65,860	123,877
Total Owner Occupied Housing Units	33.6%	46.0%	47.0%
Total Renter Occupied Housing Units	66.4%	54.0%	53.0%
Average Household Income	\$272,336	\$293,523	\$294,593
Median Household Income	\$189,103	\$204,059	\$202,762
Per Capita Income	\$115,365	\$114,842	\$108,931
2025 Employed Pop 16+ by Occupation	20,438	86,365	168,960
Professional	53.0%	54.7%	52.0%
White Collar Occupations	85.9%	88.3%	85.8%
Blue Collar Occupations	5.3%	4.4%	5.8%
Average Household Size	2.36	2.45	2.55





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