

FOR LEASE

CHABOT CENTER

Prime Location Office Space Available

4637 CHABOT DR
PLEASANTON, CA 94588



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km Kidder
Mathews

CHABOT CENTER

BUILDING HIGHLIGHTS

±77,388 SF building

Located within the prestigious Hacienda Business Park

Superior building parapet and monument signage

Easy access to I-680 & I-580

BART 2.5 blocks away

Walking distance to major amenities (restaurants, hotels, banks, etc.)

Showers on-site

Superbly designed multi-tenant facility

Newly installed LED interior overhead office lights

±27,600 average daily traffic count

AVAILABLE SUITES

SUITE 118	±1,169 SF	SUITE 220	±2,423 SF
SUITE 103	±1,256 SF	SUITE 350	±8,659 SF

IAN THOMAS

925.925.1105 | ian.thomas@kidder.com

LIC N° 01279455

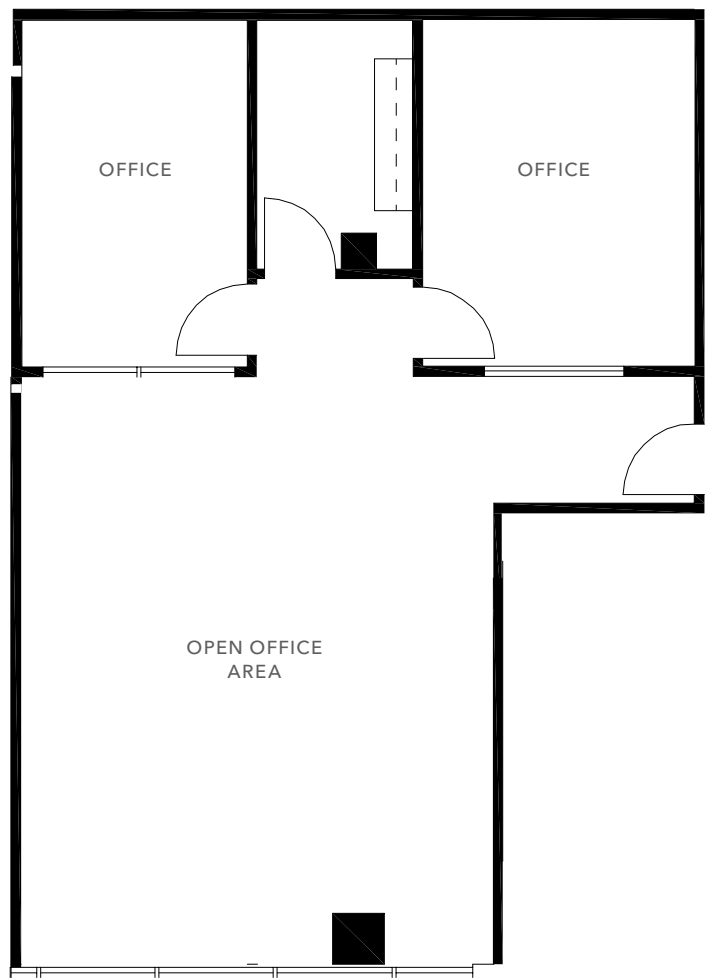


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FLOOR PLAN - SUITE 118



±1,169 SF

AVAILABLE

RATE

CONTACT BROKER

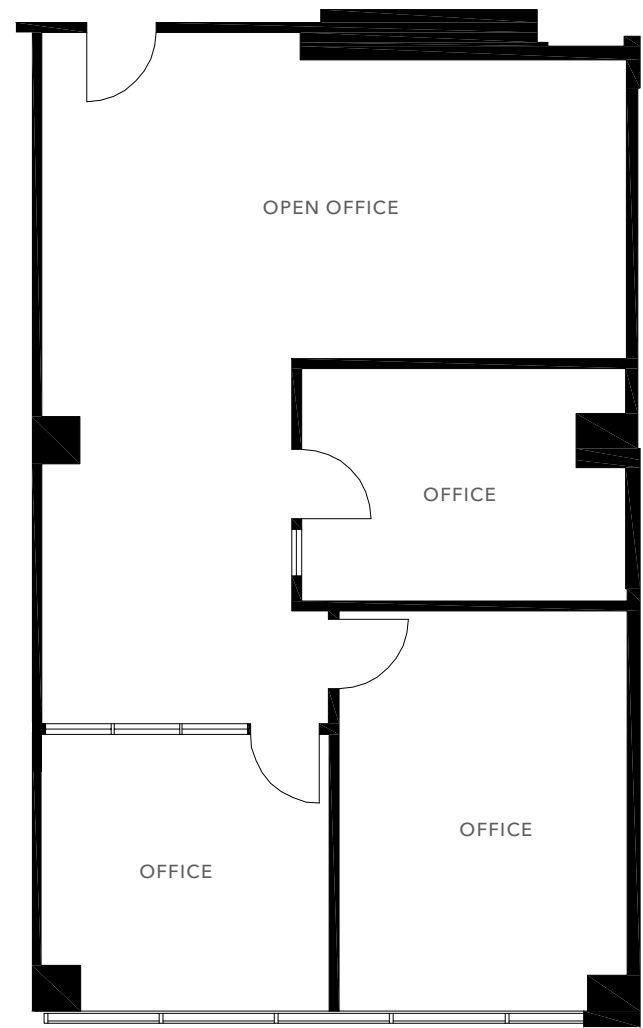
FLOOR PLAN NOT TO SCALE

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FLOOR PLAN - SUITE 103



±1,256 SF

AVAILABLE

RATE

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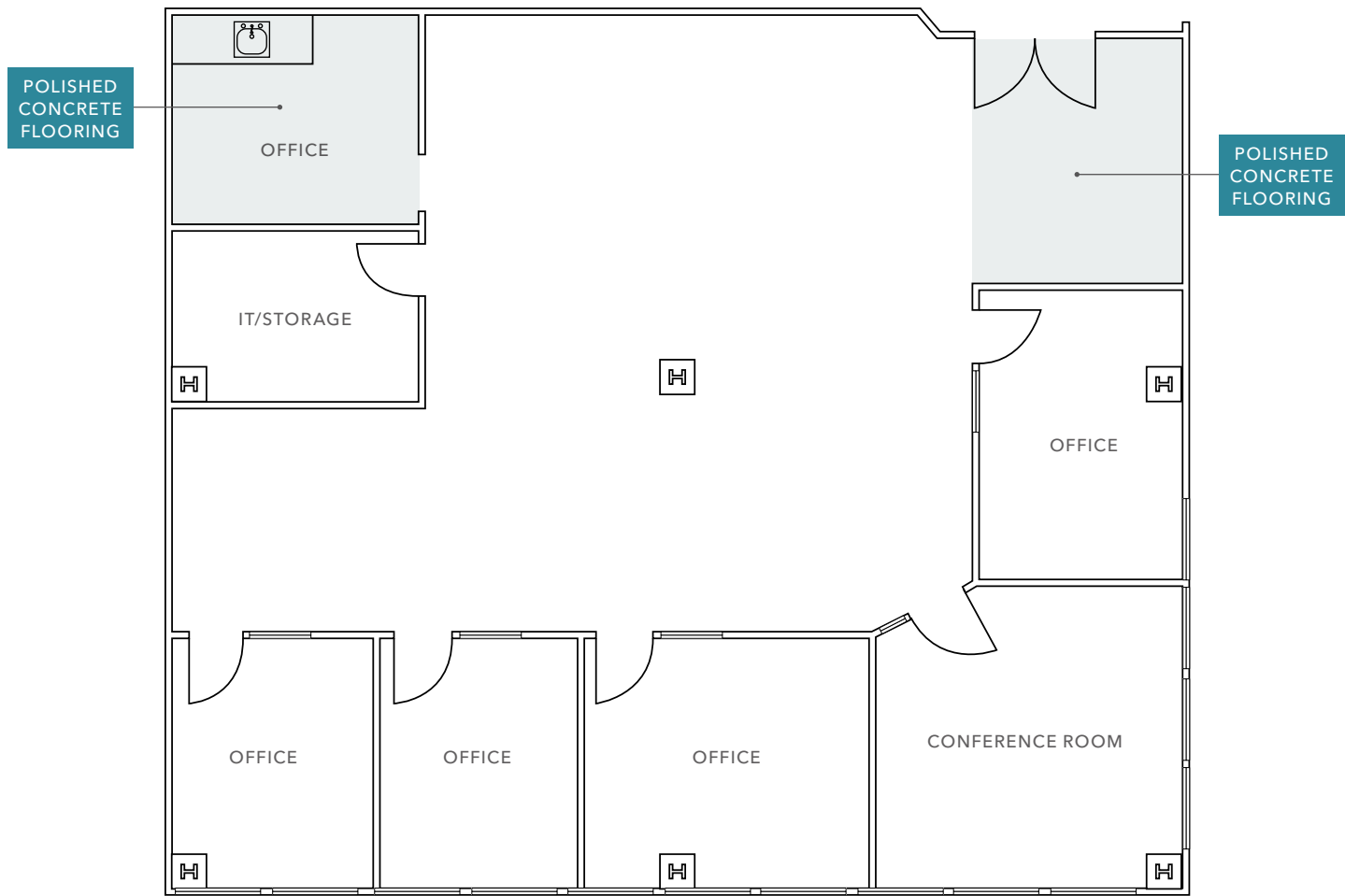
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FLOOR PLAN - SUITE 220



$\pm 2,423 SF$
AVAILABLE

RATE
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FLOOR PLAN NOT TO SCALE

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FLOOR PLAN - SUITE 350

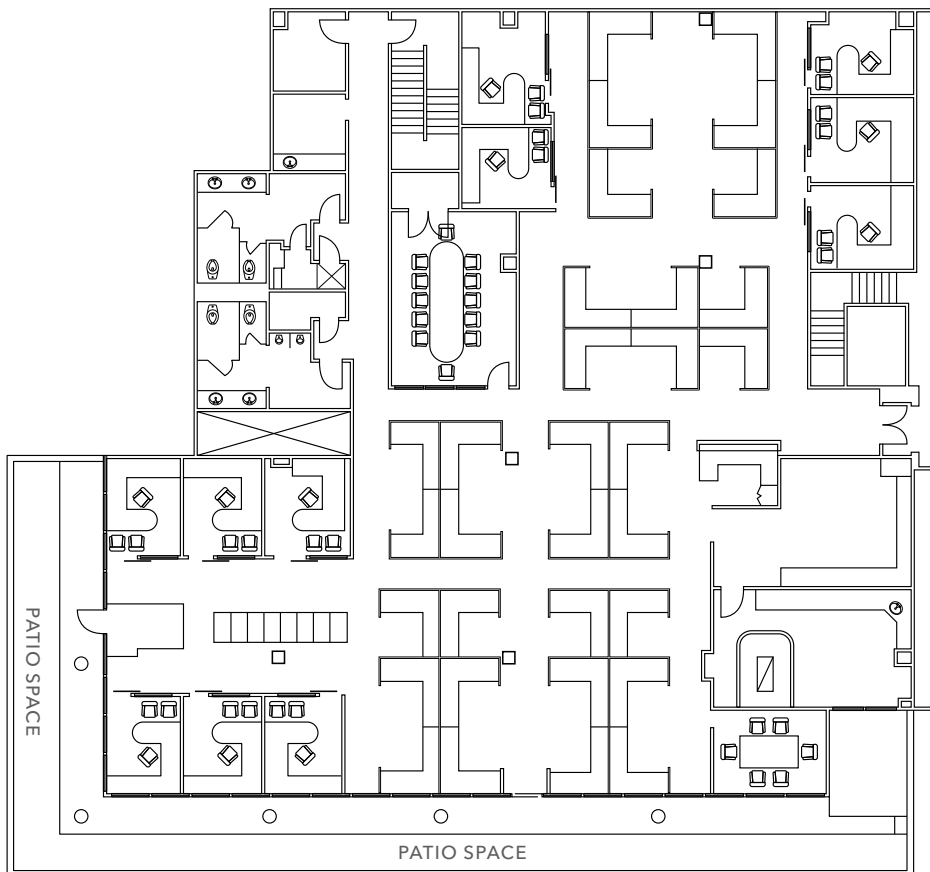
 $\pm 8,659$ SF

AVAILABLE

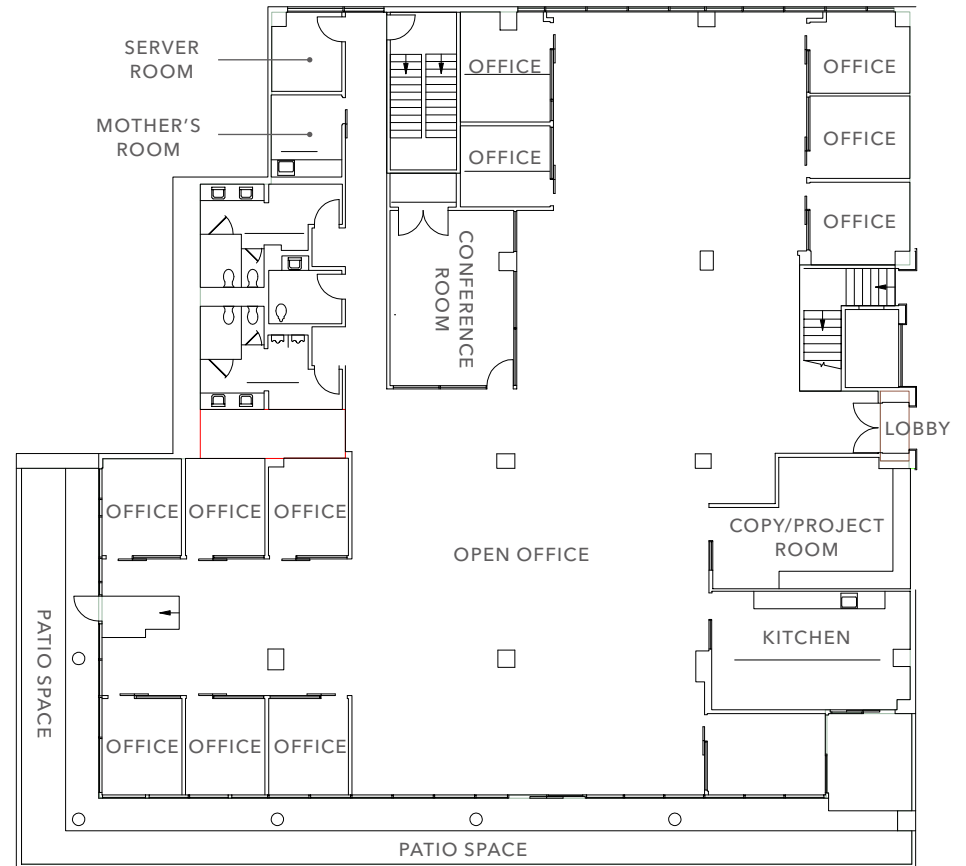
RATE

CONTACT BROKER

Current Layout



Hypothetical Layout



FLOOR PLAN NOT TO SCALE

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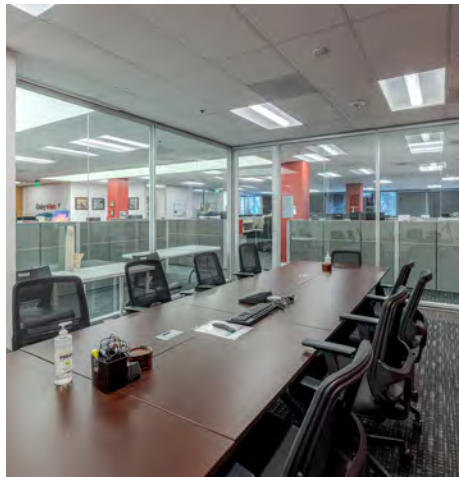
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SUITE 350

±8,659 SF
AVAILABLE

RATE
CONTACT BROKER



Suite Features

Features dirtt wall system

Building parapet signage available*

Exclusive use of large outdoor patio deck

Tenant use of existing furniture

11 private offices

32 work stations

2 conference rooms

Remodeled private restrooms

*Subject to city of Pleasanton and owner approval

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