

21-STORY MIXED-USE OFFICE AND RESIDENTIAL TOWER



**THE  
CARLYSLE**  
DOWNTOWN SAN JOSE, CA

±150,000 RSF CLASS A OFFICE  
AVAILABLE Q1'2023

1708

**CBRE**



ACQUITY  
REALTY, INC.

# THE DETAILS

The Carlyle is a Class A mixed-use high-rise development in the heart of downtown San Jose that features apartments, office space and ground floor retail.



**BUILDING TOP SIGNAGE**  
with Freeway Frontage



**150,000 SF**  
Office (5 floors)



**GROUND FLOOR**  
retail/restaurant



**21 STORIES**



**POSSIBLE "DEDICATED"**  
Ground Floor Lobby/Entrance/EBC ±5,000 RSF



**DEDICATED OFFICE**  
Elevator Core



**±290**  
Multi-Family Units



**±27,400 SF**  
Floorplates



**3-LEVELS**  
24-hour parking

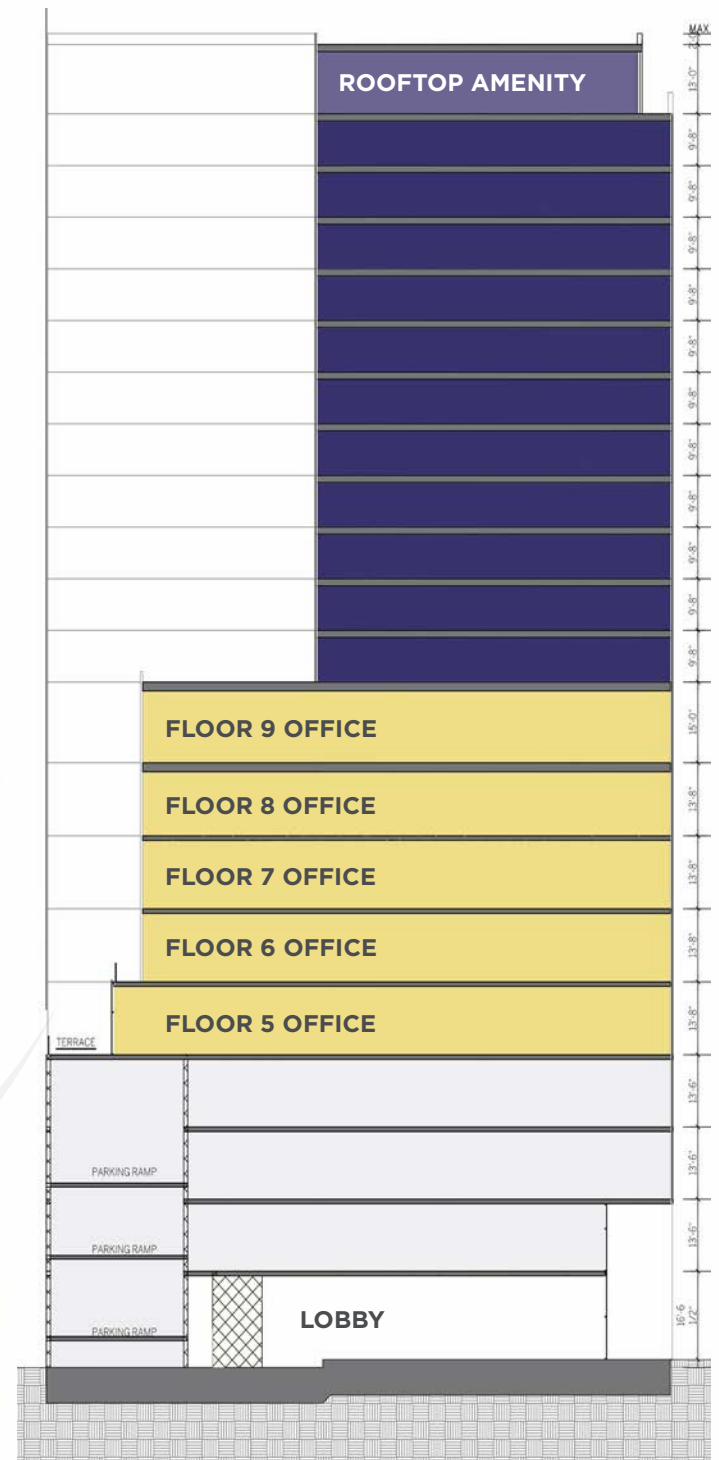


**2/1,000 PARKING**



**ROOFTOP AMENITY FLOOR**  
with gym and pool

# STACKING PLAN



# EXTERIOR RENDERING



# TYPICAL OFFICE FLOORPLAN

± 27,000 RSF



# THE LOCATION

**SAN PEDRO SQUARE**

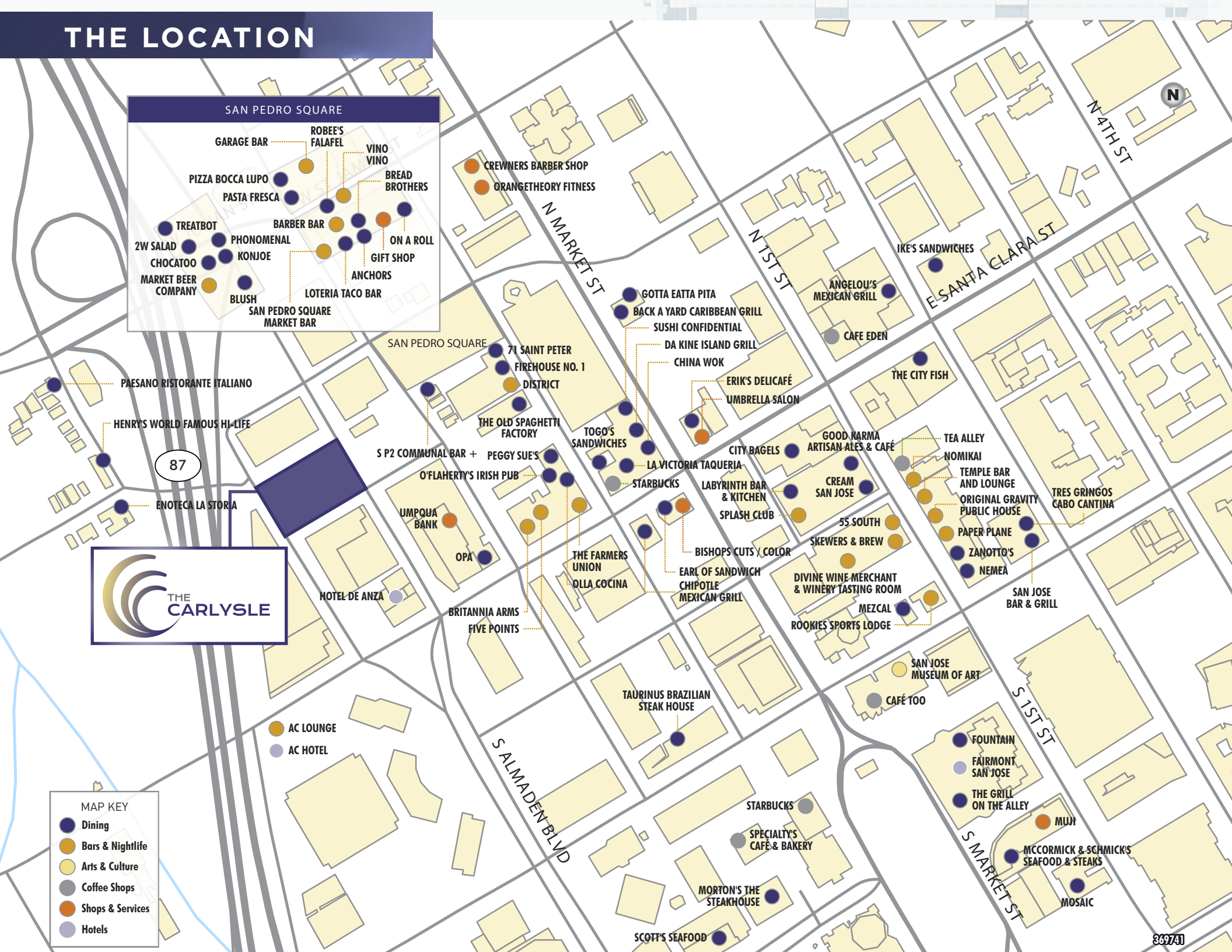
- GARAGE BAR
- ROBEE'S FALAFEL
- VINO VINO
- PIZZA BOCCA LUPO
- PASTA FRESCA
- BREAD BROTHERS
- TREATBOT
- BARBER BAR
- ON A ROLL
- 2W SALAD
- PHONOMENAL
- KONJOE
- GIFT SHOP
- MARKET BEER COMPANY
- BLUSH
- ANCHORS
- LOTERIA TACO BAR
- SAN PEDRO SQUARE MARKET BAR



**MAP KEY**

- Dining
- Bars & Nightlife
- Arts & Culture
- Coffee Shops
- Shops & Services
- Hotels

- AC LOUNGE
- AC HOTEL



# HOUSING & TRANSPORTATION MAP



**DIRIDON STATION**

- CALTRAIN
- ACE
- AMTRAK
- LIGHT RAIL
- FUTURE BART

THE CARLYLE

FUTURE BART STATION

=Recently Completed: 2,500 units      =Under Construction: 3,200 units      =Proposed: 9,000 units



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