

160

West Santa Clara

±2,000 TO ±17,500 SF
AVAILABLE



CENTURY | URBAN





BE PART OF THE Energy

160 West Santa Clara is a workplace community alive with activity and energy. With its in-house amenities and location adjacent to San Jose's best dining and retail, 160 West Santa Clara offers a destination for experiences, not just a workplace. Featuring modern office space and a vibrant mix of tenants, 160 West Santa Clara is an activated place for coming together.

Experience

WORK
DIFFERENTLY



Renovated main lobby,
common areas & elevators



Secure bike lounge
with lockers



World class tenant amenity
center, conference and
training rooms



ENERGY STAR
Certified Building



On-site fitness and
yoga center



Easy access to Caltrain,
VTA, and BART



Ample, secure on-site
parking garage w/ EV
charging



Across the street from
San Pedro Square and steps
away from downtown's
finest amenities





Rev Up

YOUR ROUTINE

Workouts, hangouts, training, meetings – it’s all at HUB160, our dedicated tenant amenity space. Featuring a casual lounge, yoga studio, upscale fitness and locker rooms, and multiple meeting rooms, HUB160 is where work and wellbeing come together.



Conference room
(capacity 12)



Training center
(capacity 30)



Exclusive lounge
with cafe bar and
catering kitchen



Fitness center
and yoga studio



Locker rooms
with showers

Your Gateway

TO THE BEST
OF SAN JOSE

With global cuisine, arts & cultural venues, parks, and shopping at your doorstep, 160 West Santa Clara offers an exceptional combination of convenience and urban energy. Locating here offers your top talent the lifestyle-centric workplace they're looking for, with an easy commute no matter how they get here.

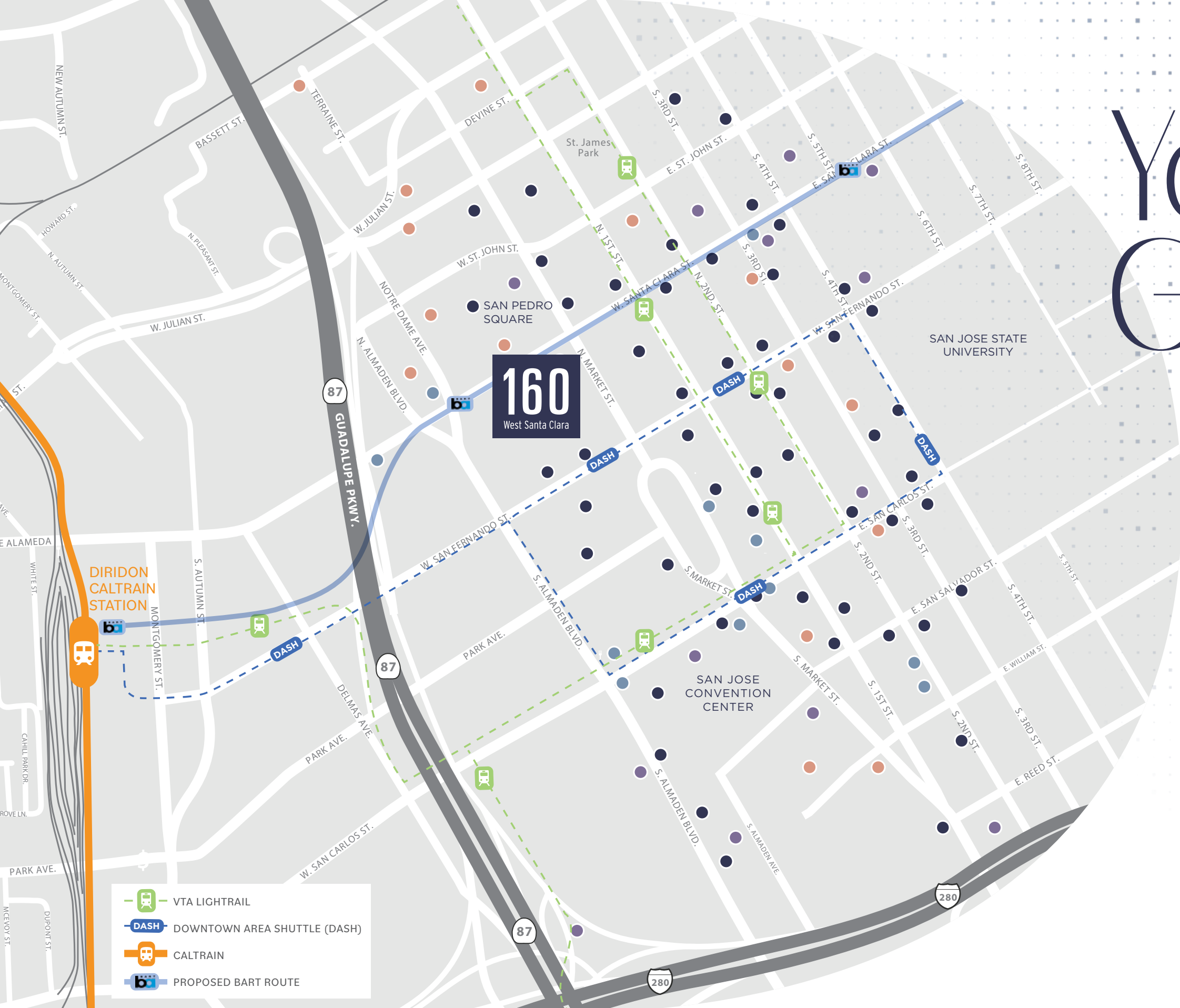
168+ CAFES & EATERIES

1500+ HOTEL ROOMS

16+ APARTMENT & CONDOMINIUM PROJECTS

13+ PARKING GARAGES

80+ CALTRAIN WEEKDAY STOPS



WHY Downtown San Jose



TAX BENEFITS

2-year business tax exception*



PARKING INCENTIVES

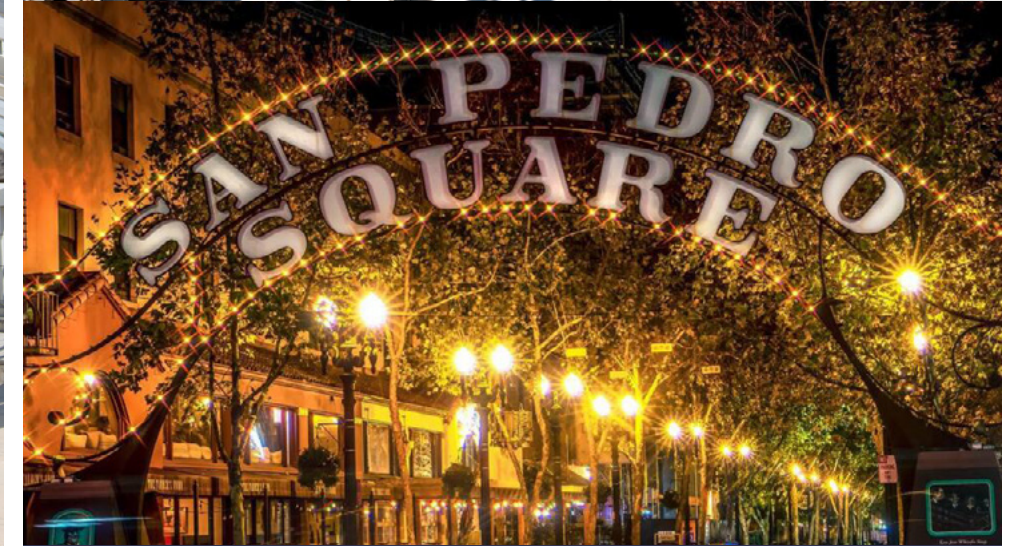
Free downtown parking for 2 years
2 permits per 1,000 SF*



ROBUST RETAIL

Over 160 café & eatery options within a
10-minute walk

** Businesses new to downtown
(Call for more information)*



Situated at the Gateway to San Pedro Square



Ample Residential Opportunities
2,000 new units since 2020



Vibrant Nightlife
Evening activity up 15% since pandemic








Community Engagement
Street Closures
Makers Fairs
Beautification and Mural Program

A Growth Mindset

Choose from a range of suites with energizing natural light and high-end finishes. Contiguous available suites create the opportunity to customize and expand for growth and fully furnished suites offer move-in ready space for those decisive decision makers.



CURRENT AVAILABILITIES:

SUITE	SIZE	NOTES
625	±2,001 SF	
1025	±2,203 SF	
 925	±2,657 SF	 ★
1015	±2,795 SF	
715	±3,302 SF	
475	±4,982 SF	
1015/1025	±4,998 SF	
 775	±5,295 SF	★
 525	±5,843 SF	 ★
102/202	±8,466 SF	
575	±9,311 SF	
800	±12,881 SF	
525/575	±15,154 SF	
11th Floor	±17,505 SF	

 = FURNISHED ★ = MARKET READY

LESS WAITING,
**More
Working**

Avoid months of construction and get your team working together now in beautifully renovated, furnished spec suites – without the wait. Featuring high-quality finishes, abundant natural light, and warm, inviting spaces for casual meetings or solo work, our move-in ready suites are designed for you to upgrade your environment easily and quickly.

Furnished Suites:

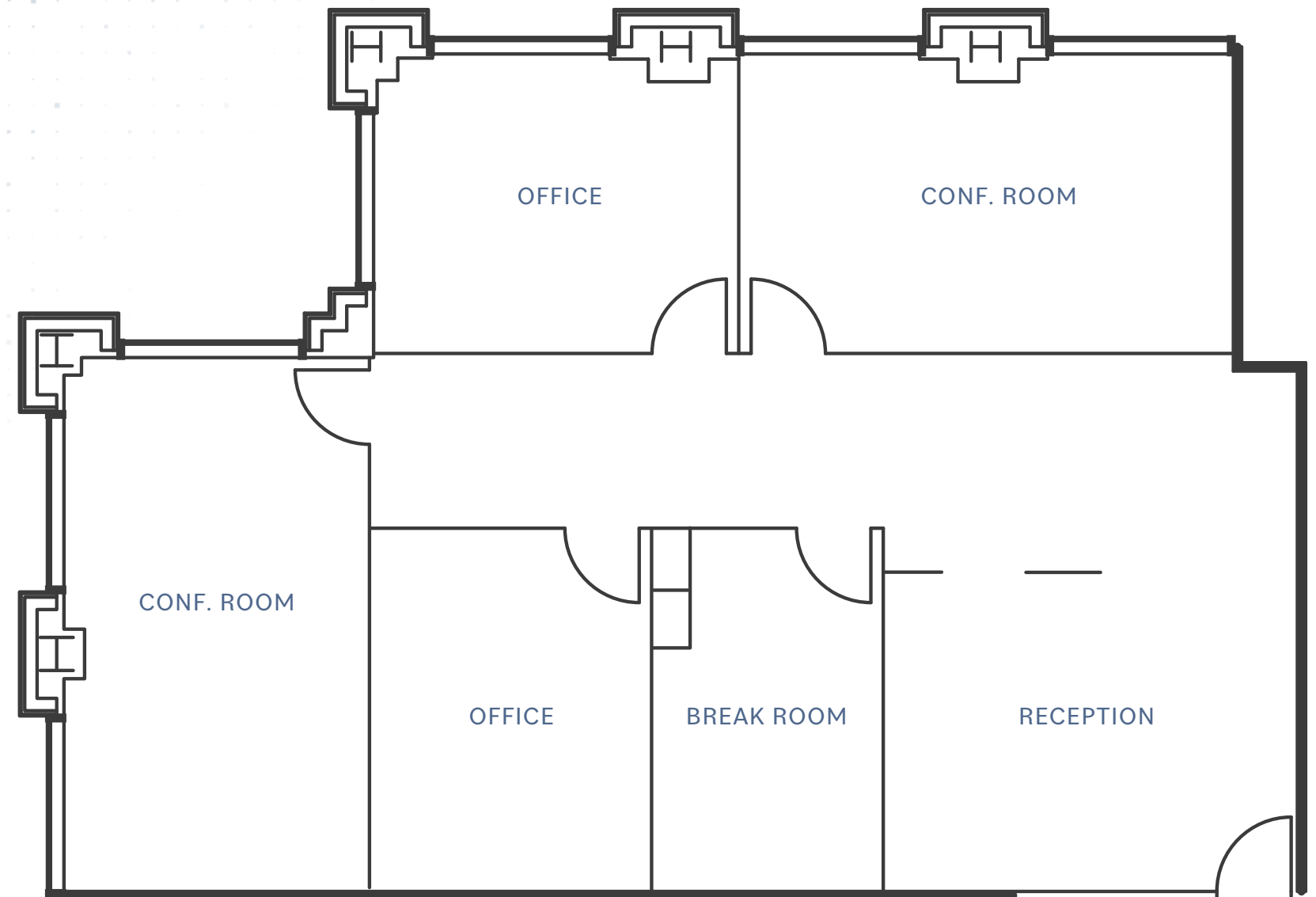
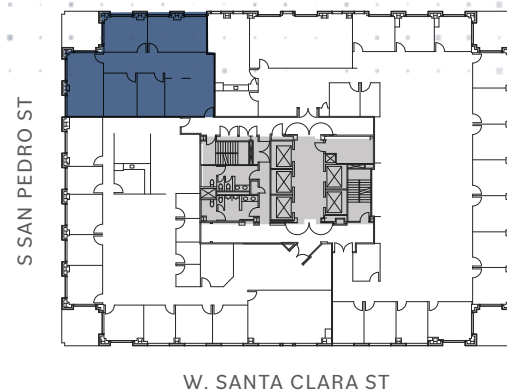
Suite 925	±2,657 SF
Suite 525	±5,843 SF



Suite 625

±2,001 SF

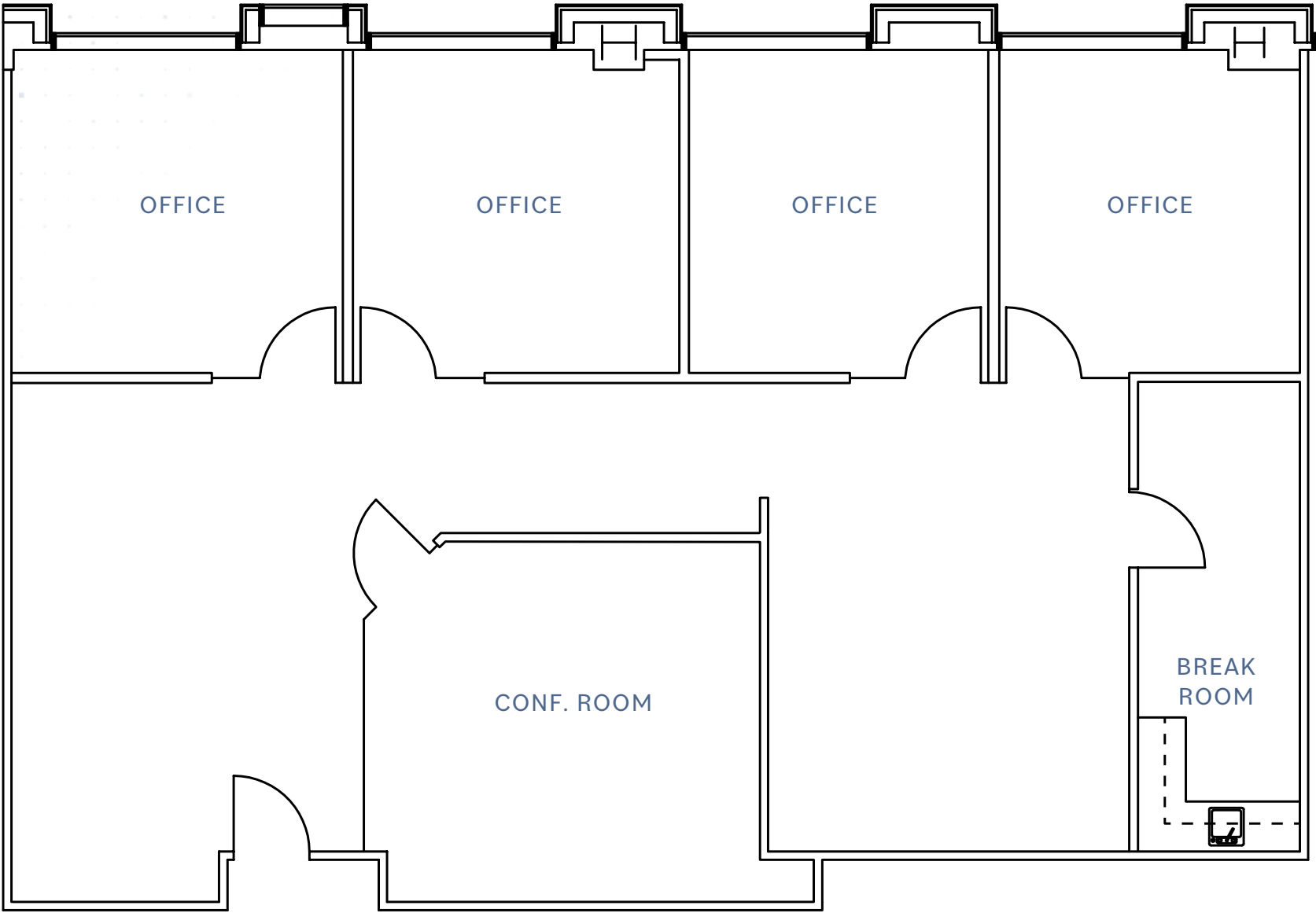
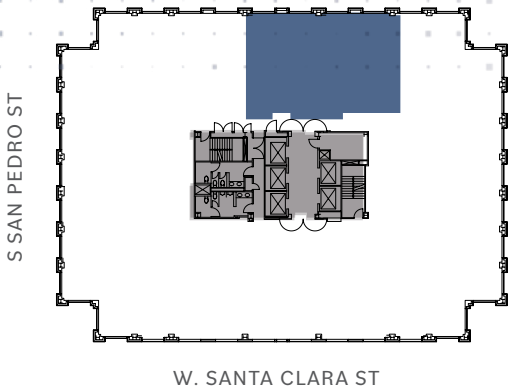
- 2 OFFICES
- 2 CONFERENCE ROOMS
- 1 BREAK ROOM



Suite 1025

±2,203 SF

- 4 OFFICES
- 1 CONFERENCE ROOM
- BREAK ROOM
- AVAILABLE NOW

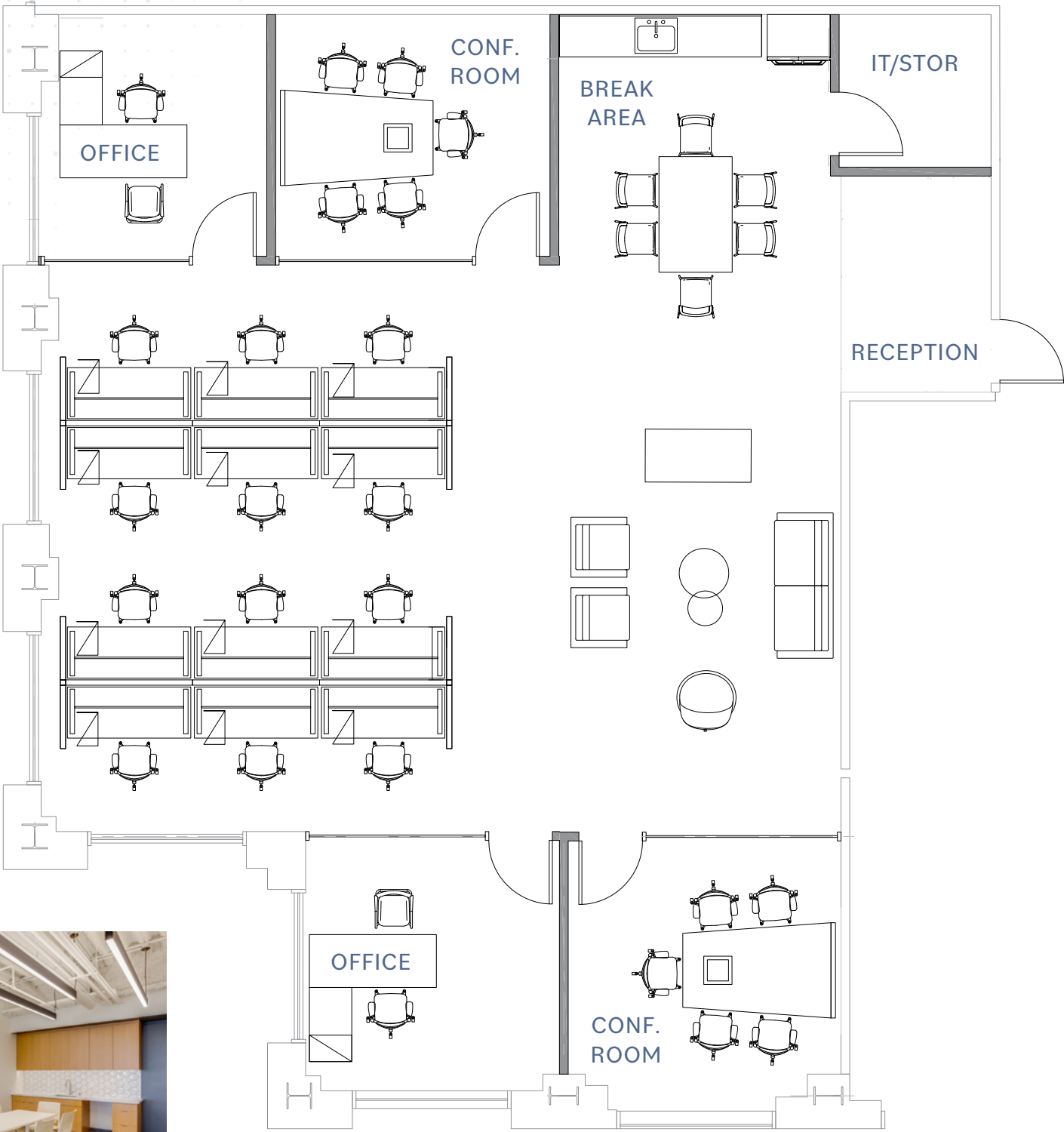
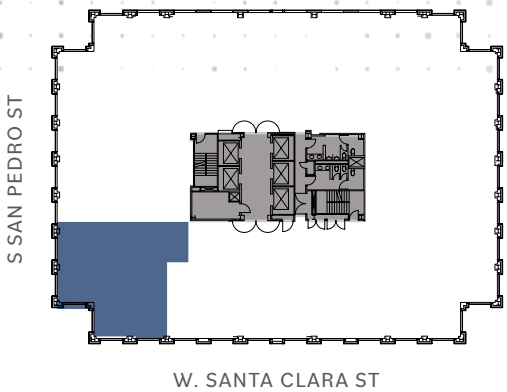


Suite 925

MARKET READY
FULLY FURNISHED
±2,657 SF

- 2 OFFICES
- 2 CONFERENCE ROOMS
- BREAK AREA
- IT/STORAGE ROOM
- AVAILABLE NOW

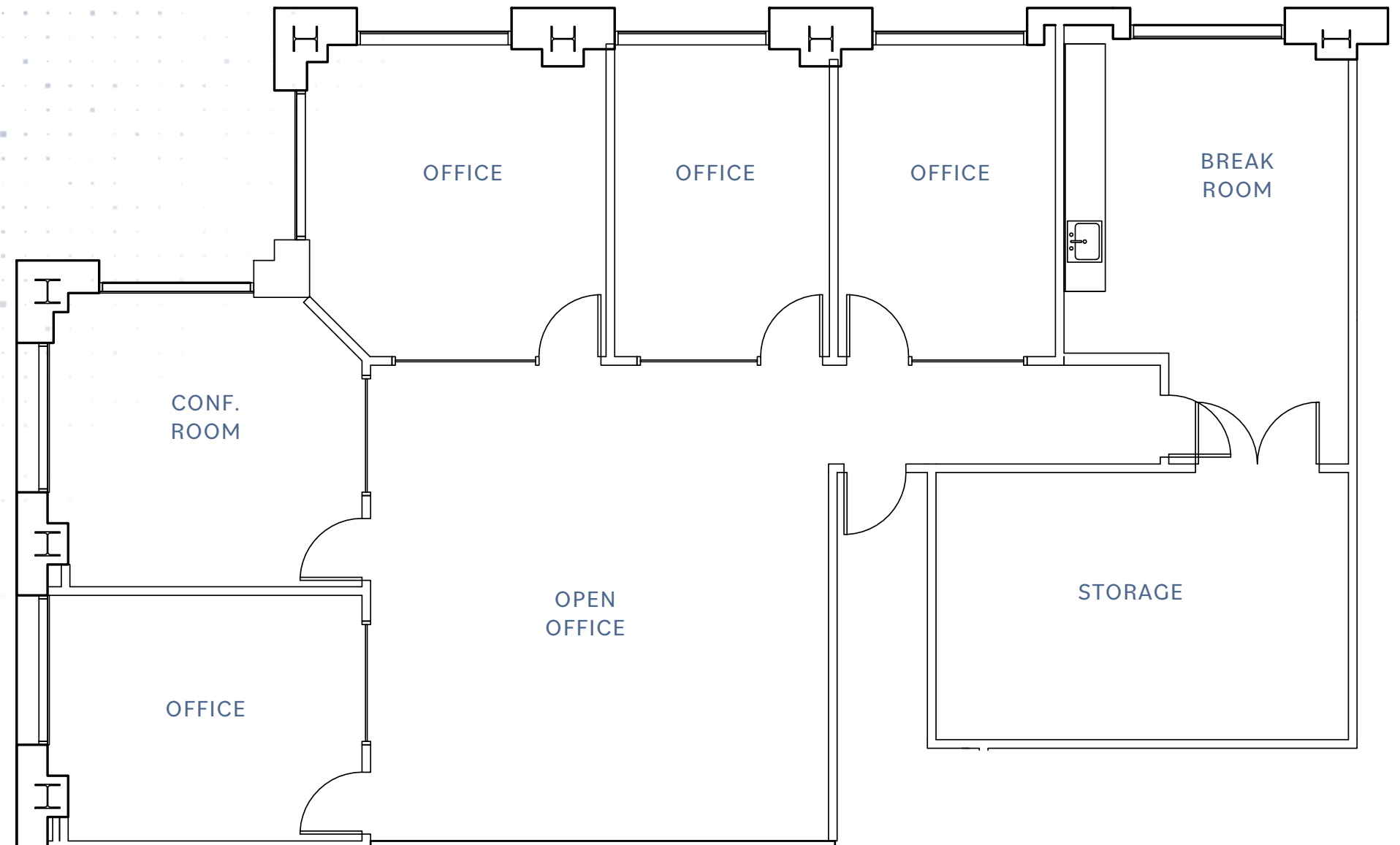
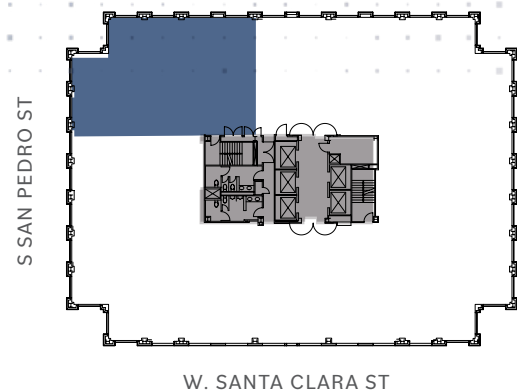
CLICK HERE FOR VIRTUAL TOUR



Suite 1015

±2,795 SF

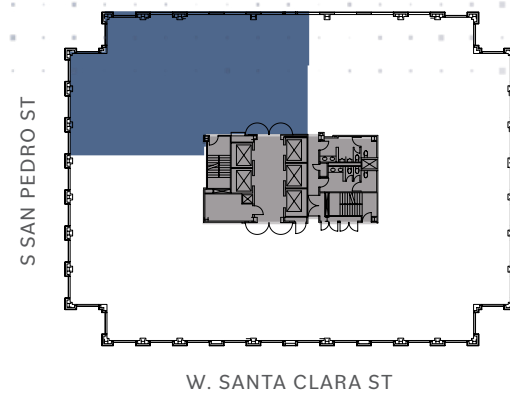
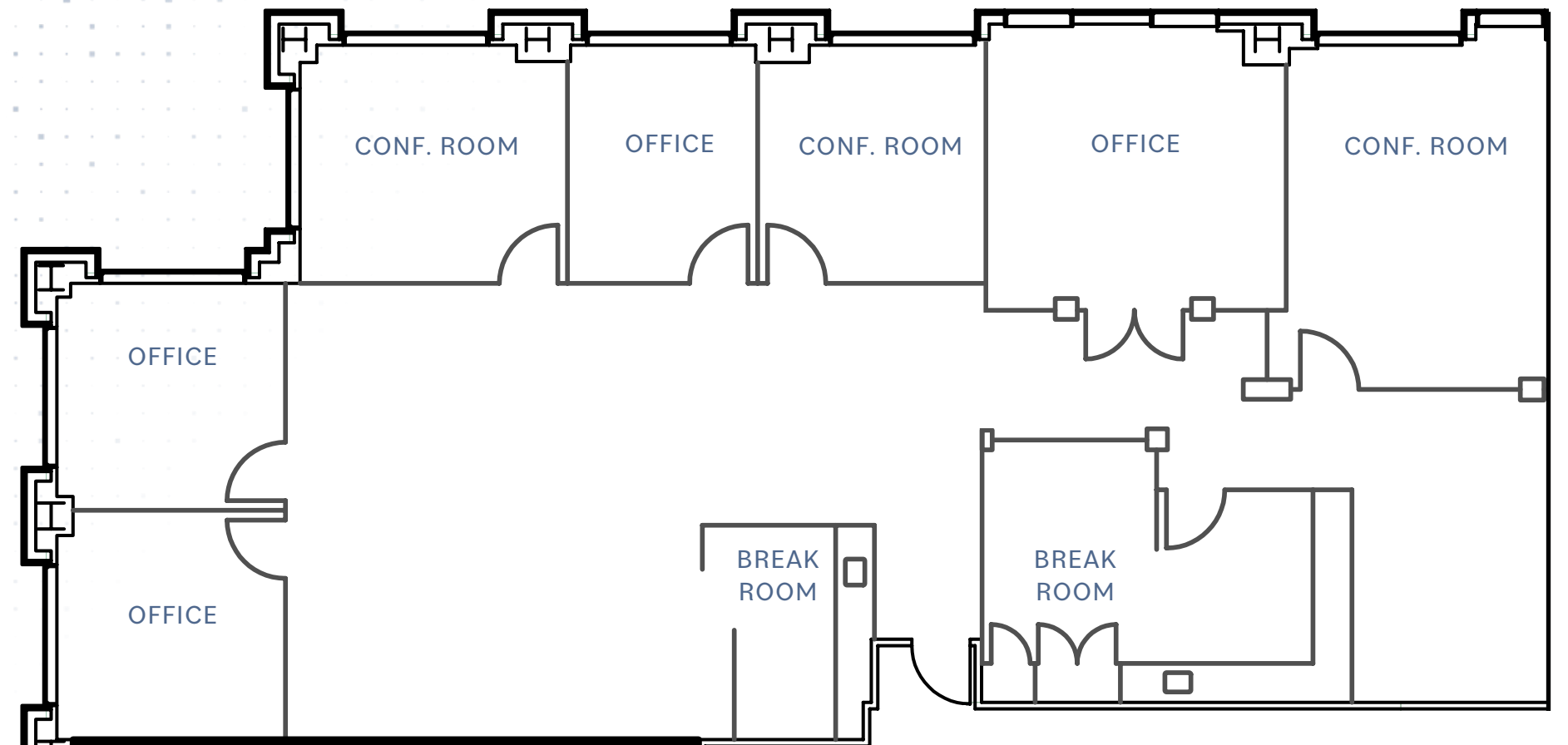
- 4 OFFICES
- CONFERENCE ROOM
- BREAK ROOM
- STORAGE ROOM
- AVAILABLE NOW



Suite 715

±3,302 SF

- 3 OFFICES
- 2 CONFERENCE ROOMS
- BREAK ROOM
- AVAILABLE NOW



Suite 475

±4,982 SF

AS-IS

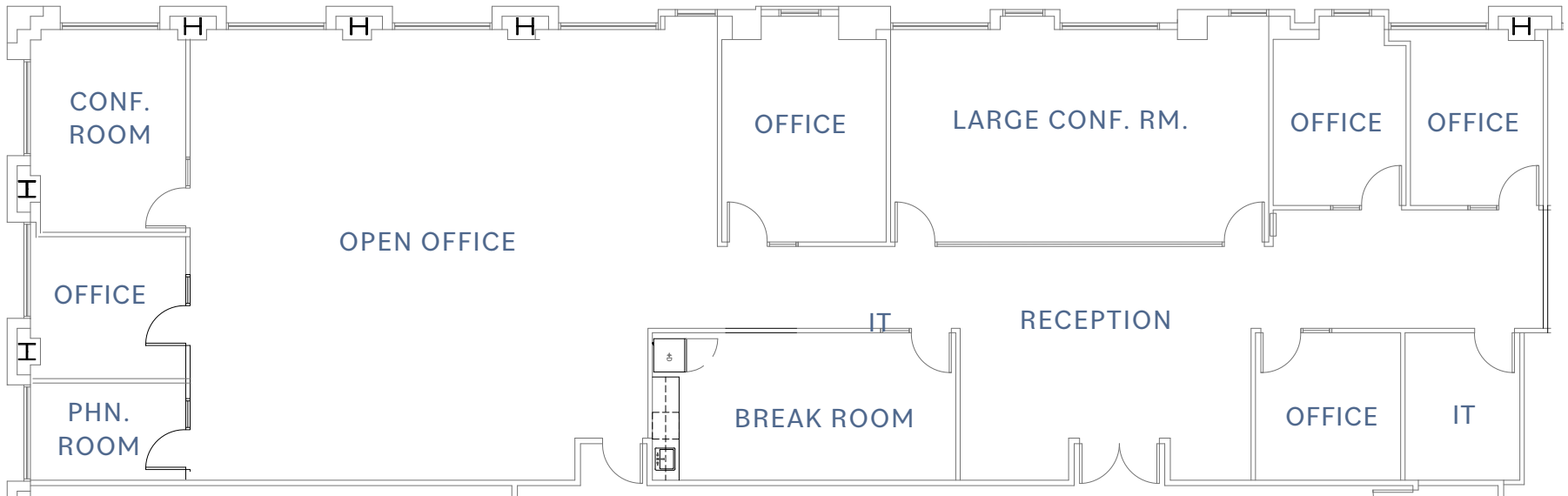
- 9 OFFICES
- 2 CONFERENCE ROOMS
- 1 IT ROOM
- 1 PHONE ROOM
- AVAILABLE NOW

CONCEPTUAL

- 6 OFFICES
- 1 CONFERENCE ROOM
- 1 BREAK ROOM
- 1 IT ROOM



AS-IS PLAN

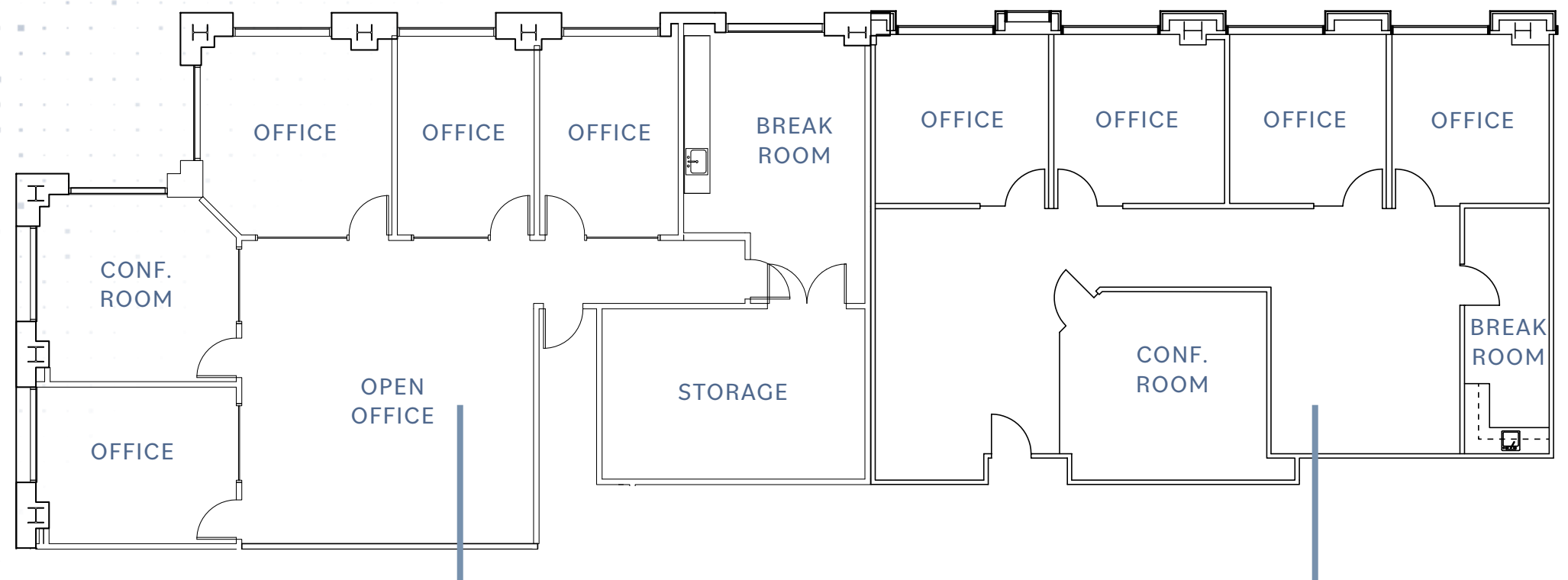


CONCEPTUAL PLAN

Suite 1015/1025

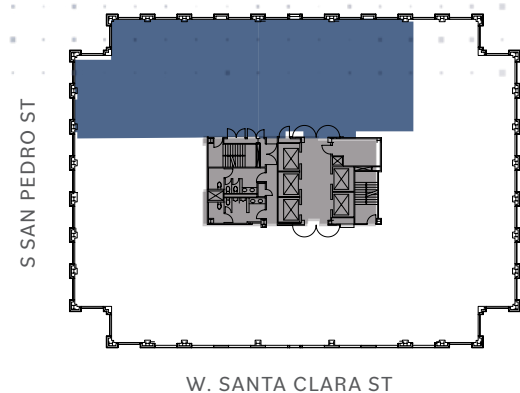
±4,998 SF

- 8 OFFICES
- 2 CONFERENCE ROOMS
- 2 BREAK AREAS
- 1 STORAGE ROOM
- AVAILABLE NOW



SUITE 1015
±2,795 SF

SUITE 1025
±2,203 SF

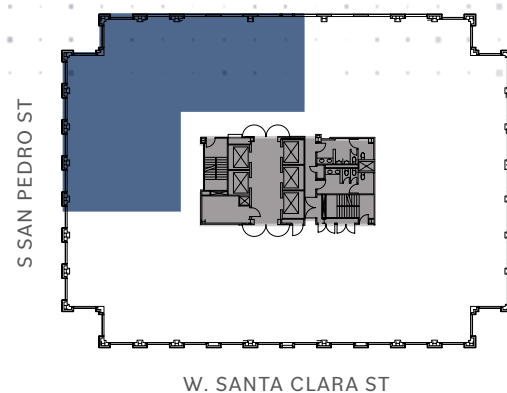
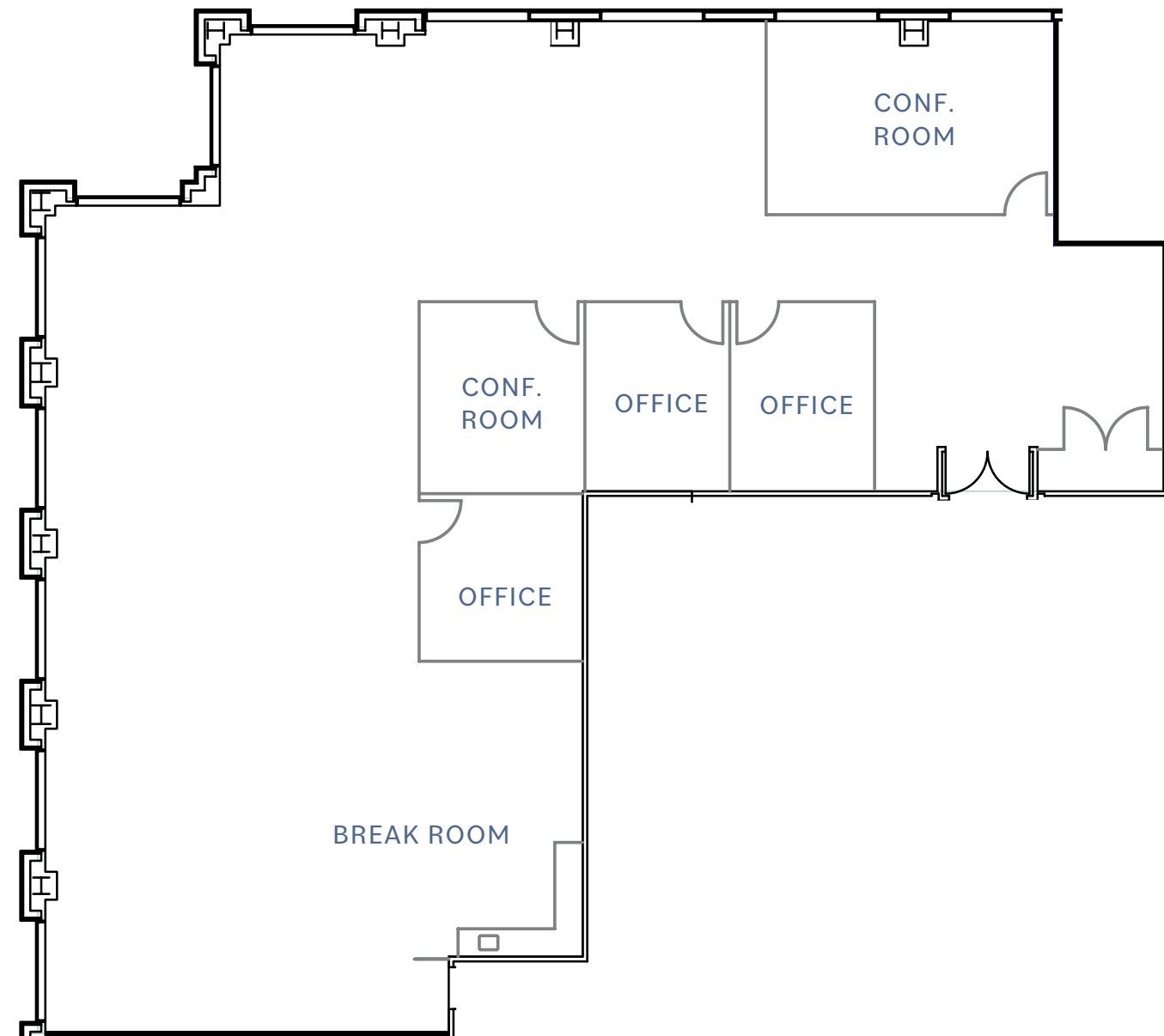


Suite 775

MARKET READY
±5,295 SF

- 3 OFFICES
- 2 CONFERENCE ROOMS
- 1 BREAK ROOM
- AVAILABLE NOW

[CLICK HERE FOR VIRTUAL TOUR](#)

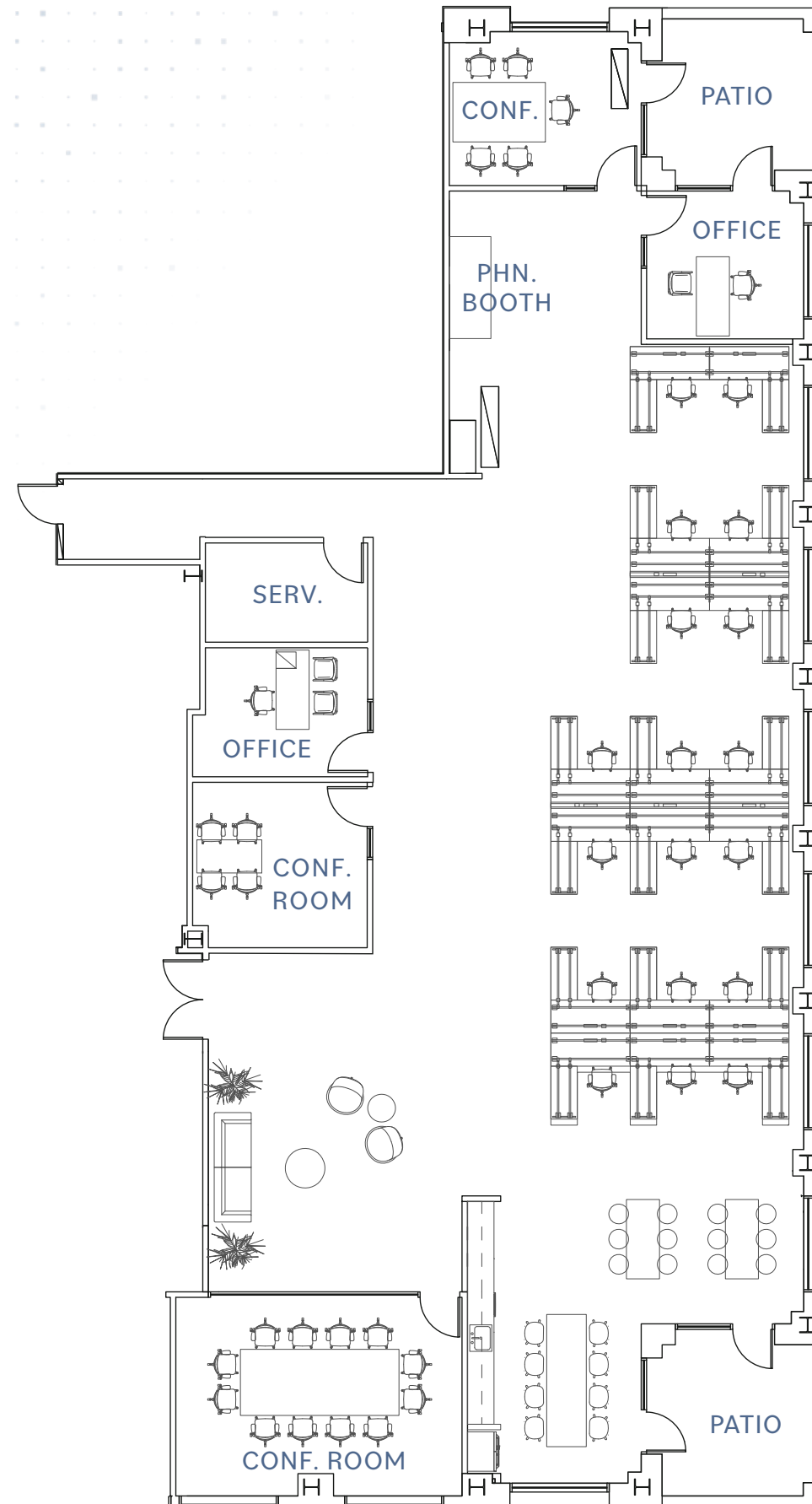
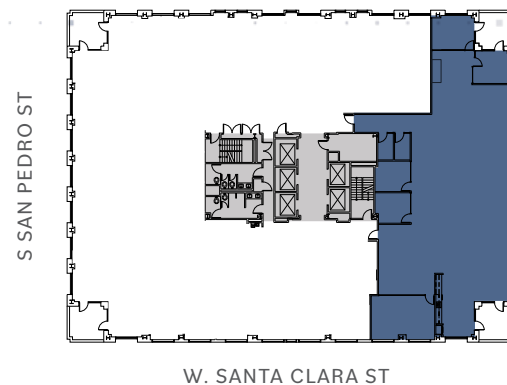


Suite 525

±5,843 SF

- FURNISHED MARKET READY
- 18 WORKSTATIONS
- 3 CONFERENCE ROOMS
- 2 OFFICES
- 2 OUTDOOR PATIOS
- 1 PHONE BOOTH
- SERVER ROOM
- AVAILABLE NOW

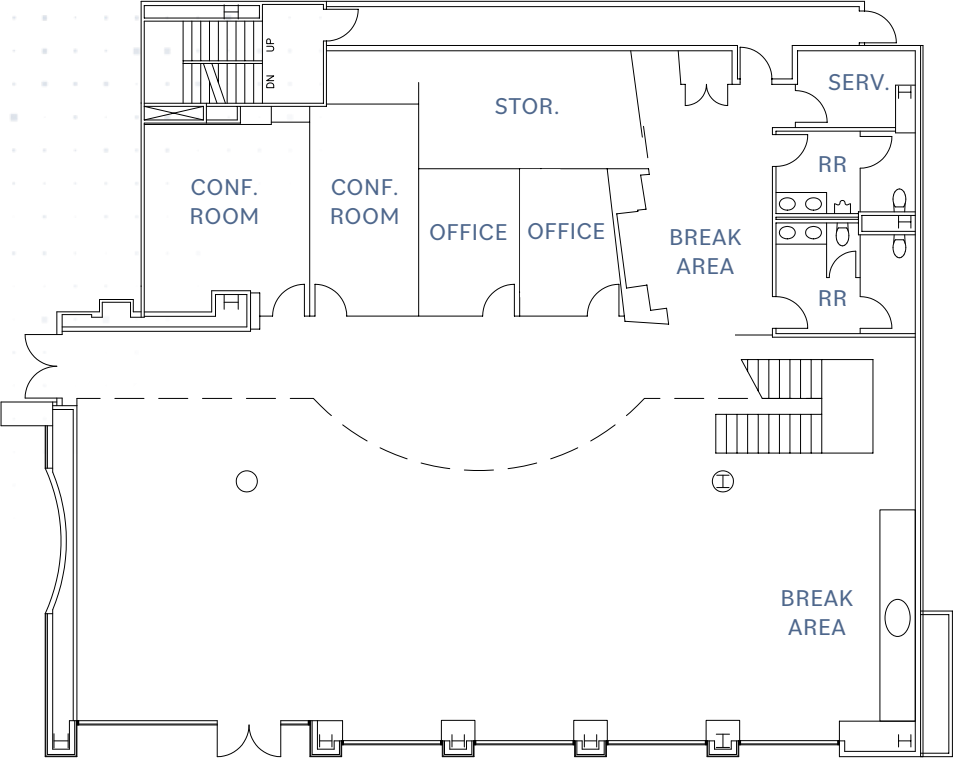
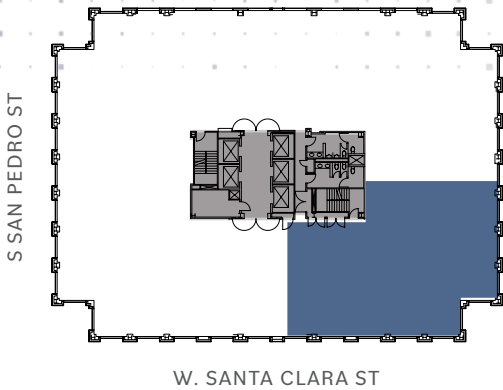
[CLICK HERE FOR VIRTUAL TOUR](#)



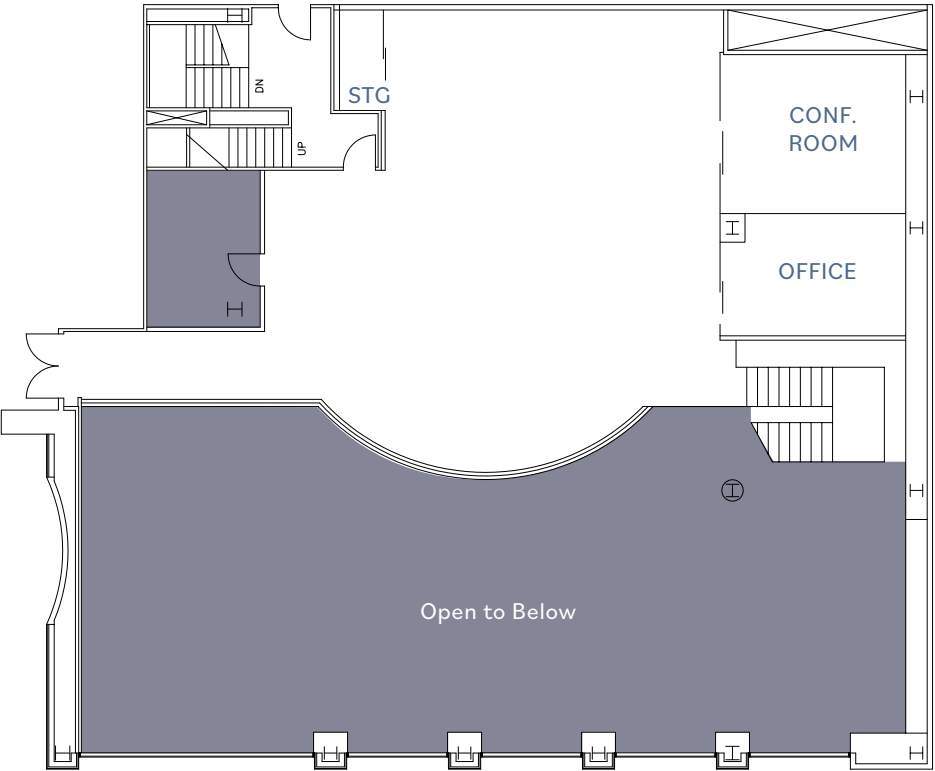
Suite 102/202

±8,466 SF

- 3 OFFICES
- 3 CONFERENCE ROOMS
- 2 BREAK AREAS
- 1 STORAGE ROOM
- IN-SUITE RESTROOMS
- 2 LEVELS INCLUDING MEZZANINE
- AVAILABLE NOW



FIRST FLOOR

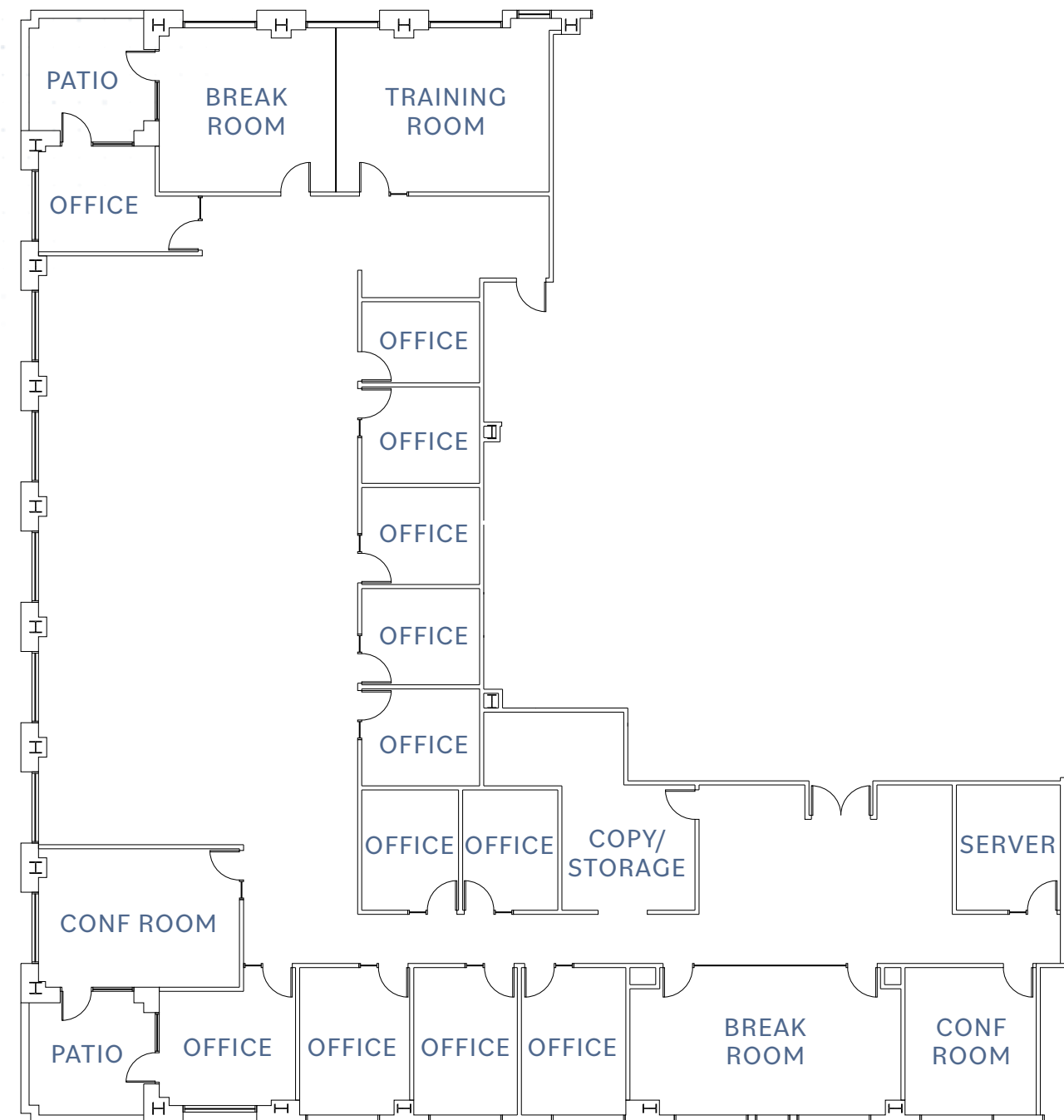
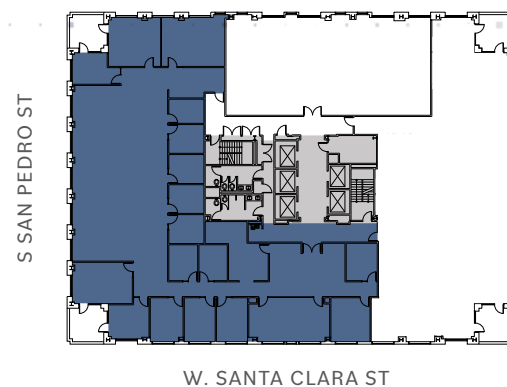


SECOND FLOOR

Suite 575

±9,311 SF

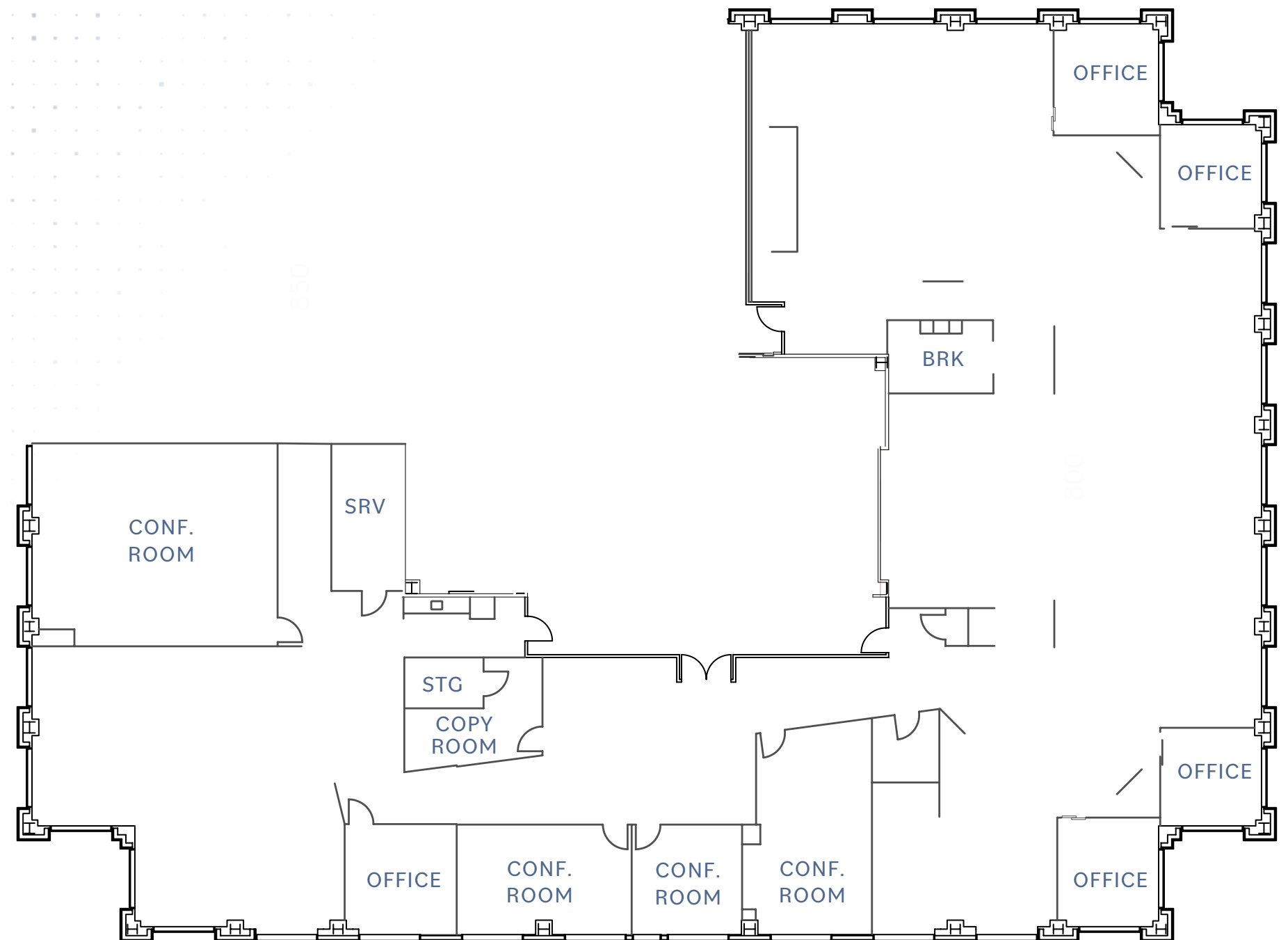
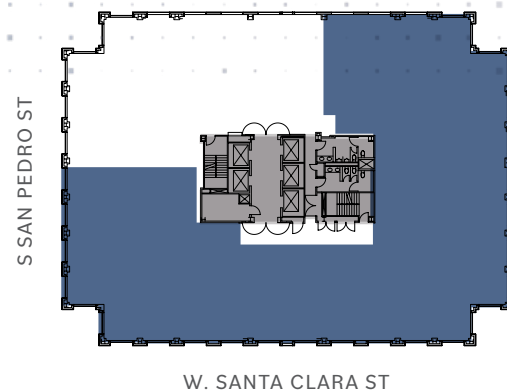
- AVAILABLE AS OF 7/1/2025
- 12 OFFICES
- 2 CONFERENCE ROOMS
- 2 BREAK ROOMS
- 2 OUTDOOR PATIOS
- TRAINING ROOM
- SERVER ROOM
- COPY/STORAGE



Suite 800

±12,881 SF

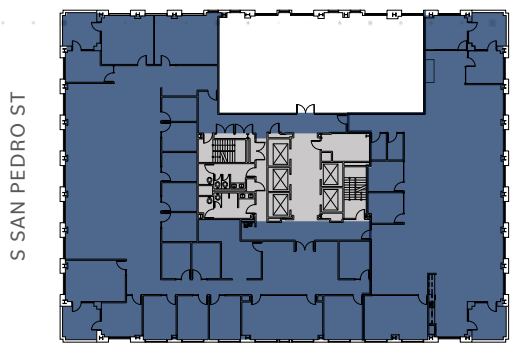
- 5 OFFICES
- 4 CONFERENCE ROOMS
- 2 SERVER ROOMS
- 1 BREAK ROOM
- 1 COPY ROOM
- AVAILABLE NOW



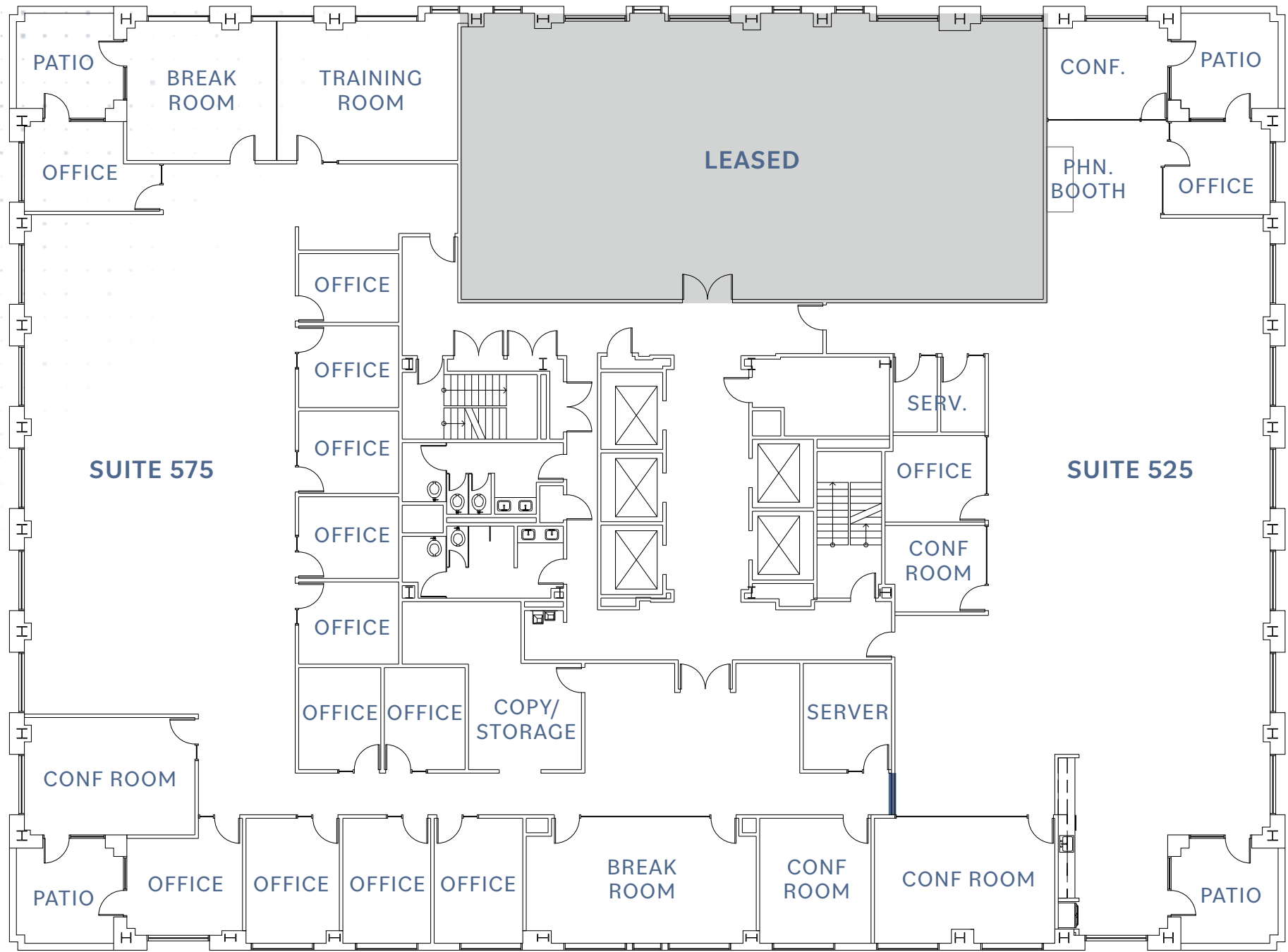
Suite 525/575

CONTIGUOUS ±15,154 SF

- 14 OFFICES
- 5 CONFERENCE ROOMS
- 4 OUTDOOR PATIOS
- 2 SERVER ROOMS
- 1 PHONE BOOTH
- 2 BREAK ROOMS
- 4 OUTDOOR PATIOS
- COPY/STORAGE



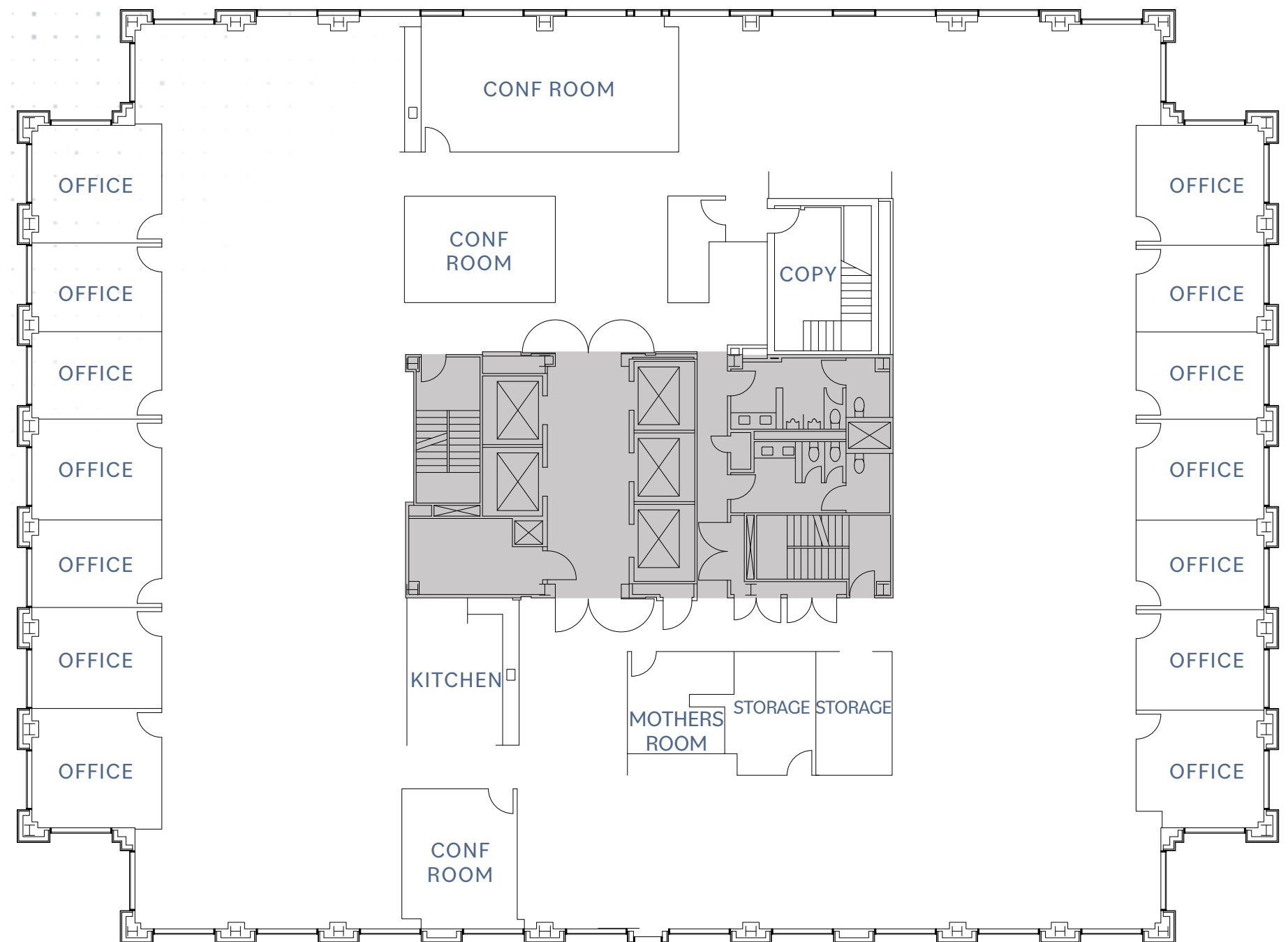
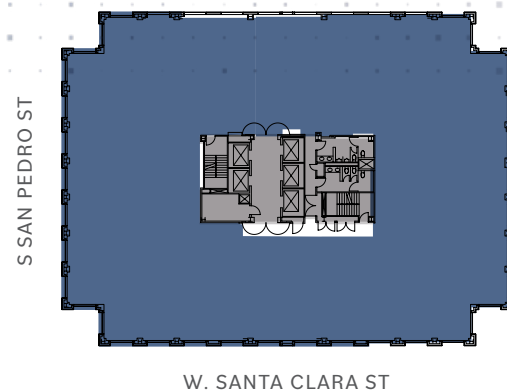
W. SANTA CLARA ST



11th Floor

±17,505 SF

- AVAILABLE AS OF 11/1/2025
- 14 OFFICES
- 3 CONFERENCE ROOMS
- 2 STORAGE ROOMS
- MOTHER'S ROOM
- KITCHEN
- COPY ROOM



160

West Santa Clara

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