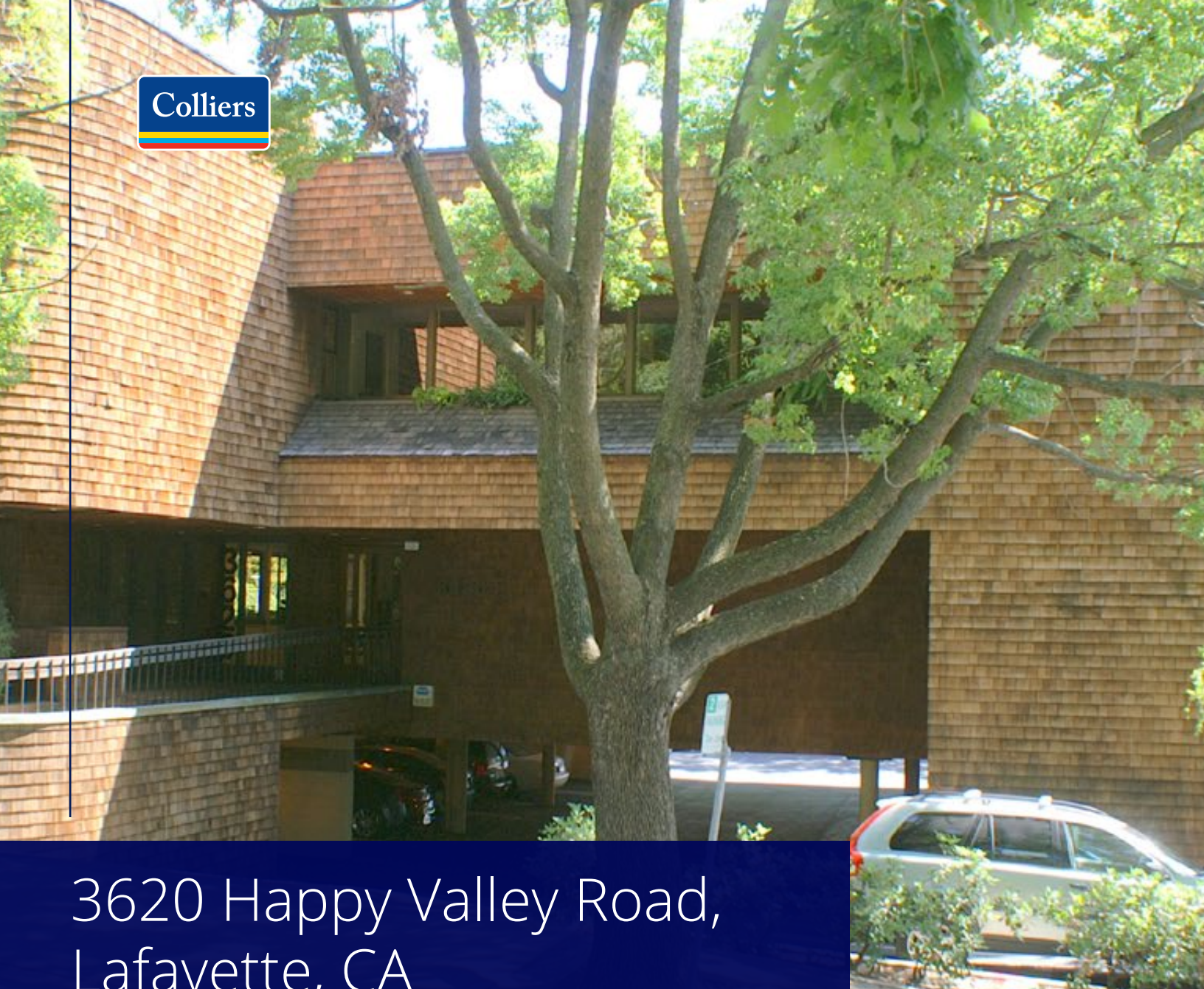




Colliers

3620 Happy Valley Road,
Lafayette, CA

For Lease

Suite 101 | ±1,237 RSF

Suite 103 | ±1,188 RSF

Suite 202 | ±920 RSF

Contact Broker

Peter Gutzwiller

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Prime Office Space Contiguous to BART

Lafayette Centre | 3620 Happy Valley Road, Lafayette, CA

Lafayette Centre offers premium office suites available for lease:

- Suite 101 | ±1,237 RSF
- Suite 103 | ±1,188 RSF
- Suite 202 | ±920 RSF

Suite 101: Enter Suite 101 directly from the building lobby. It includes an attractive reception, spacious workstations & storage, with three private offices.

Suite 103: Just off the lobby, includes an attractive reception, three private offices – one quite large – and a spacious lunch break / store room w/ sink & refrigerator.

Suite 202: Offers a welcoming reception area, workstations, one private office, and a spacious conference/private office.

- Each office suite comes with reserved parking spaces in the covered garage, dedicated and included with the lease at no charge.
- All office suites will be professionally painted prior to occupancy w/ tenant's choice of colors. All Suites have both Comcast & AT&T high-speed fiber internet options.
- Rental Rates are at market, approximately \$3.95/RSF. Leases are "Full Service" including five day janitorial, full HVAC services, all utilities and reserved garage parking.

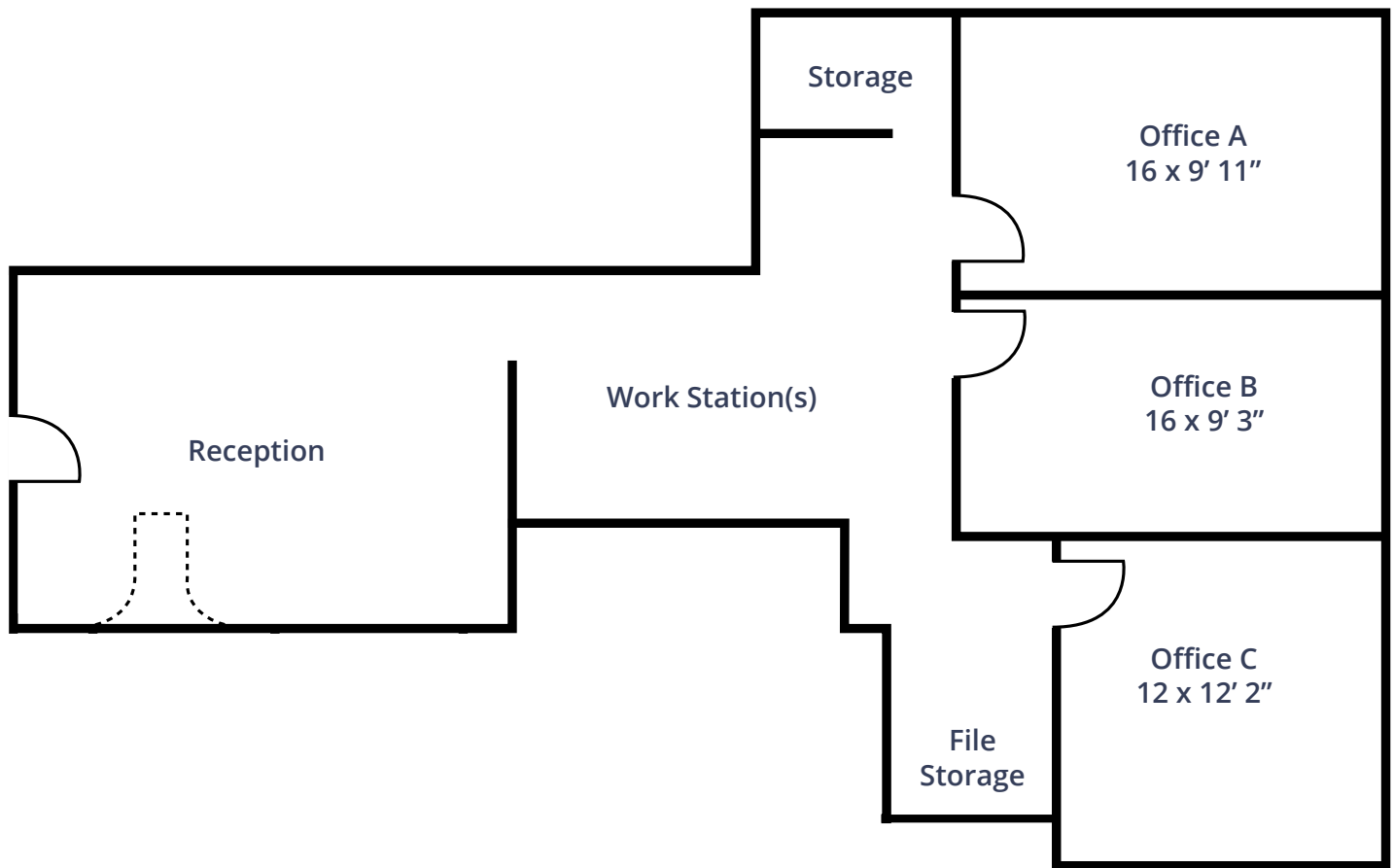
3620 Happy Valley Road | Lafayette, CA

Floor Plan

Suite 101 | $\pm 1,237$ RSF

Suite 101 consists of a generous reception, three well-appointed, spacious offices, and storage room. Leases are "full service" including utilities, five day janitorial, and covered parking.

[View Virtual Tour](#)



**Plan not to scale*

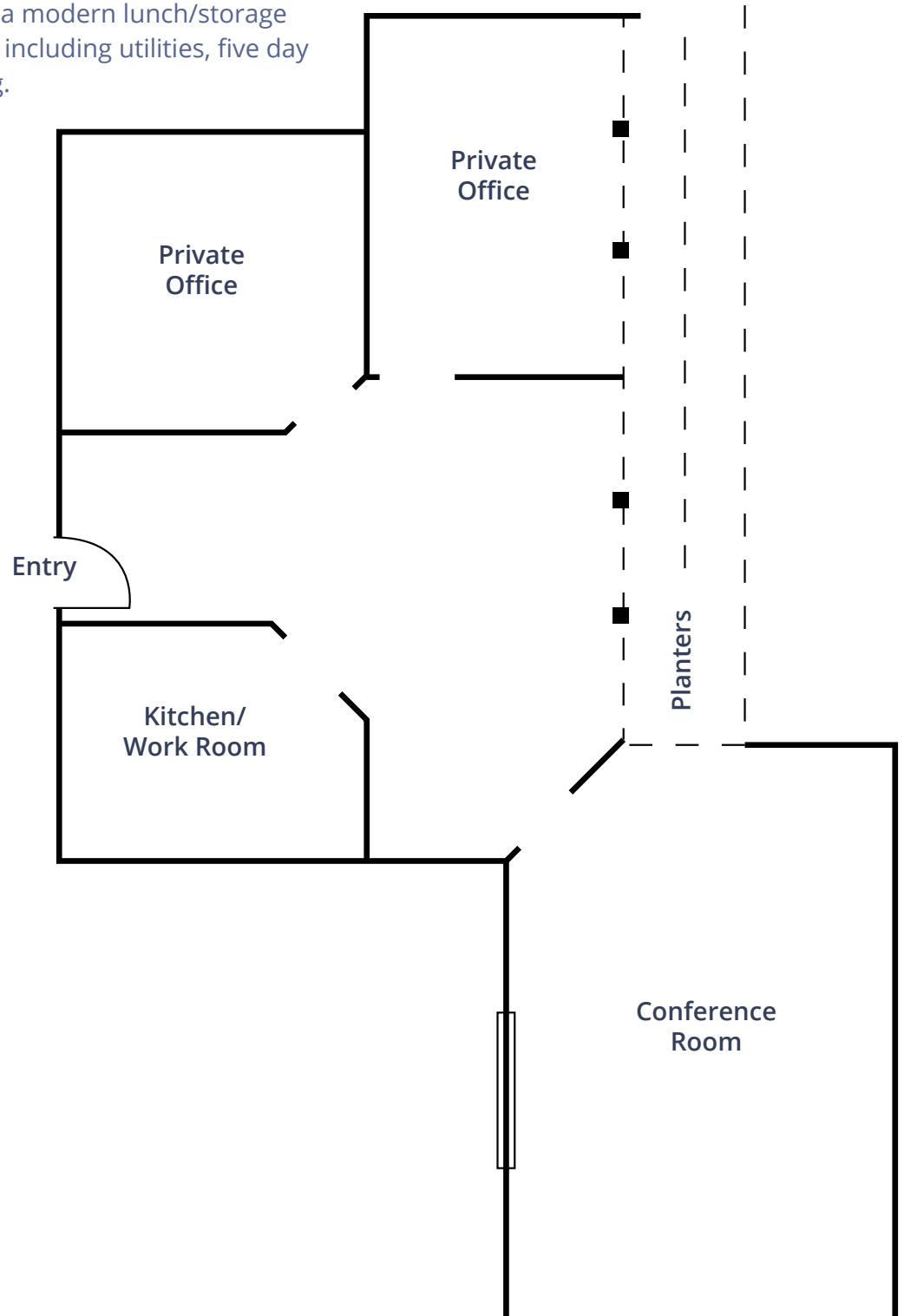
3620 Happy Valley Road | Lafayette, CA

Floor Plan

Suite 103 | ±1,188 RSF

Suite 103 consists of a generous reception, three well-appointed, spacious offices, and a modern lunch/storage room. Leases are “full service” including utilities, five day janitorial, and covered parking.

[View Virtual Tour](#)



**Plan not to scale*

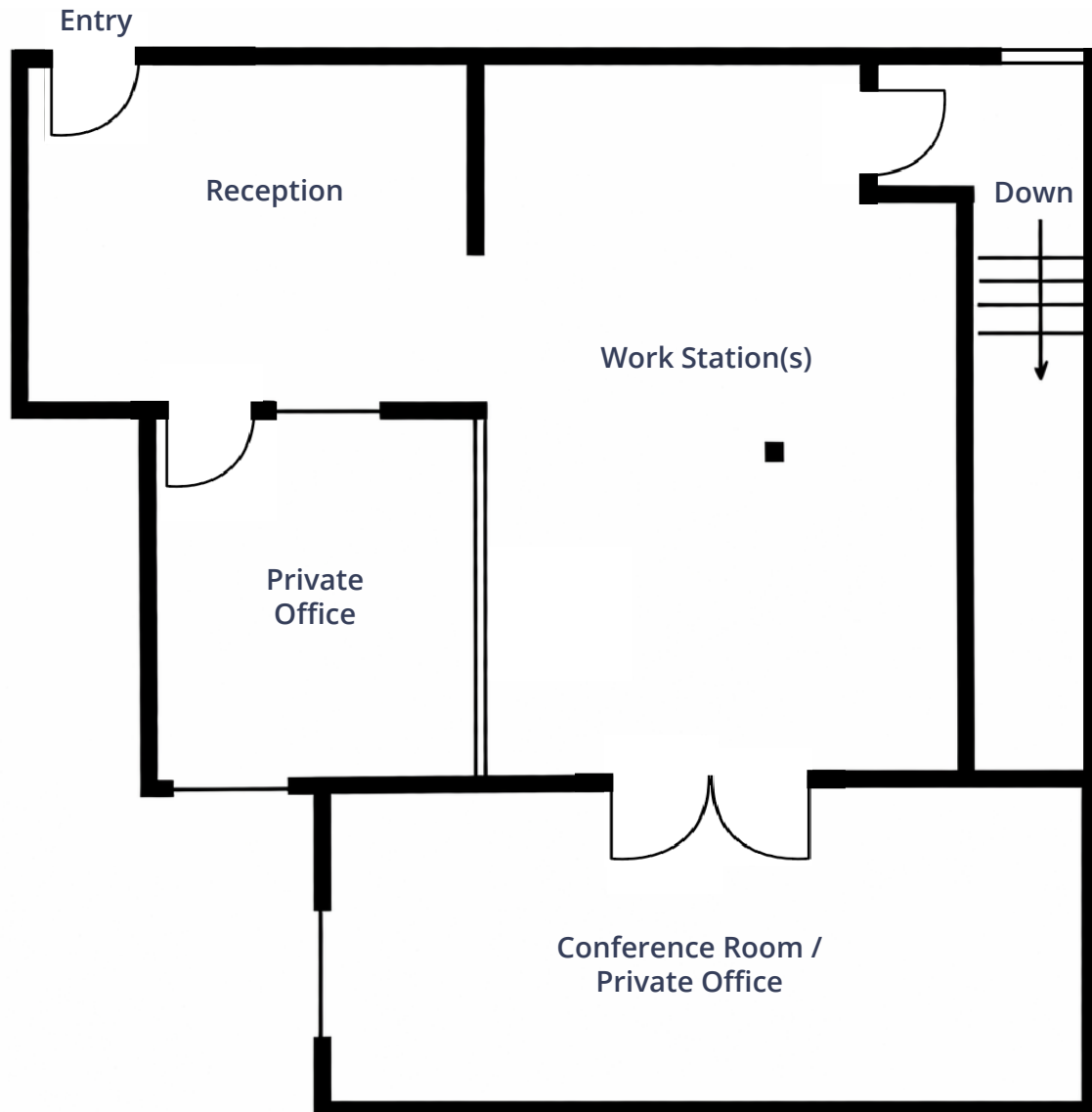
3620 Happy Valley Road | Lafayette, CA

Floor Plan

Suite 202 | ±920 RSF

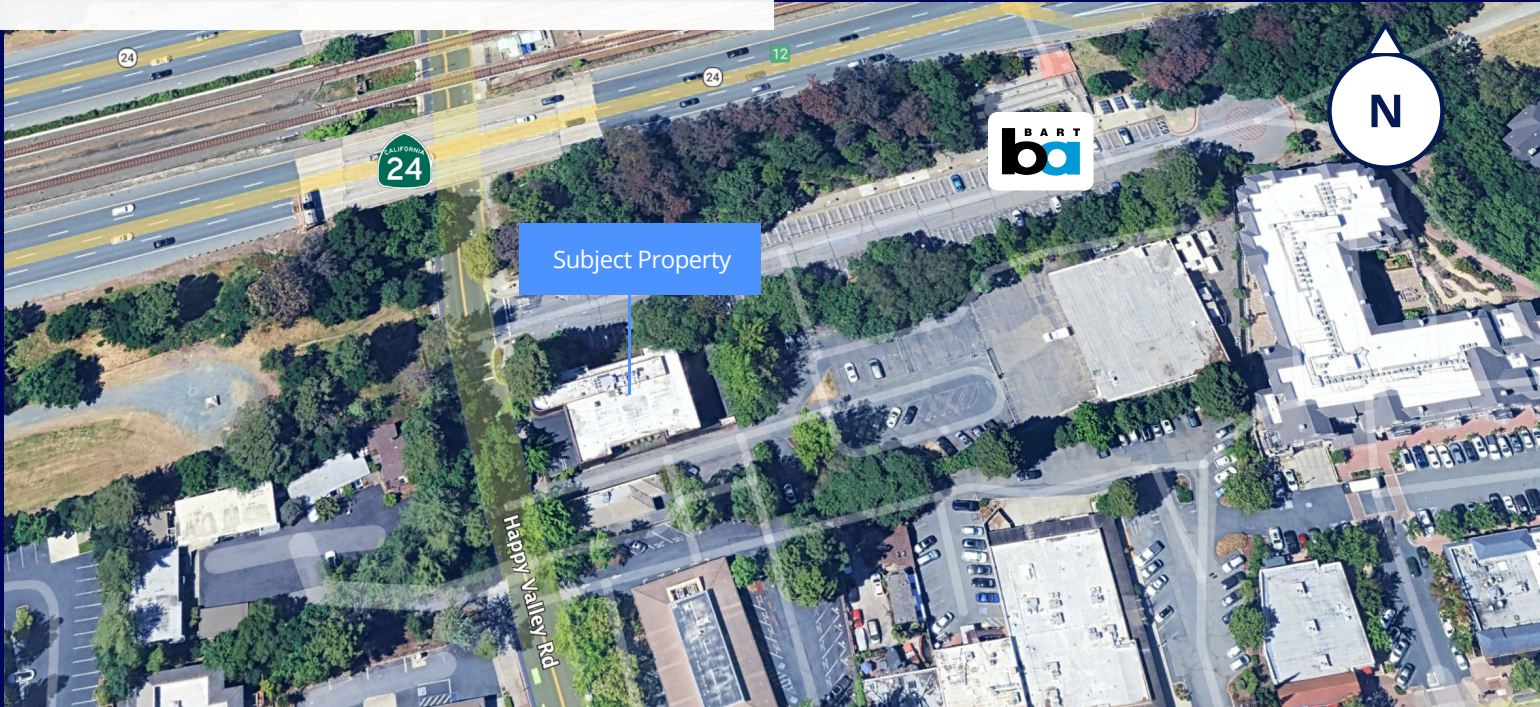
Suite 202 offers a welcoming reception area, two open workstations, one private office, and a spacious conference/private office. Leases are “full service,” including utilities, five day janitorial service, and covered parking.

[View Virtual Tour](#)



**Plan not to scale*

Location Overview



Property Highlights

Contiguous to the Lafayette BART Station on one side and surrounded by Lafayette's commercial district on the others, Lafayette Centre offers an unmatched location. Tenants and their clients can conveniently commute via BART, enjoy a wide selection of nearby restaurants, and access several financial institutions just steps away. Additional key services—including the Lafayette Post Office, as well as FedEx and UPS stations—are all located within two blocks of the building.

Via BART, Lafayette Centre is only 15 minutes from Oakland and 23 minutes from San Francisco, with the entire BART system easily accessible. For those who prefer to drive, a reserved and covered parking level is available for added convenience and security.

Lafayette Centre is exceptionally well maintained and continually updated, supported in part by the owner's occupancy of a portion of the building. It is solidly constructed, featuring a full "one hour" fire rating and an earthquake-resistant structural design.