



JAY TECH CENTER

3101, 3131 & 3151 JAY ST | SANTA CLARA

FOR LEASE

CLASS A OFFICE/R&D - NEW OWNERSHIP - NO DEBT

5,877 - 47,720 SF WITH LABS

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JAY TECH CENTER



Constructed in 1999, this two-story steel frame project consists of three buildings arranged in a convenient campus environment.

The buildings are located at 3101, 3131, and 3151 Jay Street in Santa Clara. Jay Tech Center is easily accessible with close proximity to Highway 101, Central Expressway, San Tomas/Montague Expressway and the Mineta San Jose International Airport.

AVAILABLE SPACE



3101 Jay Street

47,720 SF
Available 9/1/25

3131 Jay Street

Suite 201 - 11,722 SF
Available 9/1/25

3151 Jay Street

Suite 201 - 5,877 SF
Available Now

PROJECT HIGHLIGHTS



EXPANSION OPPORTUNITIES

Multi-tenant, 3-building, 142,856 square foot project on 7.07 acres offers flexibility for tenants

SIGNAGE

Monument, suite and lobby directory signage

POWER

Silicon Valley Power (Power Utility)
- experience lower costs + reliable alternative to PG&E (avoid PG&E rolling blackouts)

PARKING

3.6/1,000 ratio - 6 EV charging spaces on-site (2 dual-head and 2 single-head ChargePoint stations)

AMENITY AREAS

Two on-site for employee enjoyment

CAPITAL IMPROVEMENTS

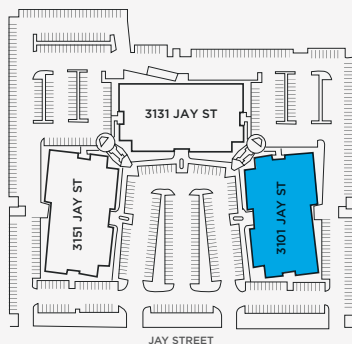
New roofs and select HVAC Units

FIBER

AT&T

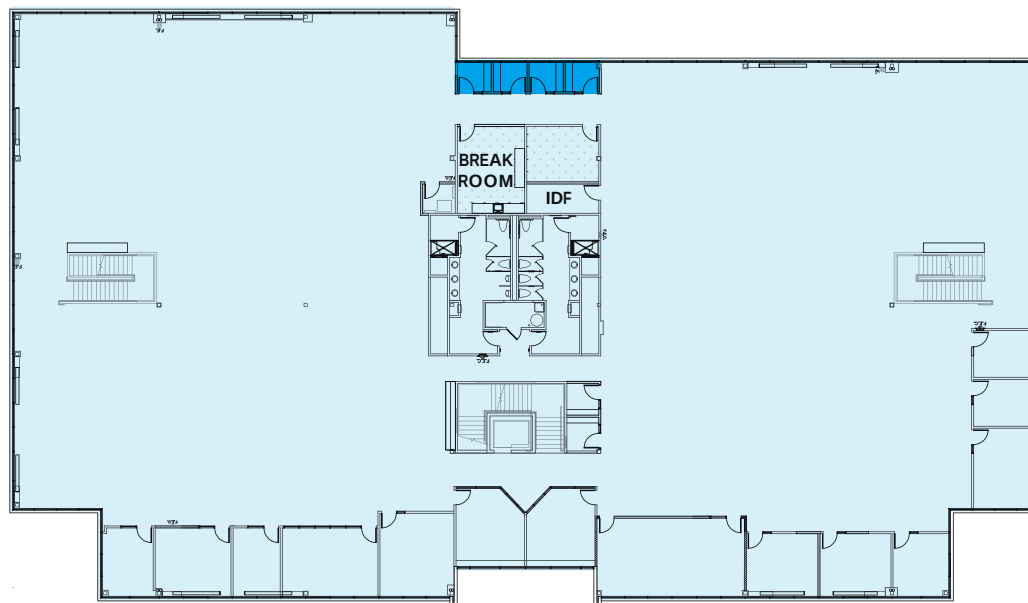
FLOOR PLAN

3101
JAY STREET

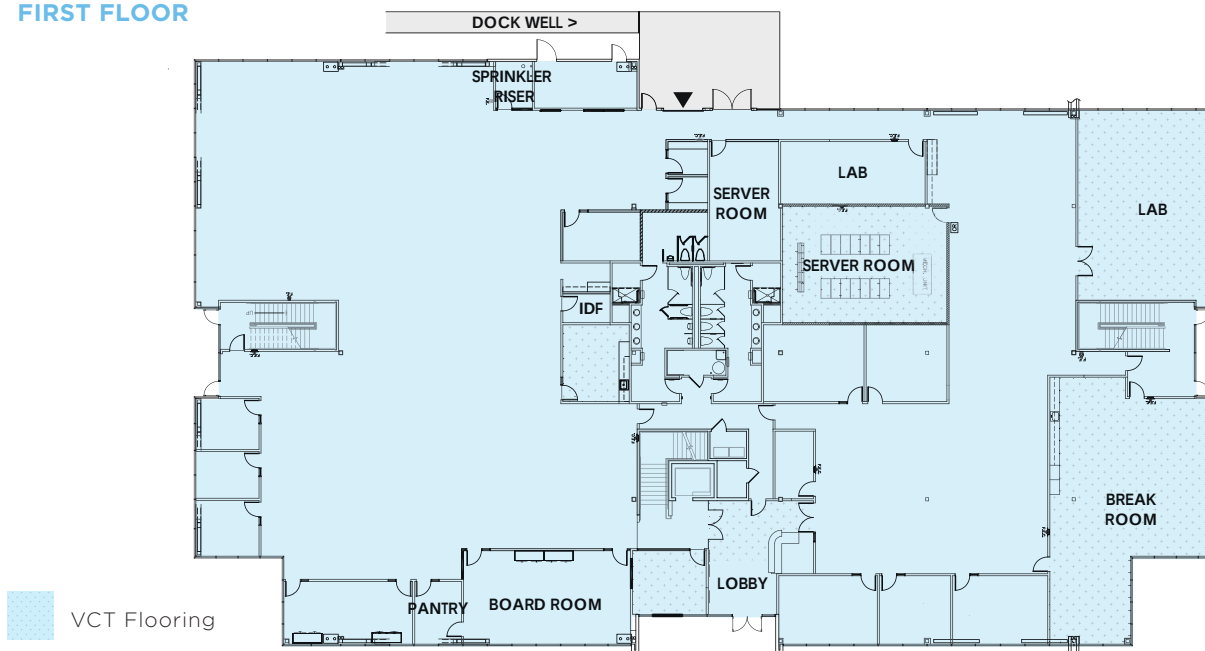


47,720 SF
Available 9/1/25

SECOND FLOOR



FIRST FLOOR



 VCT Flooring

 Phone Rooms

 Grade Level Door

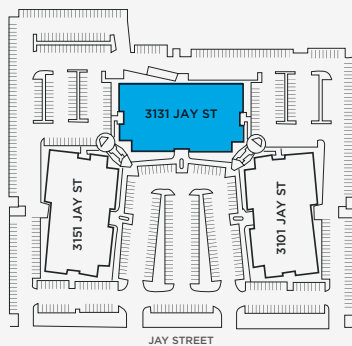
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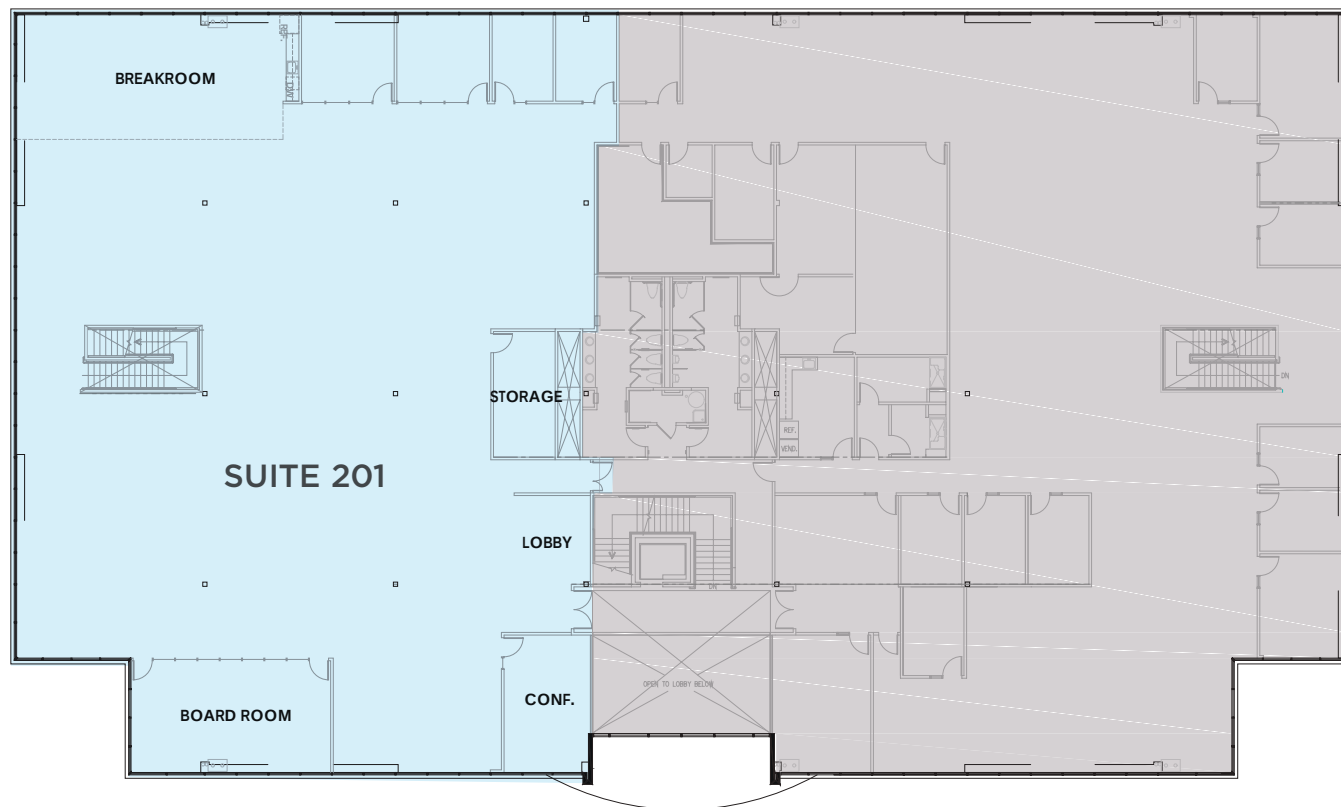
FLOOR PLAN

3131
JAY STREET



Suite 201 - 11,722 SF
Available 9/1/25

SECOND FLOOR

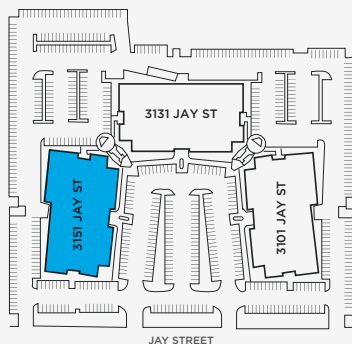


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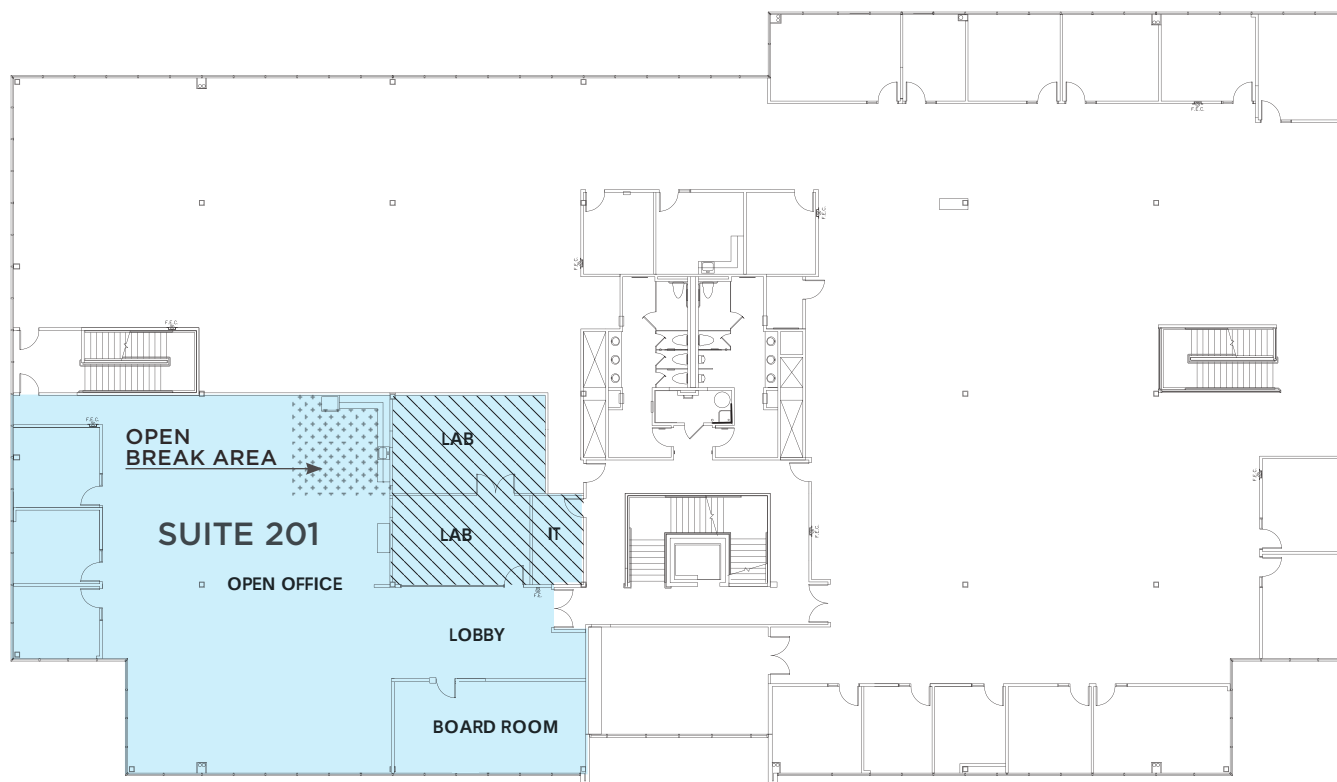
FLOOR PLAN

3151
JAY STREET



Suite 201 - 5,877 SF
Available Now

SECOND FLOOR



VCT Flooring



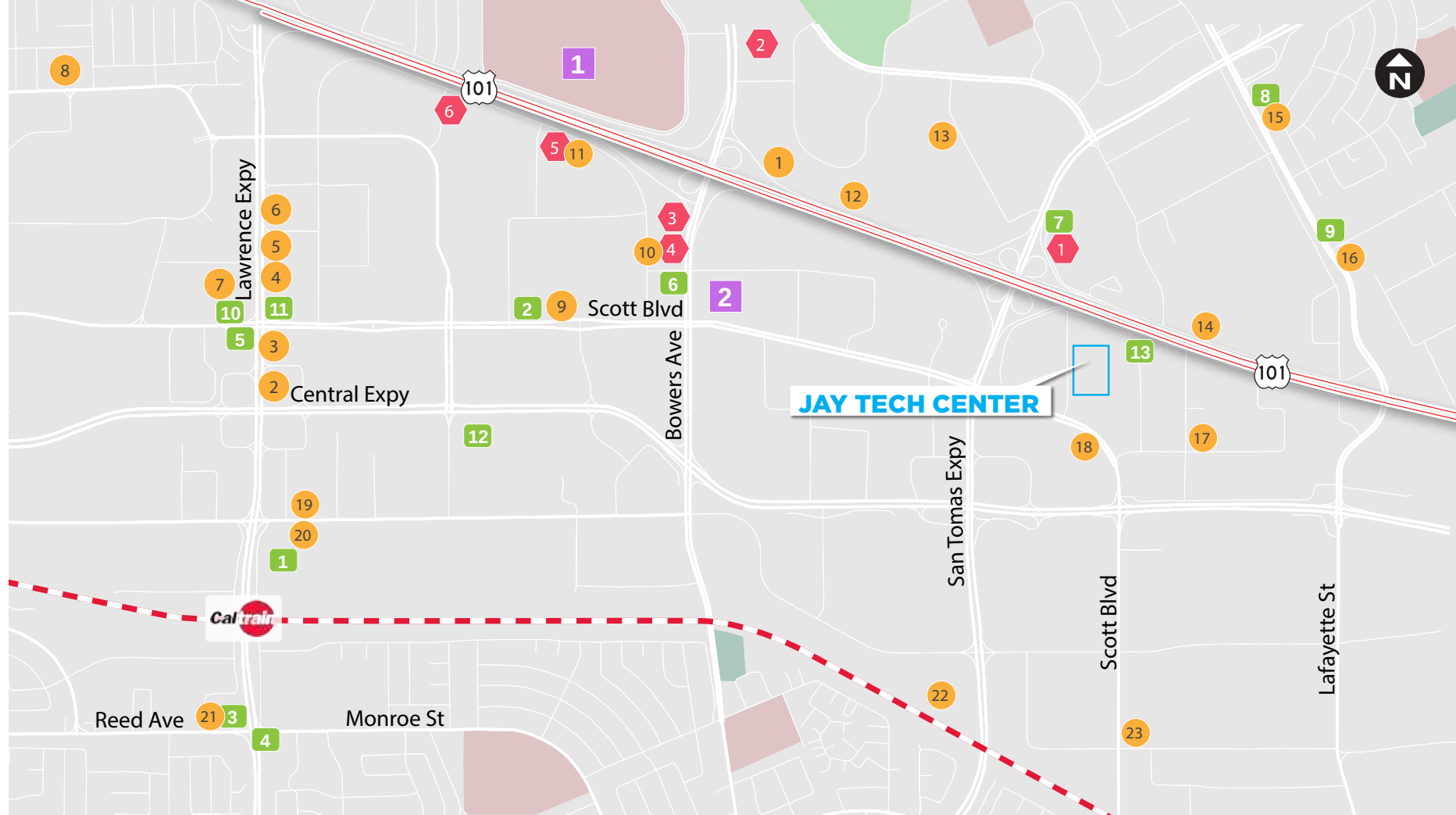
ESD Flooring

IT/Server Room has dedicated 3-ton A/C

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AMENITIES MAP



● RESTAURANTS

1. Birk's
2. Swathi Tiffins
3. Sneha
4. iChaat Cafe
5. Pad Thai Cuisine
6. Falafel Bite
7. Luv Pho
8. St. John's Bar & Grill
9. Myzen
10. Chaats & Currys
11. Tasty Subs & Pizza
12. Celebrations
13. Togo's
14. Merit
15. Una Mas
16. Panera Bread
17. Taj Cafe
18. Sushi Blvd
19. Tia Juana
20. Clarita's
21. Obed
22. Barn Thai
23. Pho Vy
24. Arcade Cafe
25. Sizzler
26. Prime Restaurant
27. Pedro's
28. Specialty's
29. Pho Van Rest & Deli
30. New Ca Mau
31. Taqueria Cazadores
32. Vespa

● HOTELS

1. Athena Grill & Catering
2. Bamboo Leaf
3. Back a Yard
4. Sweet Tomatoes
5. Vito's Famous Pizza
6. Spreadz
7. Taqueria Vallarta
8. Biltmore Hotel
9. Santa Clara Marriott
10. Embassy Suites
11. TownePlace Suites
12. The Plaza Suites
13. Residence Inn

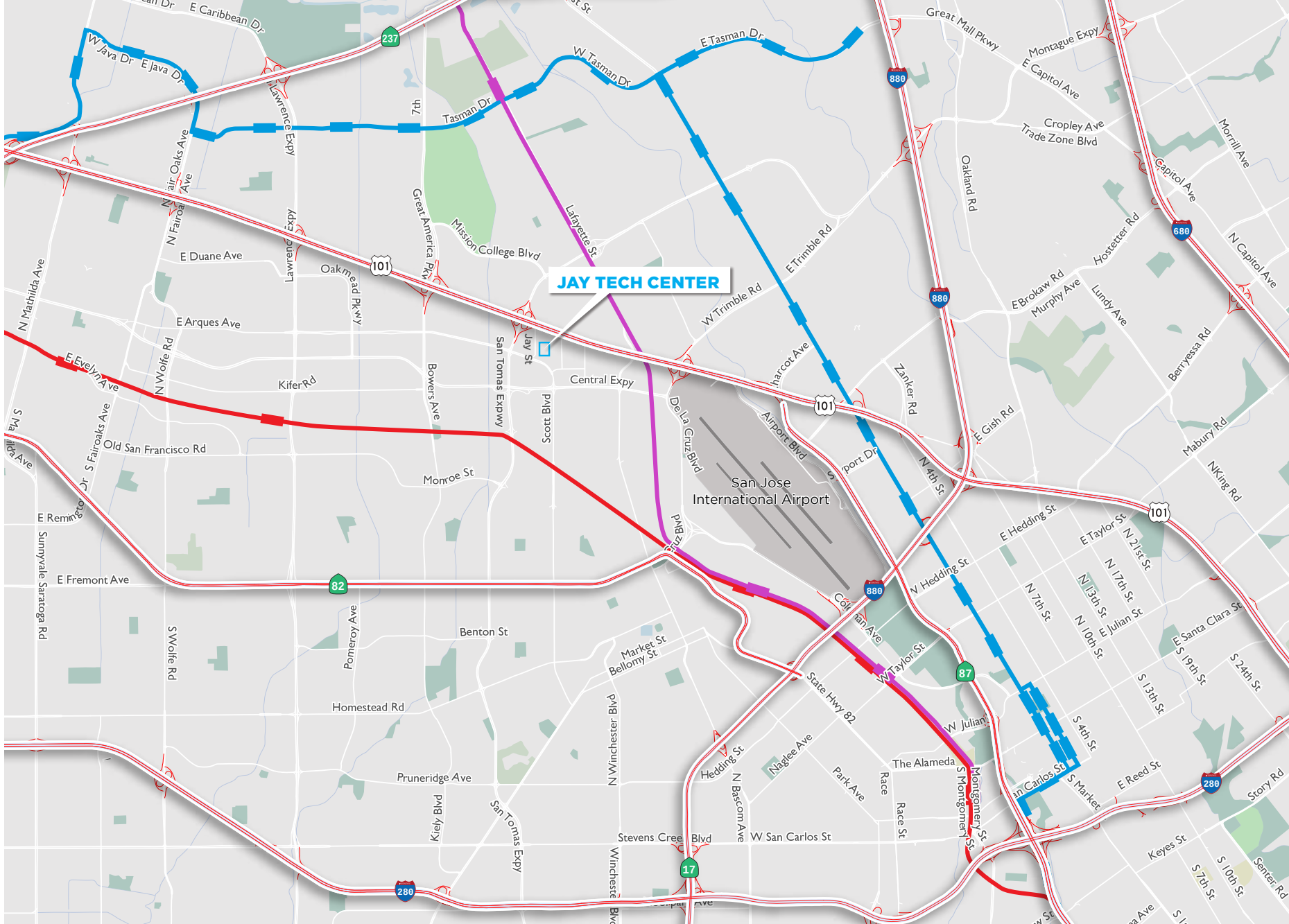
■ SERVICES

1. Costco
2. Simplicity Bank
3. Bharat Bazar
4. Shell
5. Chevron
6. Shell
7. Valero
8. Shell
9. Rotten Robbie
10. City Sports Club
11. 24 Hour Fitness
12. Bay Club
13. Gold's Gym

■ SHOPPING CENTERS

1. **Mercado**
Walmart Neighborhood Market, HomeGoods, MexiCali Gril, World Wrapps, Jamba Juice, AMC Mercado 20, Starbucks, FedEx Office, Tomatina, In-N-Out Burger, Krispy Kreme, Panda Express, SmokeEaters, Subway, Pho Hoa, Jazen Tea
2. **Santa Clara Square Marketplace**
Il Fornaio, Chase Bank, Specialty's Cafe & Bakery, Books Inc., Sur La Table, COMEBUY, Whole Foods Market

TRANSPORTATION MAP



-  LIGHT RAIL STATIONS
-  CALTRAIN STATIONS
-  ACE TRAIN STATIONS

BAY AREA TRANSPORTATION MAP

**Caltrain Route**


**BART Route**

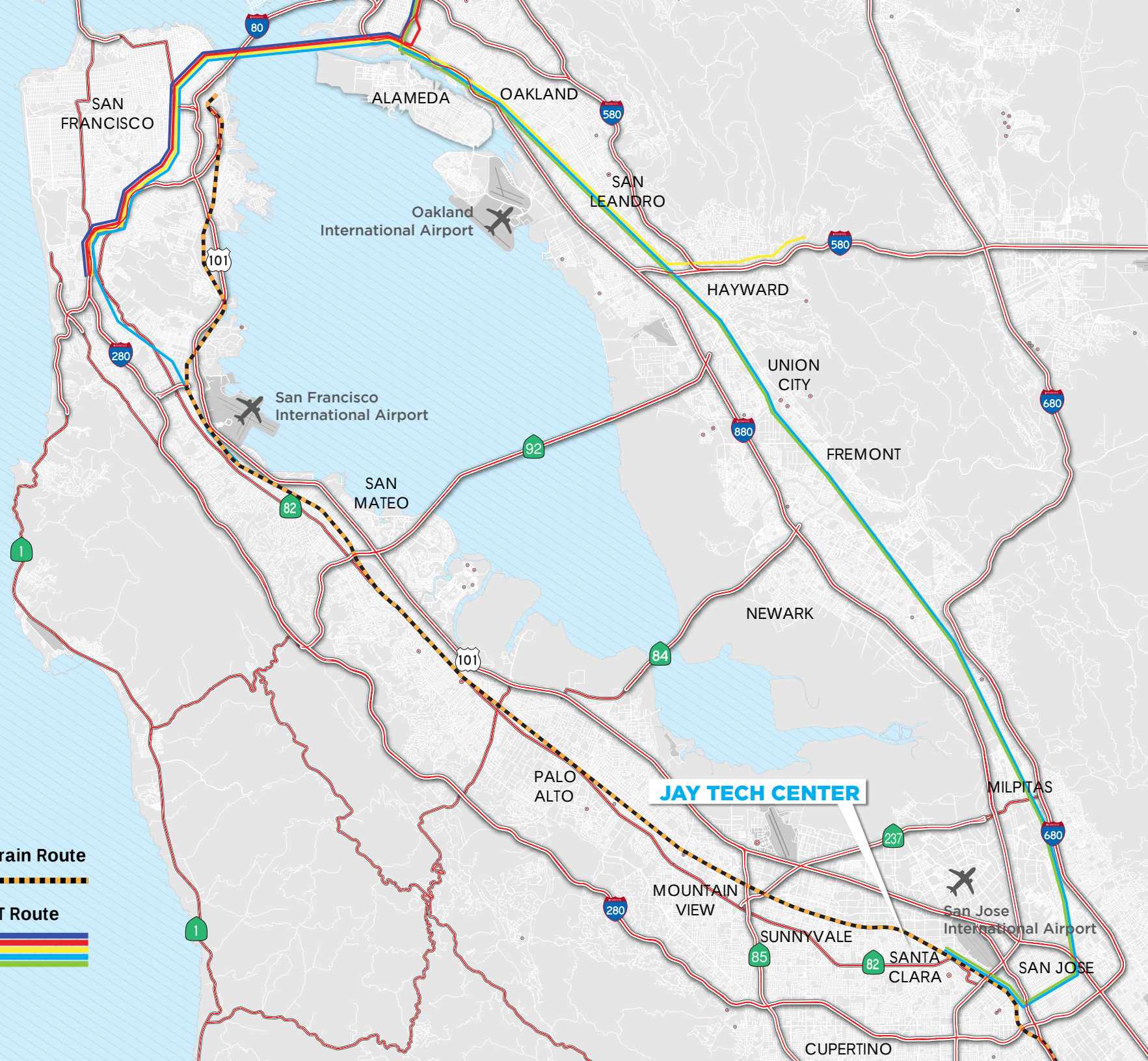



PHOTO GALLERY



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