

# CLASS A OFFICE SPACE FOR LEASE

1850 & 1855 GATEWAY BOULEVARD, CONCORD, CA



# CONCORD GATEWAY



SIERRA PACIFIC  
PROPERTIES, INC.

Colliers



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[concordgatewayoffices.com](http://concordgatewayoffices.com) >>





# CONCORD GATEWAY

Concord Gateway is a twin 10-story office building complex offering 24 hour security in an award-winning corporate environment. Concord Gateway offers immediate freeway access and is within walking distance to downtown Concord's retail and financial amenities. Each building contains 300,000 square feet with an adjacent seven level exclusive parking garage.

**CONCORD GATEWAY I**  
1850 GATEWAY BOULEVARD



**CONCORD GATEWAY II**  
1855 GATEWAY BOULEVARD



## Leasing Information

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# CERTIFIED GOLD



The U.S. Green Building Council (USGBC) awarded Concord Gateway I & II with LEED Gold Certification for its exceptional performance in fostering a sustainable, resilient property.

**To read more about LEED, [click here >>](#)**



CONCORD  
GATEWAY



# PROPERTY HIGHLIGHTS

- » Executive conference center
- » 24-hour security in each lobby
- » On-site restaurant
- » Executive fitness center with showers
- » Immediate freeway access
- » Two Concord BART shuttle stops located on property
- » Located in heart of Concord retail amenities



**CONCORD GATEWAY I**  
1850 GATEWAY BOULEVARD



**CONCORD GATEWAY II**  
1855 GATEWAY BOULEVARD





# FULLY FEATURED



**Original  
Developer/40-year  
Owner**



**Parking  
3/1,000**



**BART Access  
On-Site**



**Bike  
Storage**



**Walk Score™  
80**



**On-Site  
Gym**



**24-Hour  
Security**



**Showers  
On Site**



**Fiber-Optic  
Enabled**



**Airport Access  
Buchanan Field  
7 min. Drive**



**CONCORD  
GATEWAY**



# CENTRALLY LOCATED

## The Veranda

Whole Foods  
Luxe Cinemas  
GAP  
TJ Maxx  
Sephora  
Banana Republic  
Puesto  
Mikuni  
Mod Pizza  
Dave & Busters  
Texas de Brazil

## Sunvalley Mall

Macy's  
JCPenney  
Sears  
Forever 21  
Pacsun  
H&M  
Hollister Co.  
Express  
American Eagle  
Red Robin  
BJ's Brewhouse

## The Willows

Rei  
Old Navy  
Ulta Beauty  
UFC Gym  
Lazy Dog  
Panera Bread  
Fuddruckers  
Benihana  
Eureka!  
Jamba Juice  
Krispy Kreme

## Todos Santos

Brenden Theatres  
Old Spaghetti  
Factory  
Chipotle  
Peet's Coffee  
Starbucks  
Uncle Jay's Burger  
House  
I Love Teriyaki &  
Sushi  
Skipolini's Pizza  
La Pinata 6

CONCORD  
GATEWAY

0.25 Miles

0.5 Miles

0.75 Miles

Four Corners



# ACCESS ON-SITE

BART shuttle service allows convenient access to the greater San Francisco Bay Area







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