

San Jose Redevelopment Agency downtown project **fact sheet**



Construction:
November 1999

Completion:
Winter 2001

Project: Opus Office Building

Description: Occupying a prominent full block site, the Opus Office Building represents a major addition to Downtown San Jose. The project sits in the Downtown urban core and provides office space, retail space, and a parking garage. Constructed as a class "A" office building with high quality materials, the project consists of a 13-story office tower that sits above a 5-level parking structure, three levels above grade and two levels below grade. The project includes a major two-story retail arcade that spans the entire length of the block.

Location: 225 West Santa Clara Street

Benefit: The building's modern design compliments Downtown's skyline and adds luxury office space to Downtown San Jose.

Features:

- 335,675 square feet of office space
- 5,000 square feet of retail space
- 5-level parking structure
- 805 parking spaces
- corner building entrance
- 6 high speed elevators

Total Costs: \$ 83,094,000 million
\$ 79,400,000 from San Jose Office Center, L.P.
\$ 3,694,000 million from San Jose Redevelopment Agency for parking

Project Team:

Council District:	3
Developer:	San Jose Office Center, L.P. (Georgia Limited Partnership)
Architect:	Opus Architects & Engineers (Architect of Record) HOK – Hellmuth, Obata + Kassabaum, Inc. (Design Architect)
Contractor:	Opus West Construction Corporation
Owner:	San Jose Office Center, L.P.