

3501 EL CAMINO REAL

JULY, 2023

SANTA CLARA, CA 95051



10.6 Acre Silicon Valley Prime Location Partnership Opportunity

ADDRESS	LOT SIZE	BUILDING SIZE	APN
3501 - 3591 El Camino Real	10.6 AC (461,736 sf)	105,794 sf	220-03-010

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SVC SANTA CLARA, LP

Entitlement & Investment Highlights



650

Apartment

200

Biz Hotel

94

Townhouse

92

Senior Housing

= **1036** + **100,000** sf
Units Retail

Minimum investment

Individual member: min. \$1M (**1.66%** of the share)

Corporation member : min. \$5M (**8.3%** of the share)



Return & Benefit of Investment

1. Equal share holder distribution every quarter 2nd yr.
2. Equal operating profit distribution subject to partially sell or full exit (after entitlement)
3. The first right of residence (or buy) option for senior house, condo, APT after the new development in *7 yrs.



Time line

Initial deposit : 10% of the investment on **Sep. 22**

Final deposit: 90% of the investment on **Oct. 20**

General Partner (GP)
Silicon Valley Center, LLC.

Limited Partnership (LP)
SVC Santa Clara, LP.

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