

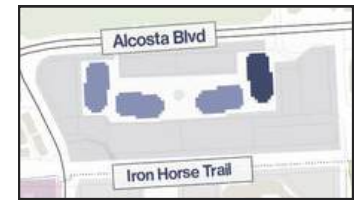


BR Shepherd's Glen

12647, 12657, 12667, Alcosta Blvd

OFFICE AVAILABILITY

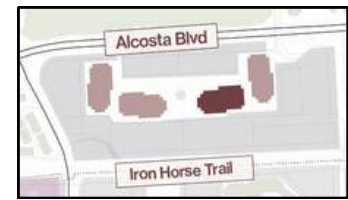
12647 Alcosta Blvd



Unit	RSF	Plan	Tour	Suite Details
Suite 435	1,230			<ul style="list-style-type: none"> Three private offices Break room Open space
Suite 443	1,593			<ul style="list-style-type: none"> Three private offices Open space
Suite 325	2,205			<ul style="list-style-type: none"> Five private offices Break area Reception Open space Conference room IT/Storage Room Available April 2026
Suite 380	2,358			<ul style="list-style-type: none"> Five private offices Reception Open space Conference room IT room Partially furnished as shown in floor plan Available September 2025
Suite 225	2,777			<ul style="list-style-type: none"> Hypothetical floor plan includes: Four private offices Kitchen Conference room IT/Storage room Open space Can be combined with Suite 230
Suite 163	2,893			<ul style="list-style-type: none"> Four private offices Break room Open space
Suite 230	3,539			<ul style="list-style-type: none"> Three private offices Conference room IT room Pantry/kitchen Open space Can be combined with Suite 225
Suite 240	4,669			<ul style="list-style-type: none"> Three private offices Two conference rooms Open space Reception room Break room
Suite 400	5,683			<ul style="list-style-type: none"> Shell space Can be combined with Suite 425
Suite 155	6,044			<ul style="list-style-type: none"> Seven private offices Storage room Open space Break room Available February 2026
Suite 425	12,544			<ul style="list-style-type: none"> Eight private offices, four conference rooms, three huddle rooms, four storage rooms Break room, mail room, server room, reception area, and open space Two private balconies Can be combined with Suite 400
Suite 300	18,797			<ul style="list-style-type: none"> Thirty-five private offices Five conference rooms Break room Coffee bar Print/copy room Open space

OFFICE AVAILABILITY

12657 Alcosta Blvd



Unit	RSF	Plan	Tour	Suite Details
Suite 460	2,456			<ul style="list-style-type: none"> • Four private offices • Break room • Corner office
Suite 140	6,635			<ul style="list-style-type: none"> • Eleven private offices • Break room • Print/Copy room • Conference room • Open space • Reception • Available January 2026
Suite 300	22,325			<ul style="list-style-type: none"> • Warm shell • Tenant improvement allowance available
Suite 350	22,617			<ul style="list-style-type: none"> • Thirty-one private offices • Three large conference rooms • One break area
Suite 500	42,224			<ul style="list-style-type: none"> • Full floor • Market ready plan pricing now

OFFICE AVAILABILITY

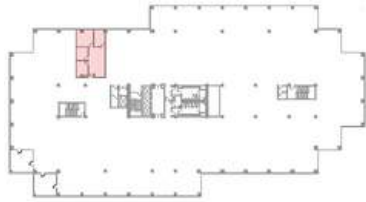
12667 Alcosta Blvd



Unit	RSF	Plan	Tour	Suite Details
Suite 404	998			<ul style="list-style-type: none">• Two private offices• Open space• New market ready suite
Suite 406	998			<ul style="list-style-type: none">• Two private offices• Open space• New market ready suite
Suite 408	998			<ul style="list-style-type: none">• Two private offices• Open space• New market ready suite
Suite 402	1,057			<ul style="list-style-type: none">• Two private offices• Open space• New market ready suite
Suite 195	2,474			<ul style="list-style-type: none">• Four private offices• Conference room• Reception area• Break room• Open area
Suite 325	9,377			<ul style="list-style-type: none">• Shell space
Suite 300	12,382			<ul style="list-style-type: none">• Eight private offices• Conference room• Kitchen

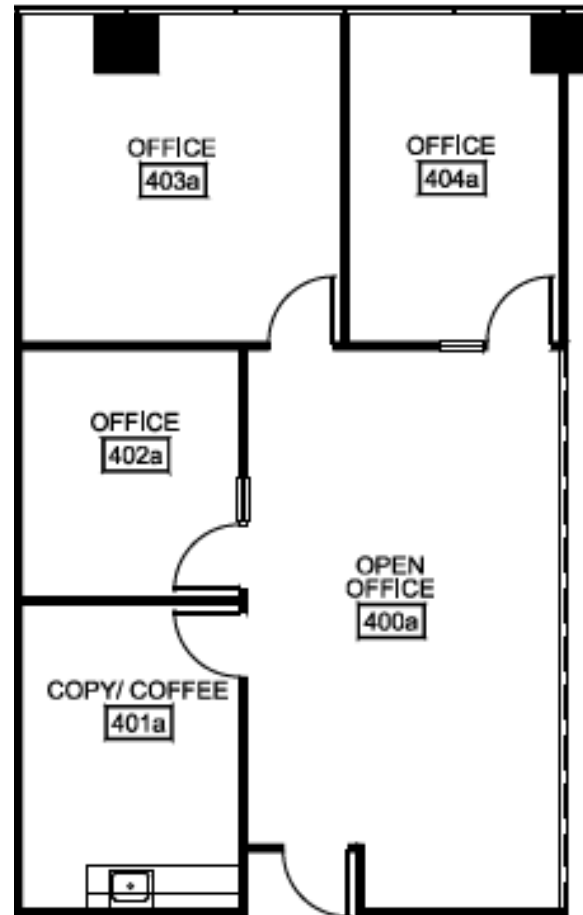
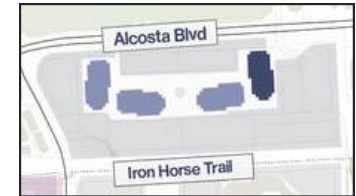
SUITE 435

12647 ALCOSTA BLVD



1,230 RSF | 4TH FLOOR | AVAILABLE NOW

VIRTUAL TOUR



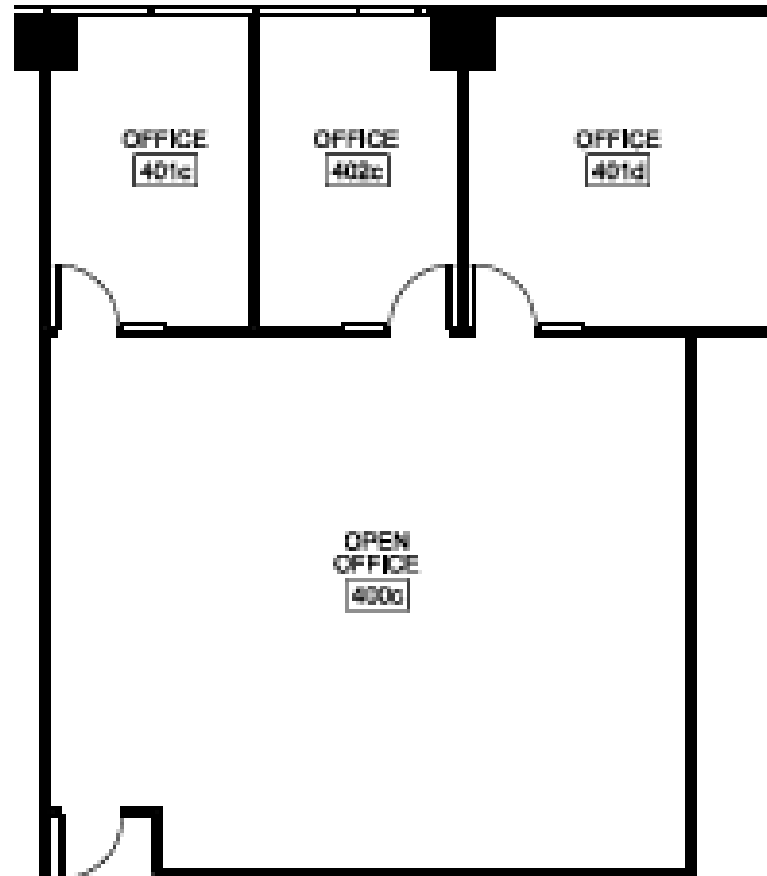
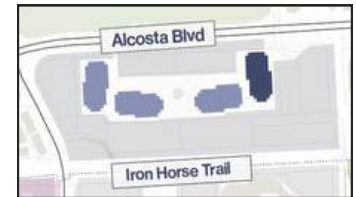
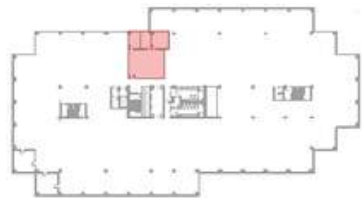
SUITE DETAILS:

- THREE PRIVATE OFFICES
- BREAK ROOM
- OPEN OFFICE SPACE

SUITE 443

1,593 RSF | 4TH FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD



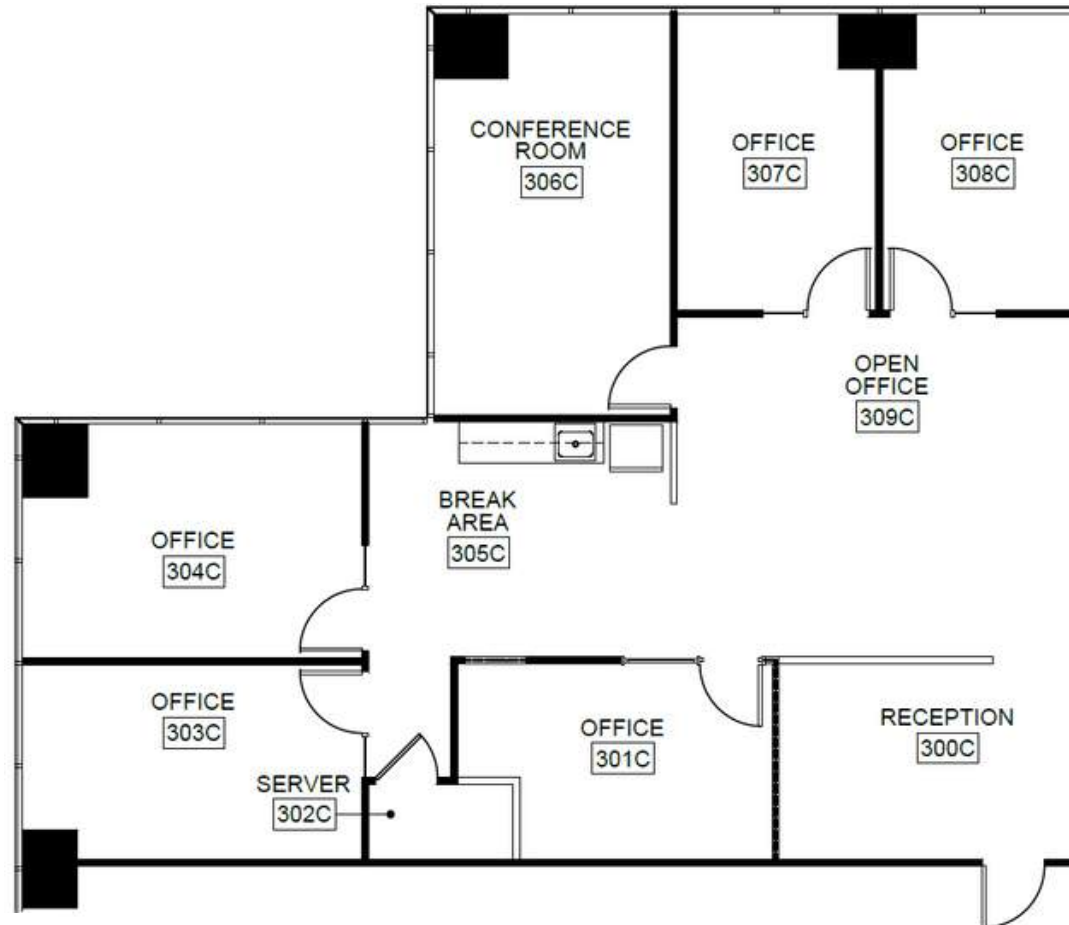
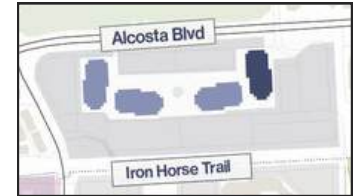
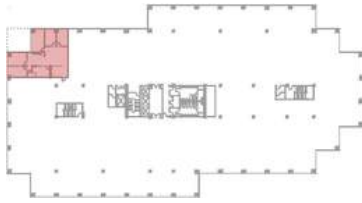
SUITE DETAILS:

- THREE PRIVATE OFFICES
- OPEN OFFICE SPACE

SUITE 325

2,205 RSF | 3RD FLOOR | AVAILABLE APRIL 2026

12647 ALCOSTA BLVD



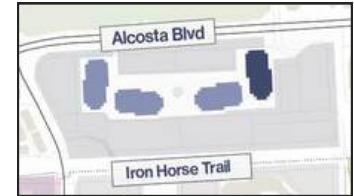
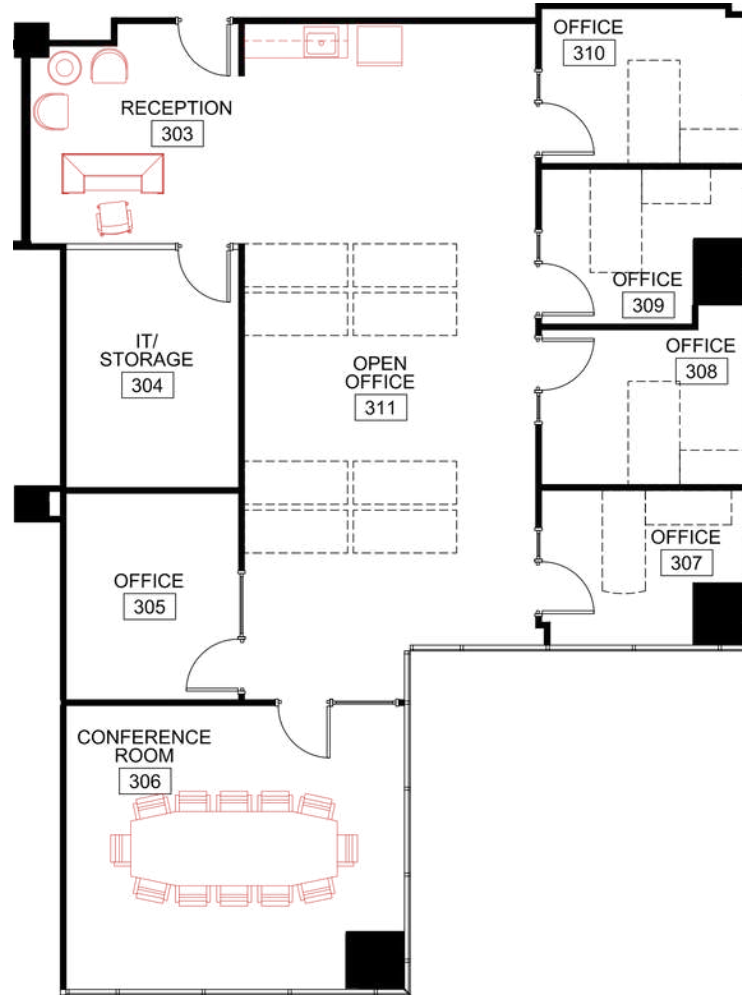
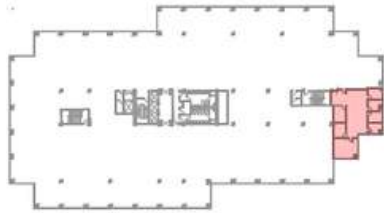
SUITE DETAILS:

- FIVE PRIVATE OFFICES
- OPEN SPACE
- BREAK AREA
- CONFERENCE ROOM
- RECEPTION
- IT/STORAGE ROOM

SUITE 380

2,358 RSF | 3RD FLOOR | AVAILABLE SEPTEMBER 2025

12647 ALCOSTA BLVD



*Window line offices are furnished

*Open space includes eight desks

SUITE DETAILS:

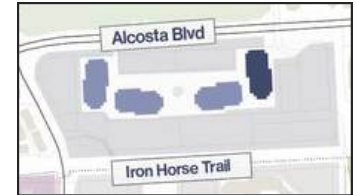
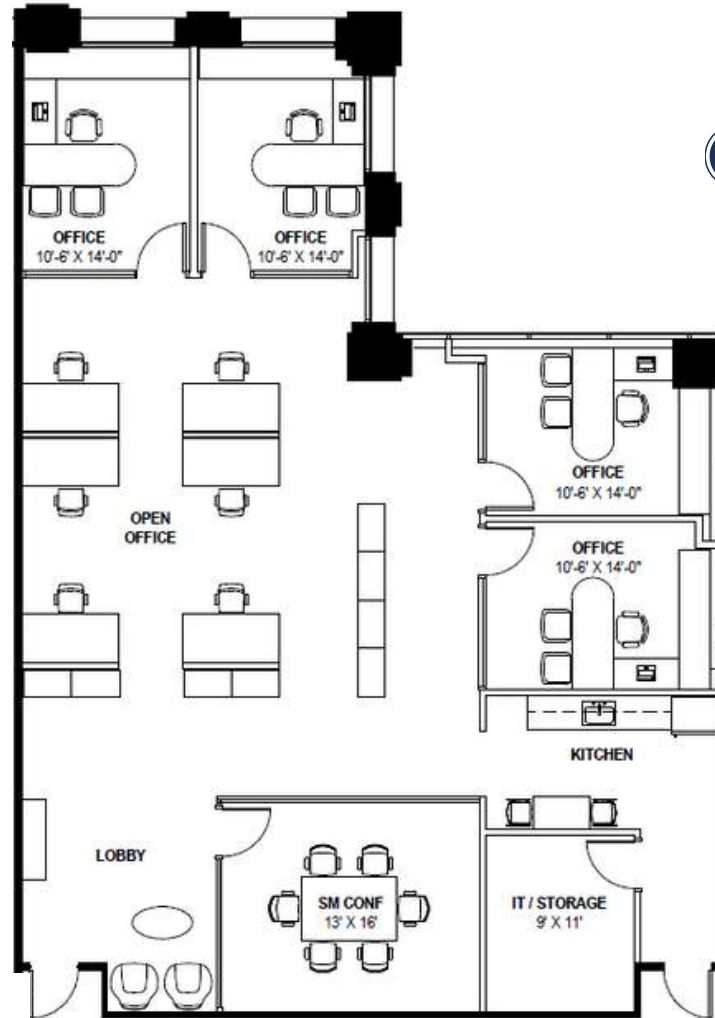
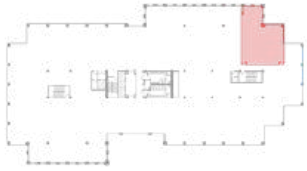
- FIVE PRIVATE OFFICES
- CONFERENCE ROOM
- RECEPTION
- IT ROOM
- OPEN SPACE
- PARTIALLY FURNISHED

SUITE 225

2,777 RSF | 2ND FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD

VIRTUAL TOUR



*Hypothetical Floor Plan

SUITE DETAILS:

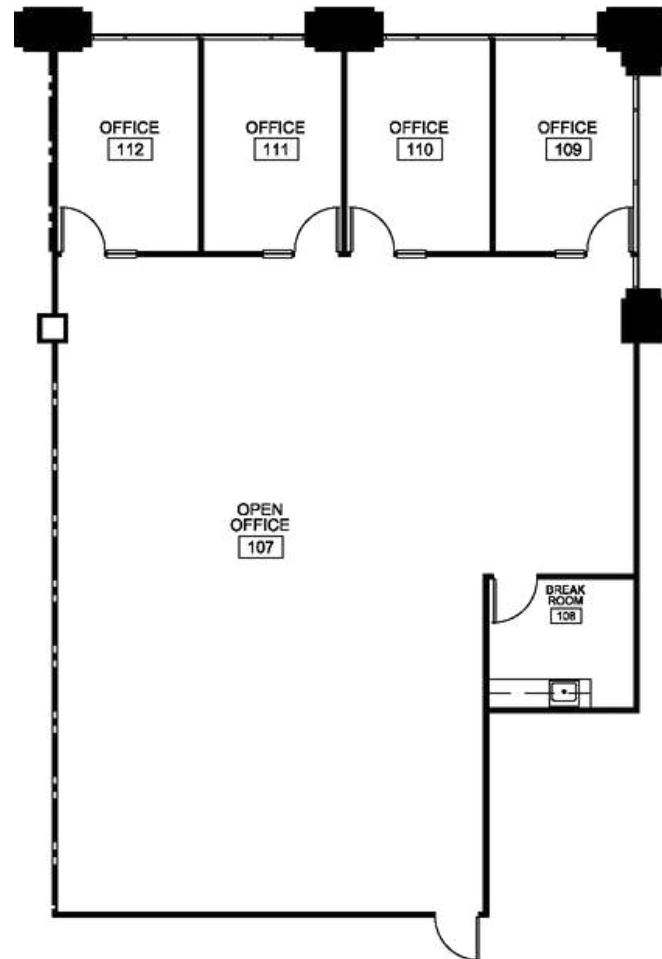
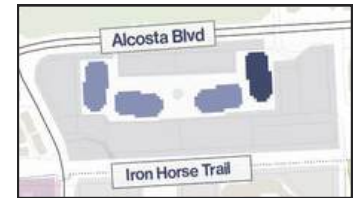
- FOUR PRIVATE OFFICES
- CONFERENCE ROOM
- KITCHEN
- IT/STORAGE ROOM
- OPEN SPACE
- CAN BE COMBINED WITH SUITE 230

SUITE 163

12647 ALCOSTA BLVD



2,893 RSF | 1ST FLOOR | AVAILABLE NOW



SUITE DETAILS:

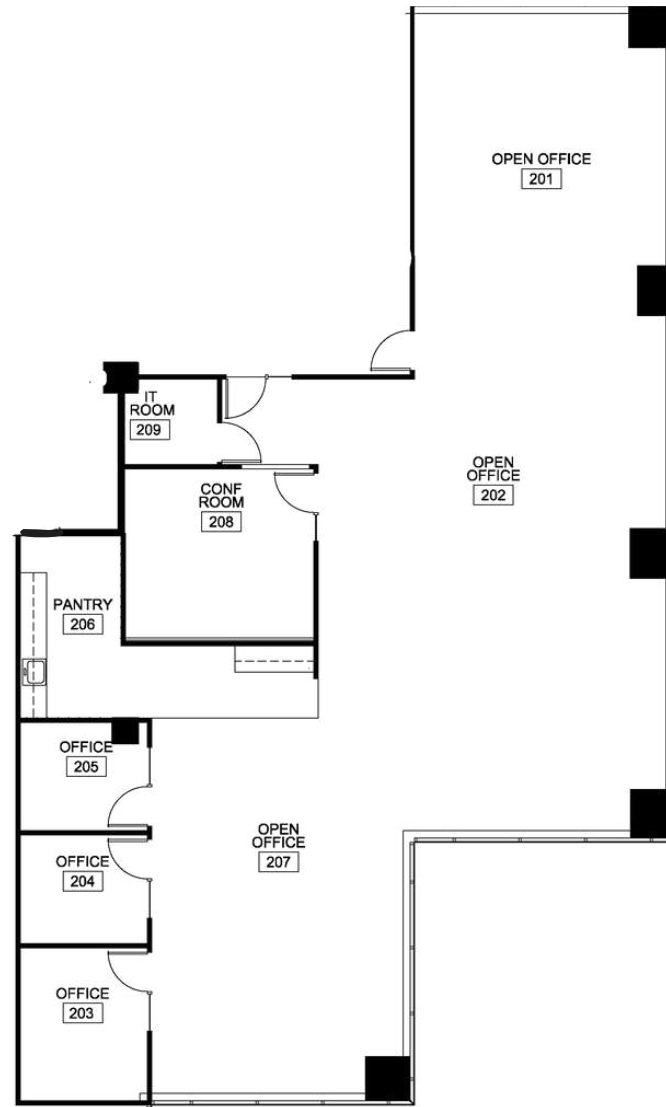
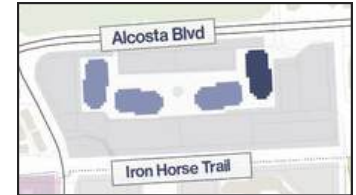
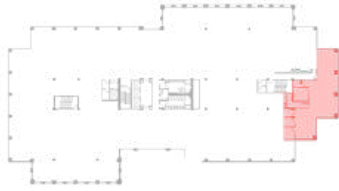
- FOUR PRIVATE OFFICES
- BREAK ROOM
- OPEN SPACE

SUITE 230

3,539 RSF | 2ND FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD

[VIRTUAL TOUR](#)



SUITE DETAILS:

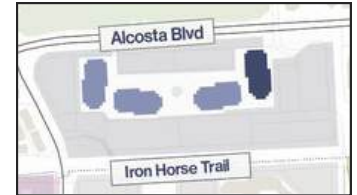
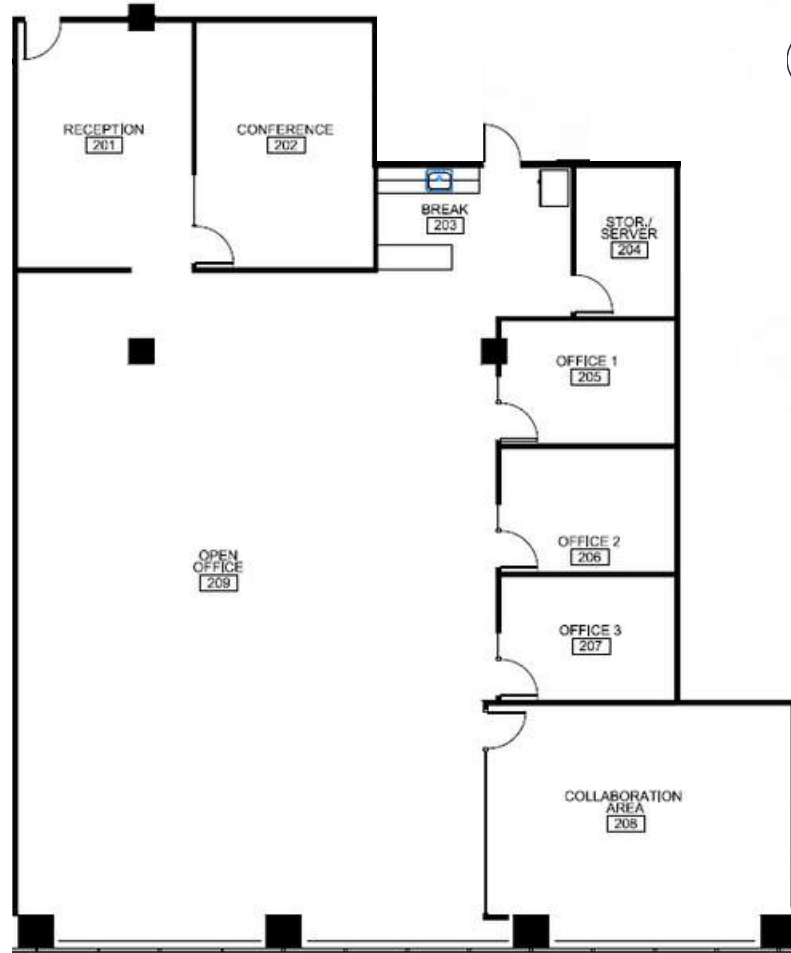
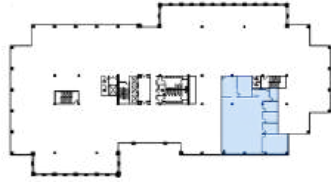
- THREE PRIVATE OFFICES
- OPEN SPACE
- PANTRY/KITCHEN
- IT ROOM
- CONFERENCE ROOM
- CAN BE COMBINED WITH SUITE 225

SUITE 240

12647 ALCOSTA BLVD

4,669 RSF | 2ND FLOOR | AVAILABLE NOW

[VIRTUAL TOUR](#)



SUITE DETAILS:

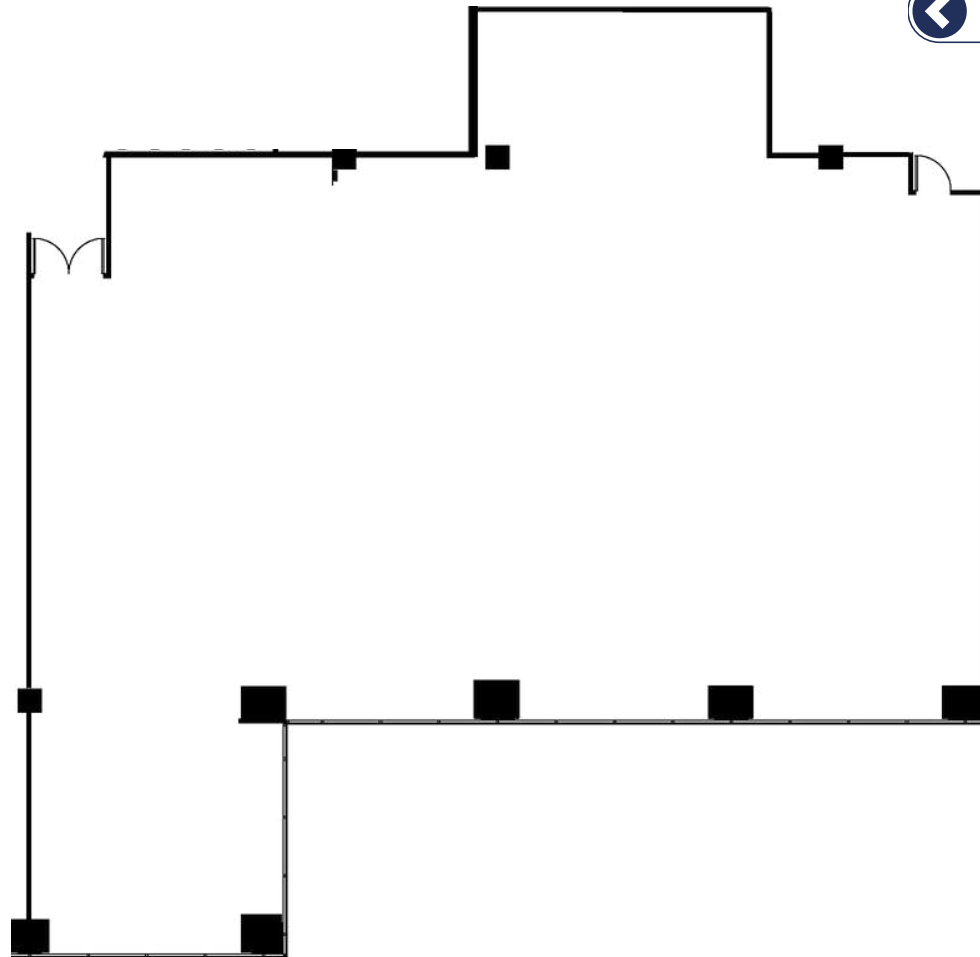
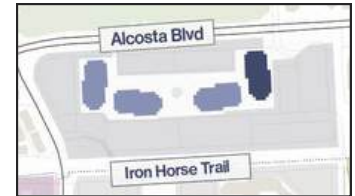
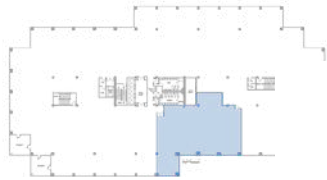
- THREE PRIVATE OFFICES
- TWO CONFERENCE ROOMS
- RECEPTION ROOM
- BREAK ROOM
- OPEN SPACE

SUITE 400

5,683 RSF | 4TH FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD

[VIRTUAL TOUR](#)



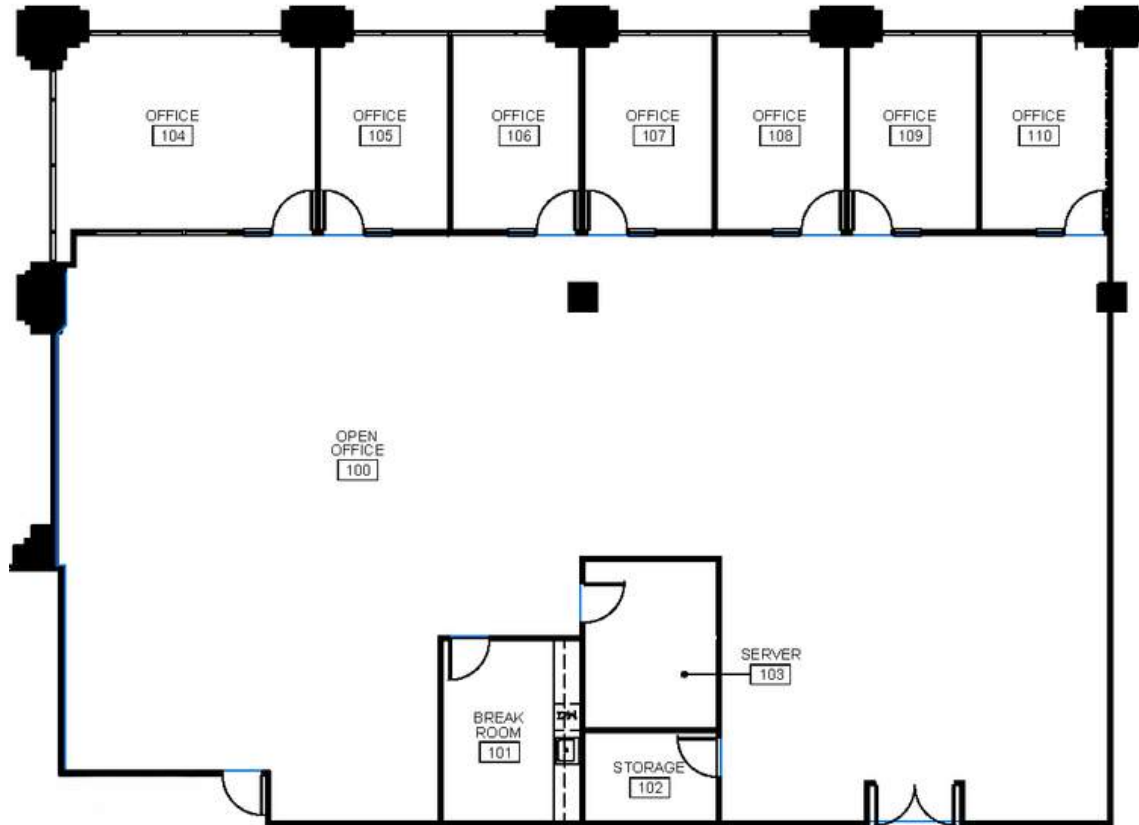
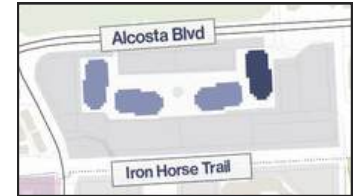
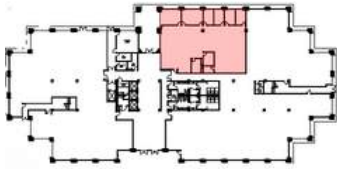
SUITE DETAILS:

- SHELL SPACE
- CAN BE COMBINED WITH SUITE 425

SUITE 155

6,044 RSF | 1ST FLOOR | AVAILABLE FEBRUARY 2026

12647 ALCOSTA BLVD



SUITE DETAILS:

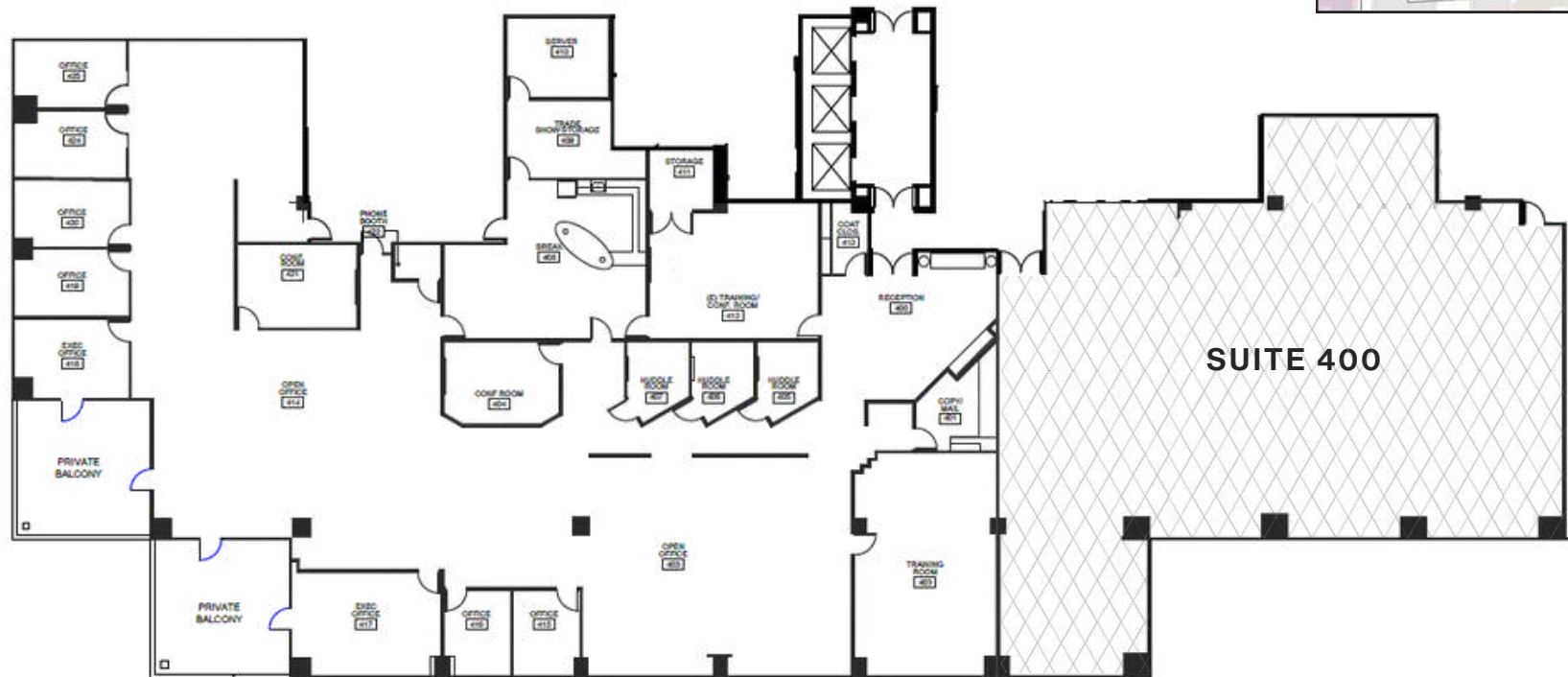
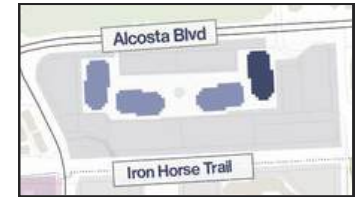
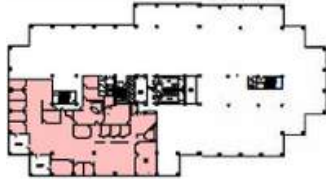
- SEVEN PRIVATE OFFICES
- BREAK ROOM
- STORAGE ROOM
- OPEN SPACE

SUITE 425

12,544 RSF | 4TH FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD

VIRTUAL TOUR



SUITE DETAILS:

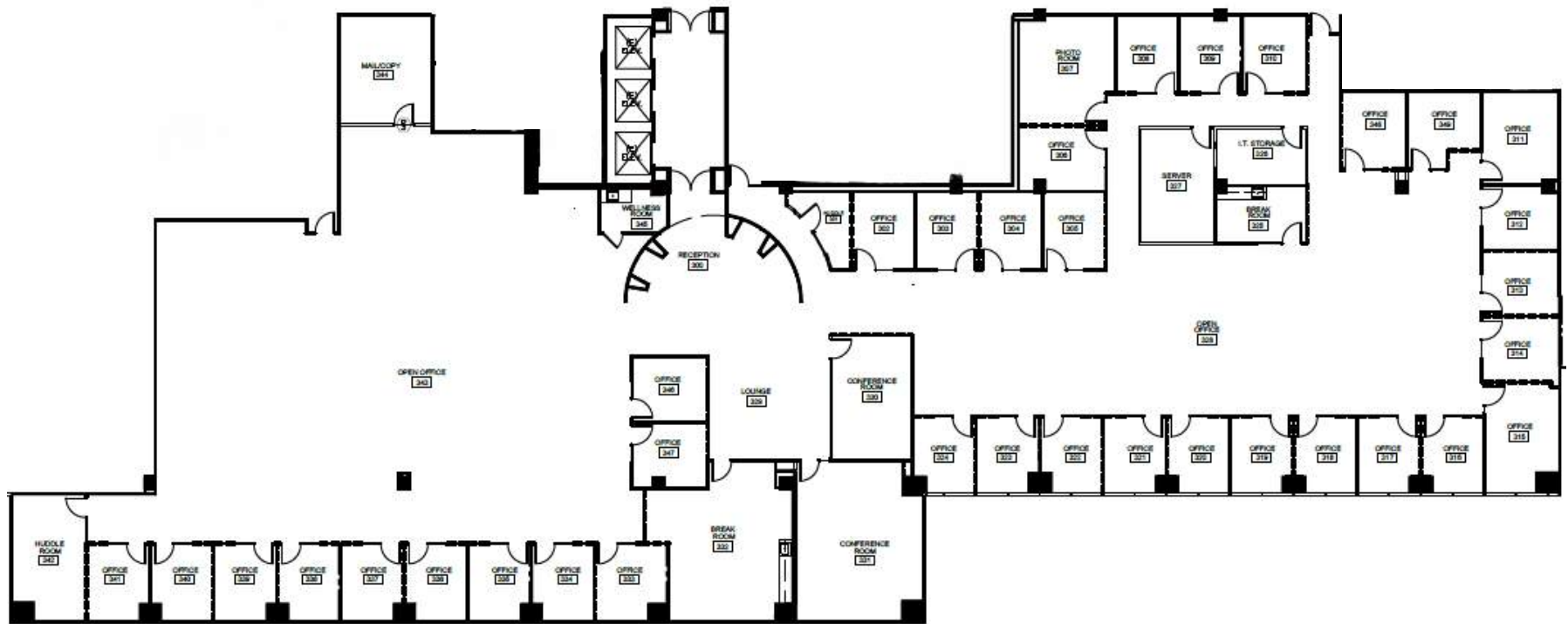
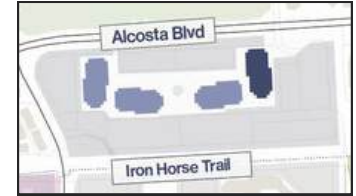
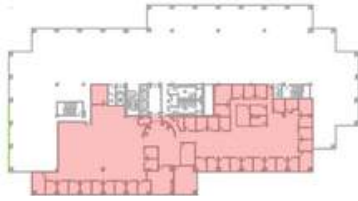
- EIGHT PRIVATE OFFICES
- BREAK ROOM
- SERVICE ROOM
- RECEPTION AREA
- TWO PRIVATE BALCONIES
- FOUR CONFERENCE ROOMS
- THREE HUDDLE ROOMS
- FOUR STORAGE ROOMS
- MAIL ROOM AND OPEN SPACE
- CAN BE COMBINED WITH SUITE 400

SUITE 300

18,797 RSF | 3RD FLOOR | AVAILABLE NOW

12647 ALCOSTA BLVD

VIRTUAL TOUR



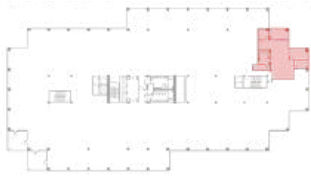
SUITE DETAILS:

- THIRTY-FIVE PRIVATE OFFICES
- BREAK ROOM
- COFFEE BAR
- FIVE CONFERENCE ROOMS
- PRINT/COPY ROOM
- OPEN SPACE

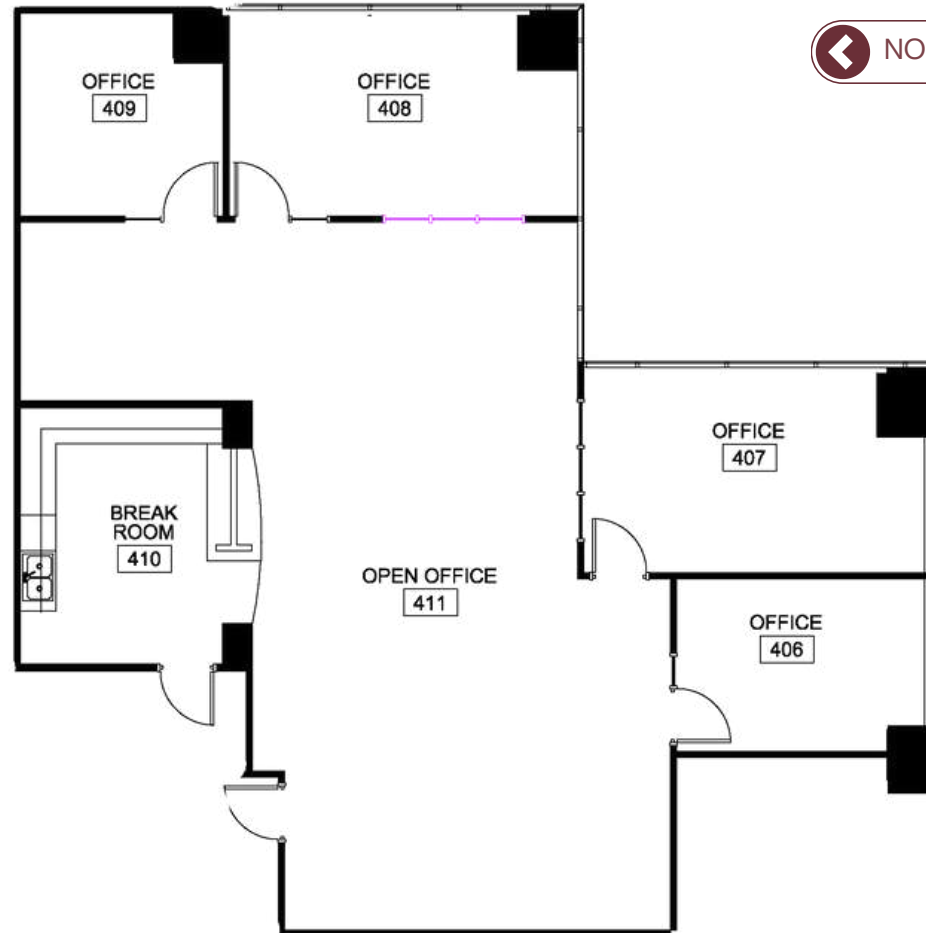
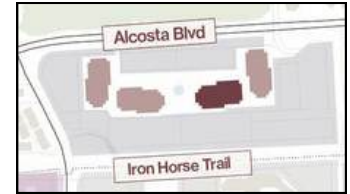
SUITE 460

2,456 RSF | 4TH FLOOR | AVAILABLE NOW

12657 ALCOSTA BLVD



VIRTUAL TOUR



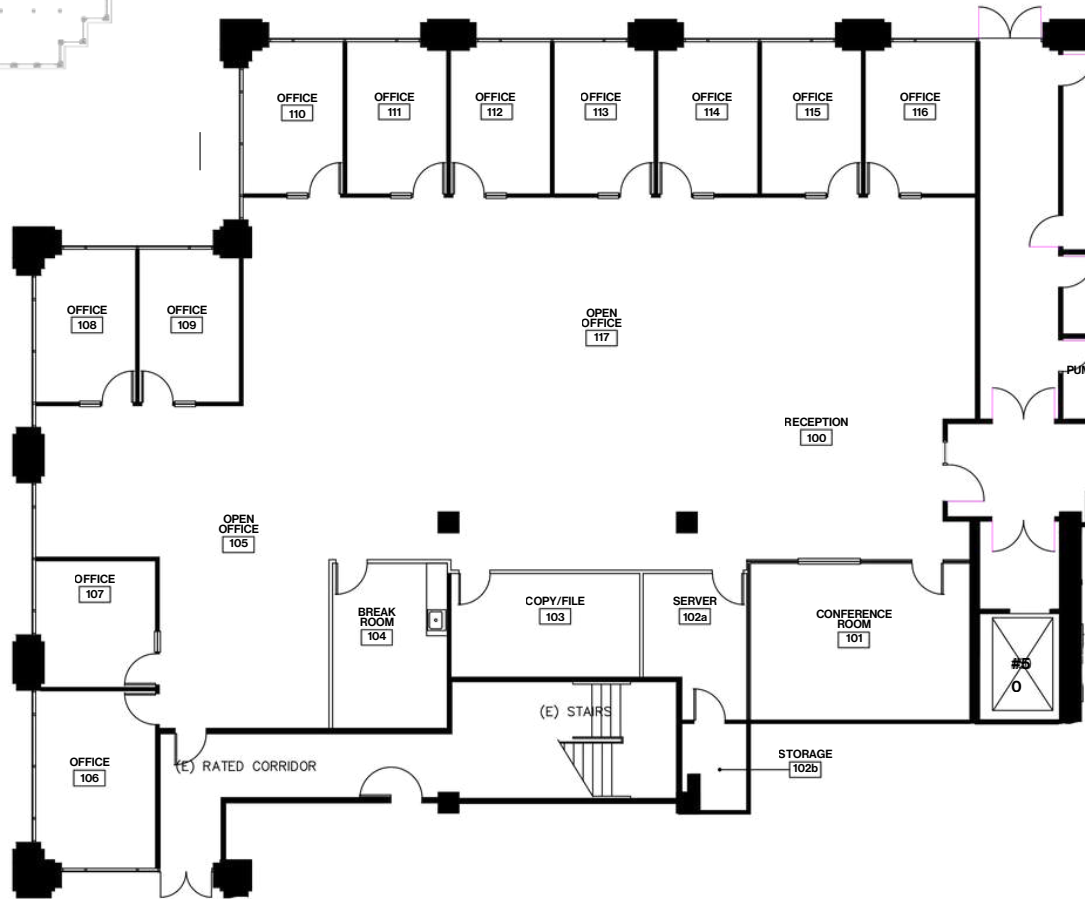
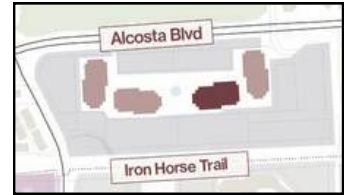
SUITE DETAILS:

- FOUR PRIVATE OFFICES
- BREAK ROOM
- CORNER OFFICE

SUITE 140

6,635 RSF | 1ST FLOOR | AVAILABLE JANUARY 2026

12657 ALCOSTA BLVD



SUITE DETAILS:

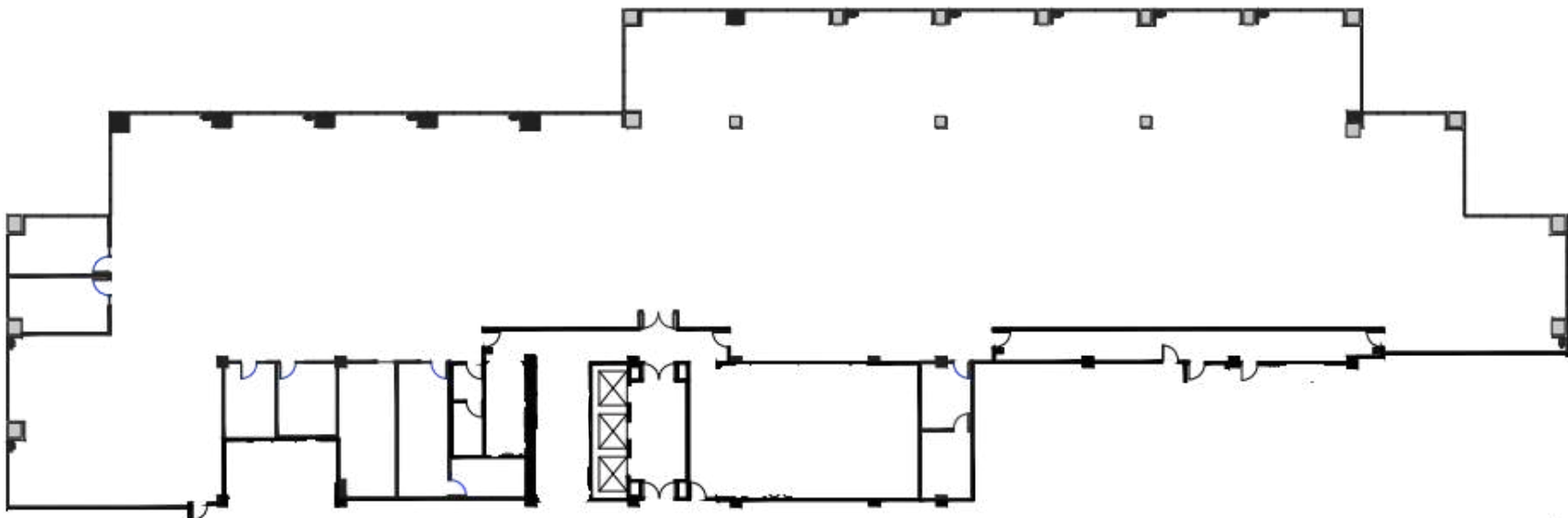
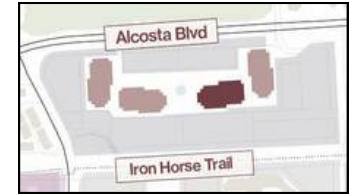
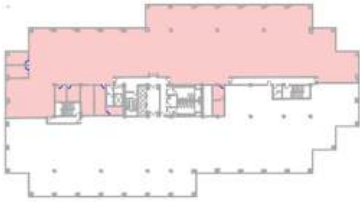
- ELEVEN PRIVATE OFFICES
- CONFERENCE ROOM
- BREAK ROOM
- OPEN SPACE
- PRINT/COPY ROOM
- RECEPTION

SUITE 300

22,325 RSF | 3RD FLOOR | AVAILABLE NOW

12657 ALCOSTA BLVD

[VIRTUAL TOUR](#)



SUITE DETAILS:

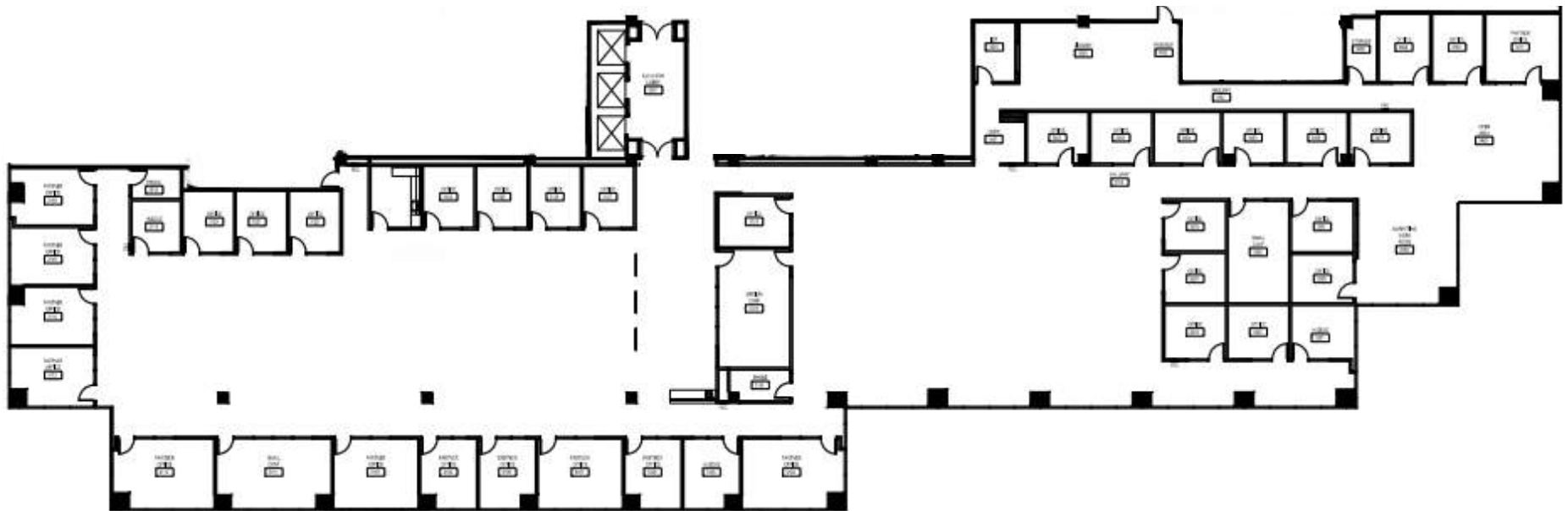
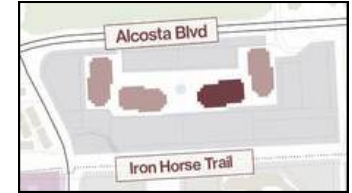
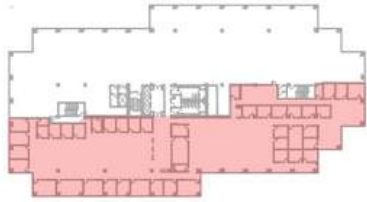
- WARM SHELL
- TENANT IMPROVEMENT ALLOWANCE AVAILABLE

SUITE 350

22,617 RSF | 3RD FLOOR | AVAILABLE NOW

12657 ALCOSTA BLVD

VIRTUAL TOUR



SUITE DETAILS:

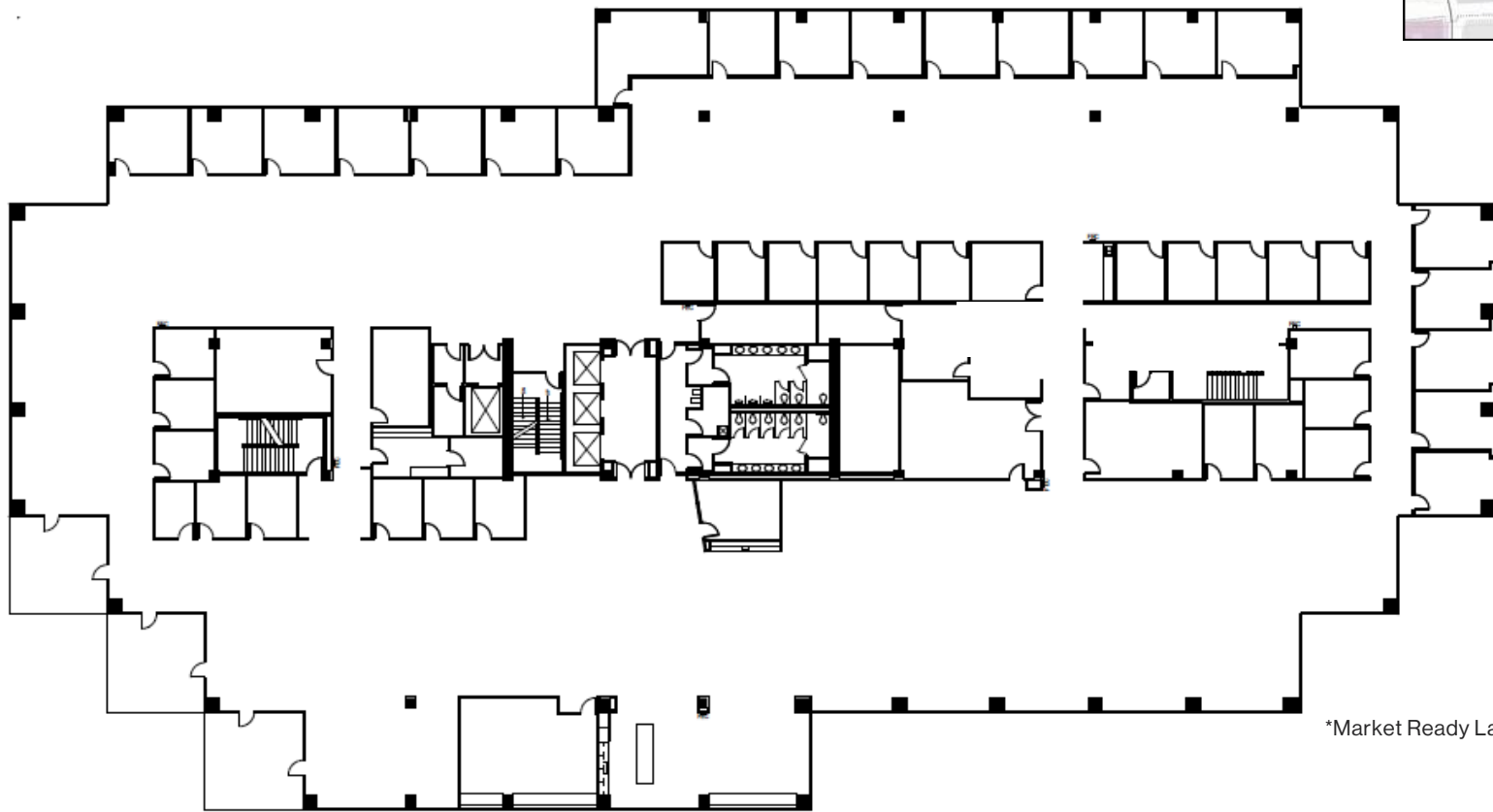
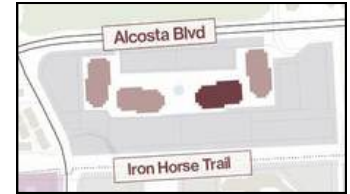
- THIRTY-ONE PRIVATE OFFICES
- THREE LARGE CONVERENCE ROOMS
- ONE BREAK AREA

SUITE 500

42,224 RSF | 5TH FLOOR | AVAILABLE NOW

12657 ALCOSTA BLVD

VIRTUAL TOUR



*Market Ready Layout

SUITE DETAILS:

- FULL FLOOR
- MARKET READY PLAN PRICING NOW

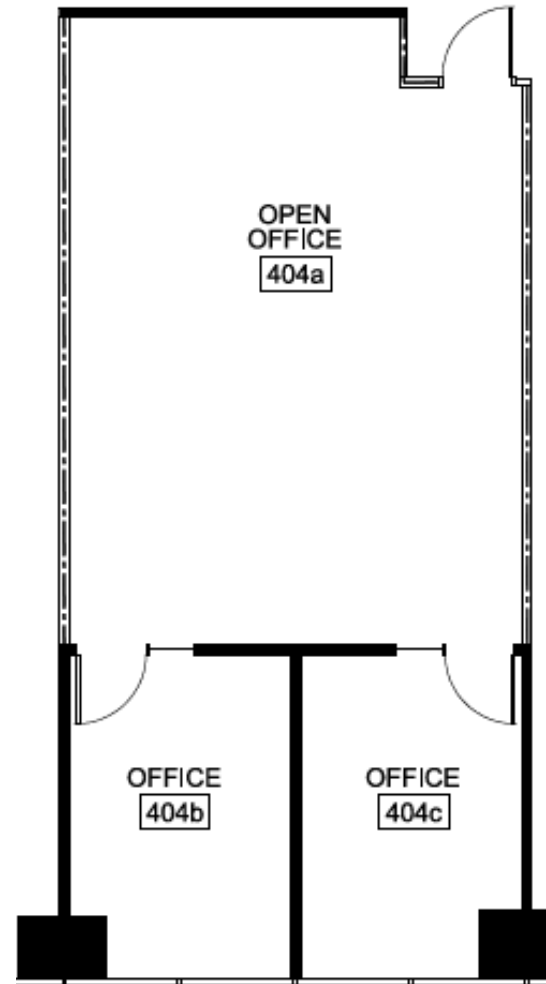
SUITE 404

12667 ALCOSTA BLVD



998 RSF | 4TH FLOOR | AVAILABLE NOW

[VIRTUAL TOUR](#)



SUITE DETAILS:

- TWO PRIVATE OFFICES
- OPEN SPACE
- NEW MARKET READY SUITE

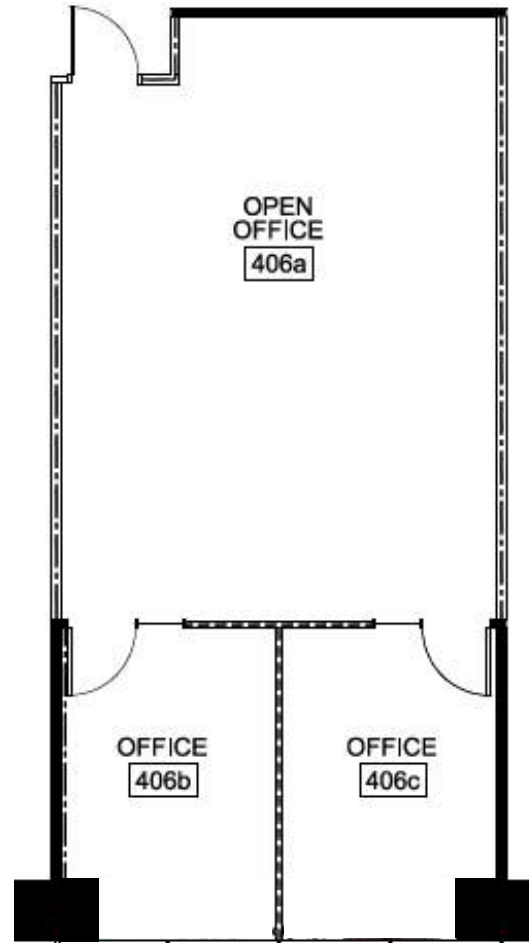
SUITE 406

12667 ALCOSTA BLVD



998 RSF | 4TH FLOOR | AVAILABLE NOW

[VIRTUAL TOUR](#)

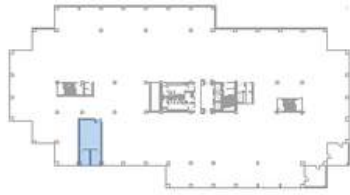


SUITE DETAILS:

- TWO PRIVATE OFFICES
- OPEN SPACE
- NEW MARKET READY SUITE

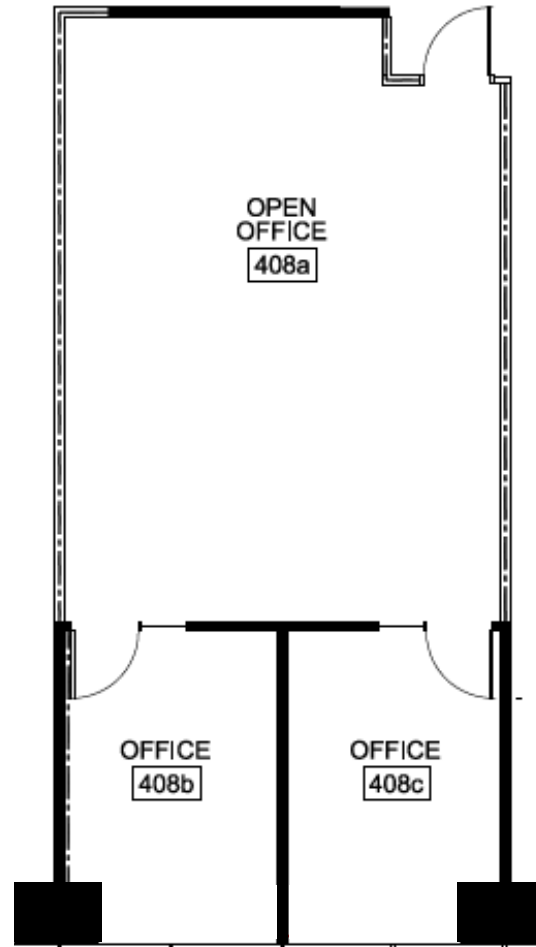
SUITE 408

12667 ALCOSTA BLVD



998 RSF | 4TH FLOOR | AVAILABLE NOW

[VIRTUAL TOUR](#)

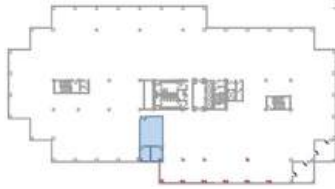


SUITE DETAILS:

- TWO PRIVATE OFFICES
- OPEN SPACE
- NEW MARKET READY SUITE

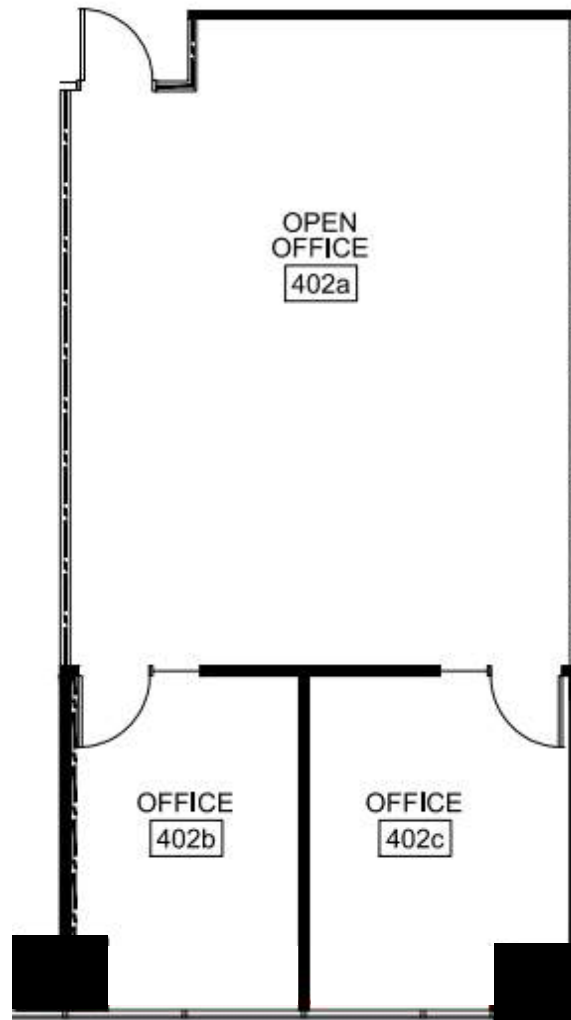
SUITE 402

12667 ALCOSTA BLVD



1,057 RSF | 4TH FLOOR | AVAILABLE NOW

[VIRTUAL TOUR](#)



SUITE DETAILS:

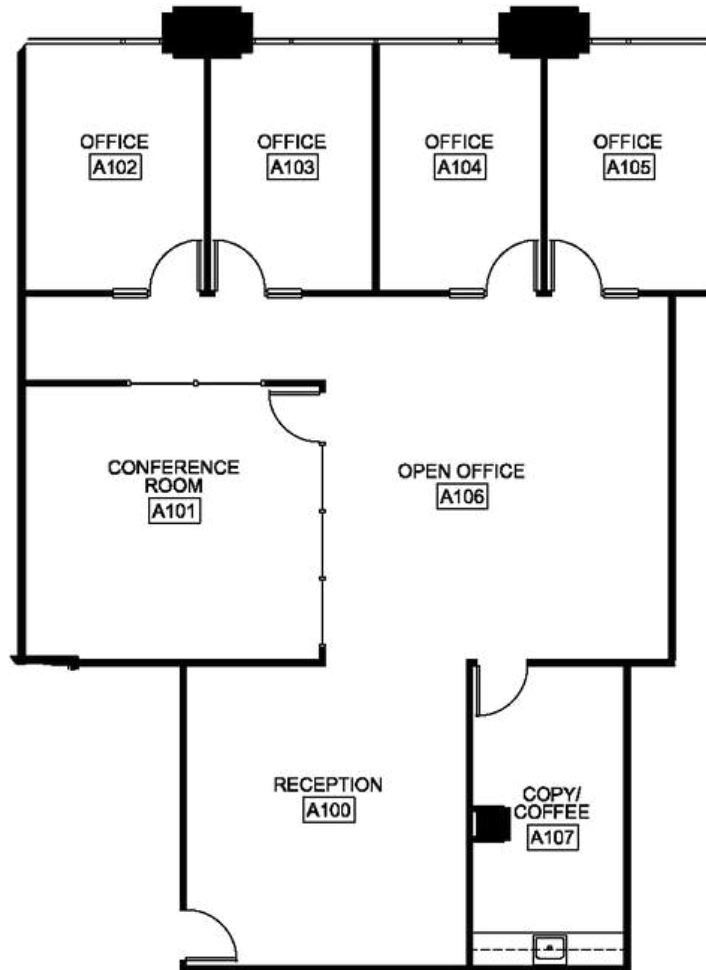
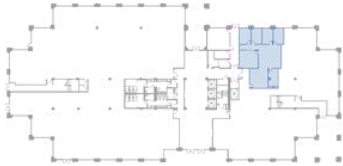
- TWO PRIVATE OFFICES
- OPEN SPACE
- NEW MARKET READY SUITE

SUITE 195

2,474 RSF | 1ST FLOOR | AVAILABLE NOW

12667 ALCOSTA BLVD

[VIRTUAL TOUR](#)



SUITE DETAILS:

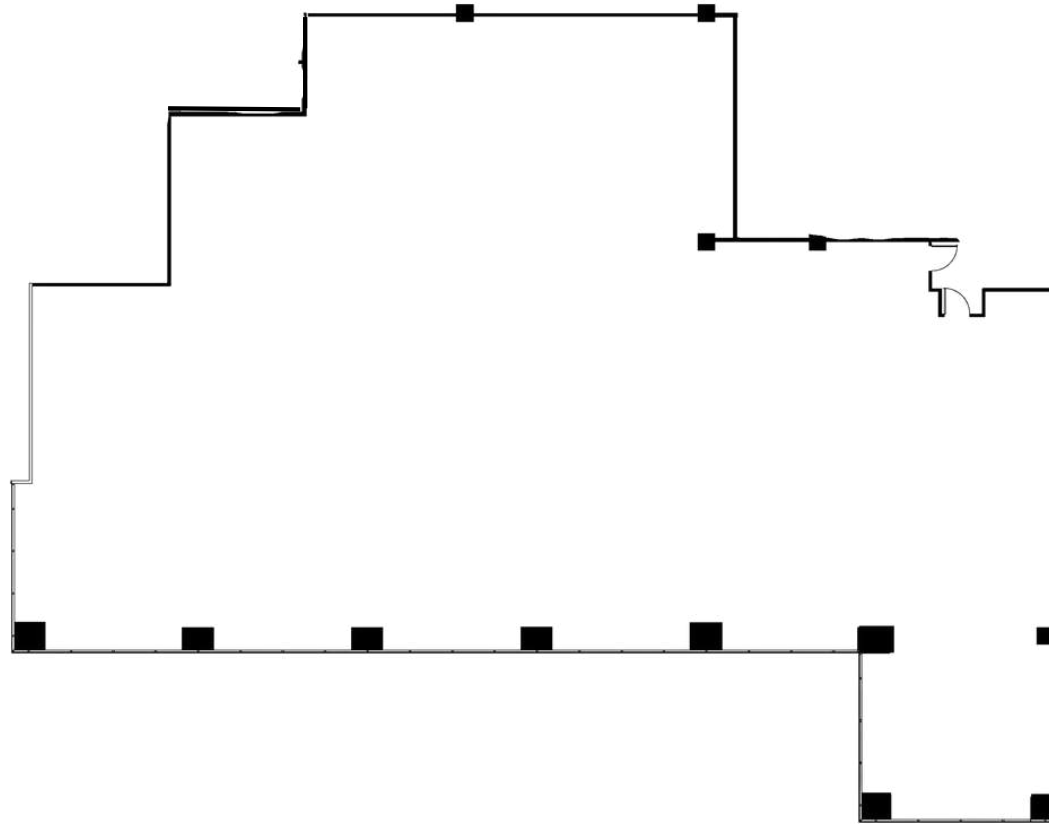
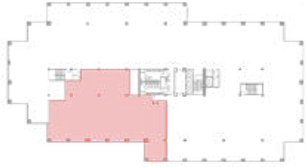
- FOUR PRIVATE OFFICES
- CONFERENCE ROOM
- RECEPTION AREA
- BREAK ROOM
- OPEN AREA

SUITE 325

9,377 RSF | 3RD FLOOR | AVAILABLE NOW

12667 ALCOSTA BLVD

[VIRTUAL TOUR](#)



SUITE DETAILS:

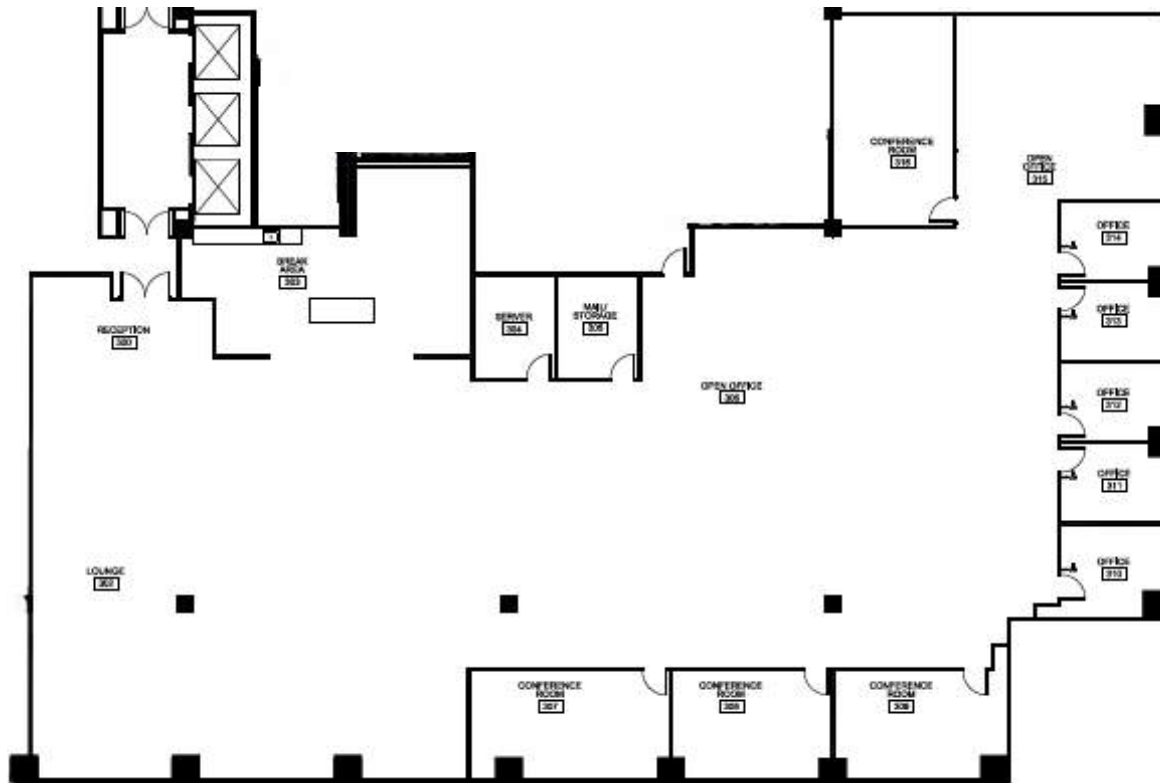
- SHELL SPACE

SUITE 300

12,382 RSF | 3RD FLOOR | AVAILABLE NOW

12667 ALCOSTA BLVD

VIRTUAL TOUR



SUITE DETAILS:

- KITCHEN
- EIGHT PRIVATE OFFICES
- CONFERENCE ROOM

Bishop Ranch

Andrea Reeder

Senior Vice President, Director of Leasing
andrea@bishopranch.com
925-968-4411
DRE License 1463217

Nick Polsky

First Vice President, Leasing
nick@bishopranch.com
925-380-9518
DRE License 1472715

Andy Chang

Senior Director, Leasing
achang@bishopranch.com
925-327-3922
DRE License 02040615



925-866-0100
www.bishopranch.com
DRE License 00164527