

silicon valley center

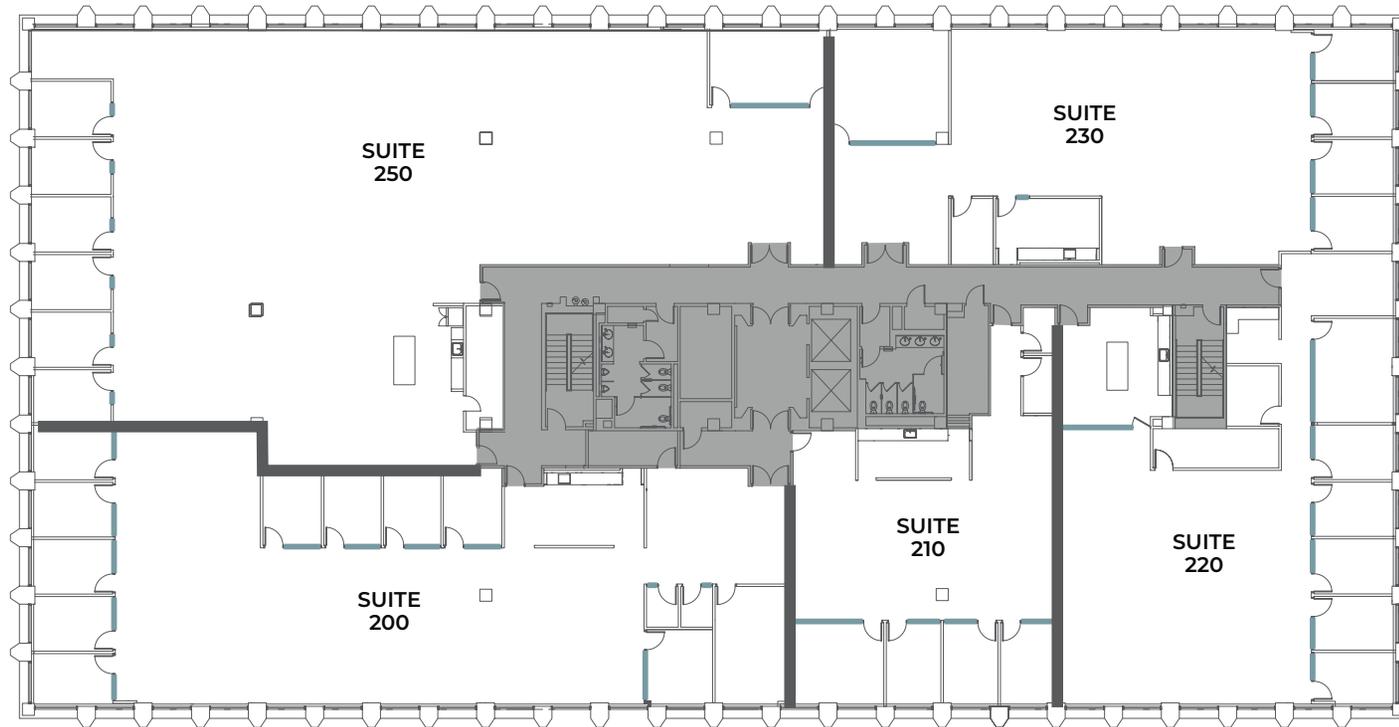
2590 n. first street | 2nd floor

Flex+[®]
BY IRVINE COMPANY



artist rendering

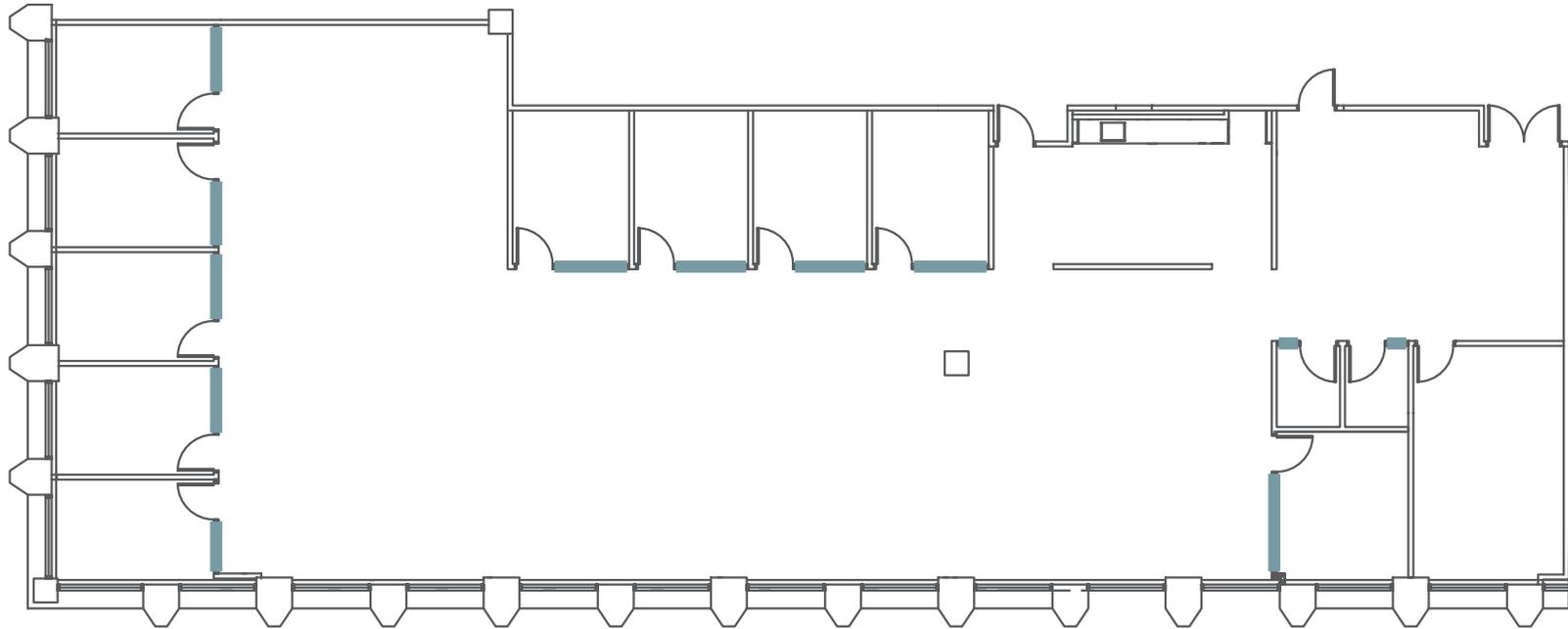
2590 n. first street | 2nd floor



- + 4 new, premium move-in ready suites range from 2.6K - 6.6K SF (Available Summer 2026)
- + High-end suite designs feature a variety of modern lighting, premium break areas and exposed ceilings
- + Convenient access to outdoor workspaces, Kinetic Fitness, casual dining options, The Lounge and Venue Meetings & Events

2590 n. first street | suite 200

Total Size	Team Size	Private Offices	Meeting Rooms
±6,613 sqft	29	9	3



2590 n. first street | **suite 200**



reception

artist rendering

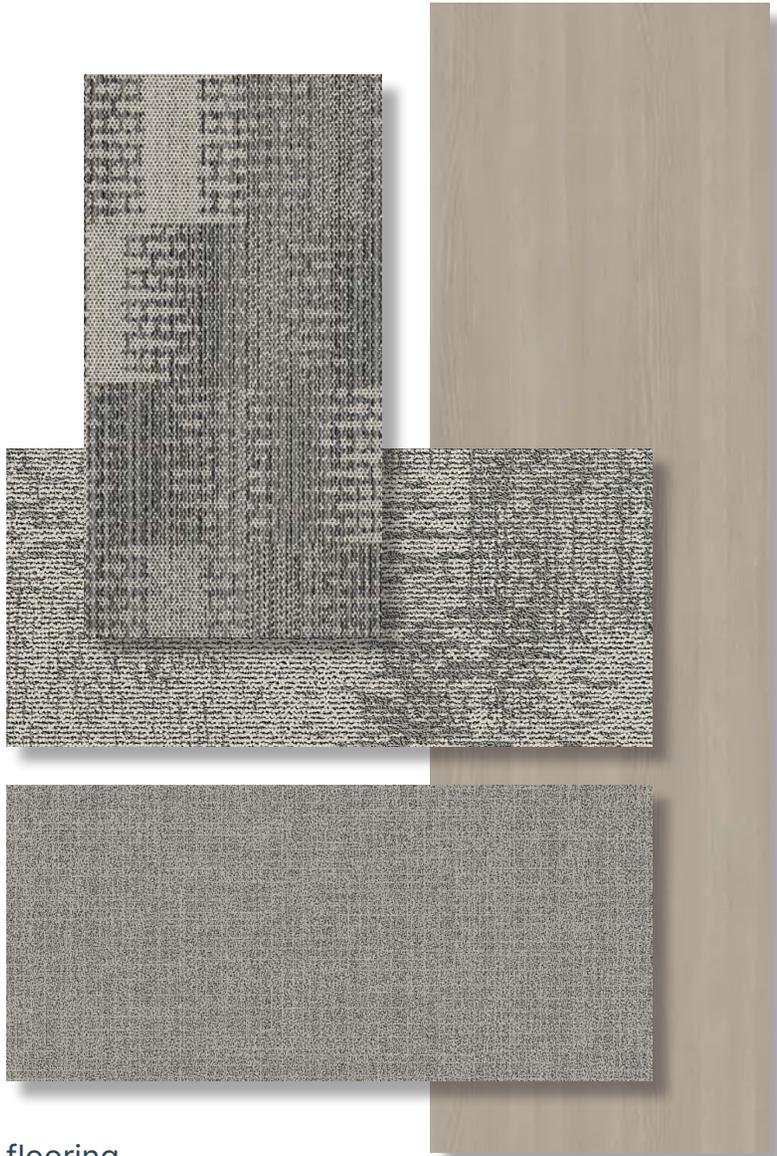
2590 n. first street | **suite 200**



breakroom

artist rendering

2590 n. first street | suite 200



flooring



paint scheme



breakroom

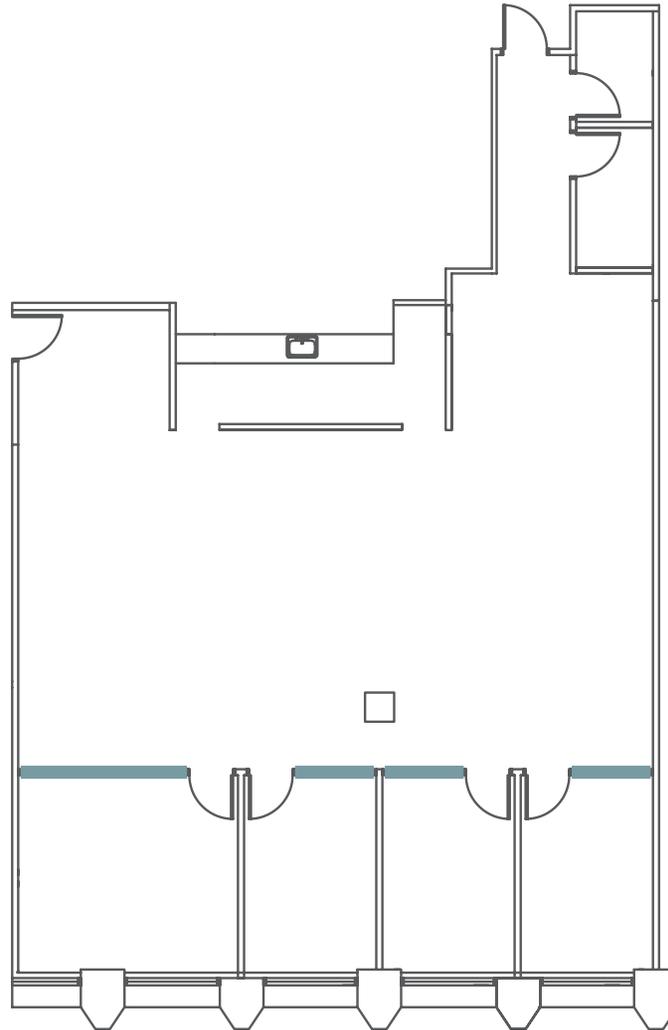
2590 n. first street | suite 210

Total
Size
±2,675 sqft

Team
Size
12

Private
Offices
3

Meeting
Room
1



2590 n. first street | **suite 210**



workspace

artist rendering

2590 n. first street | **suite 210**



breakroom

artist rendering

2590 n. first street | suite 210



flooring



paint scheme



breakroom



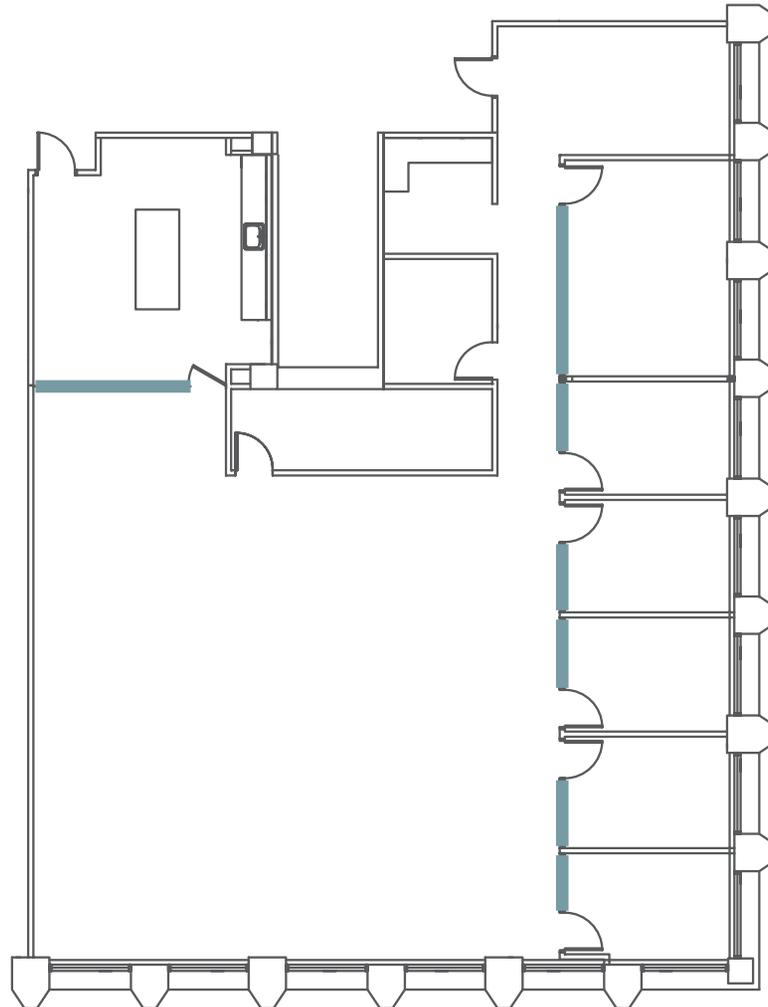
2590 n. first street | suite 220

Total
Size
±4,577 sqft

Team
Size
20

Private
Offices
5

Meeting
Room
1



2590 n. first street | **suite 220**



workspace

artist rendering

2590 n. first street | **suite 220**



meeting room

artist rendering

2590 n. first street | **suite 220**



breakroom

artist rendering

2590 n. first street | **suite 220**



flooring



paint scheme

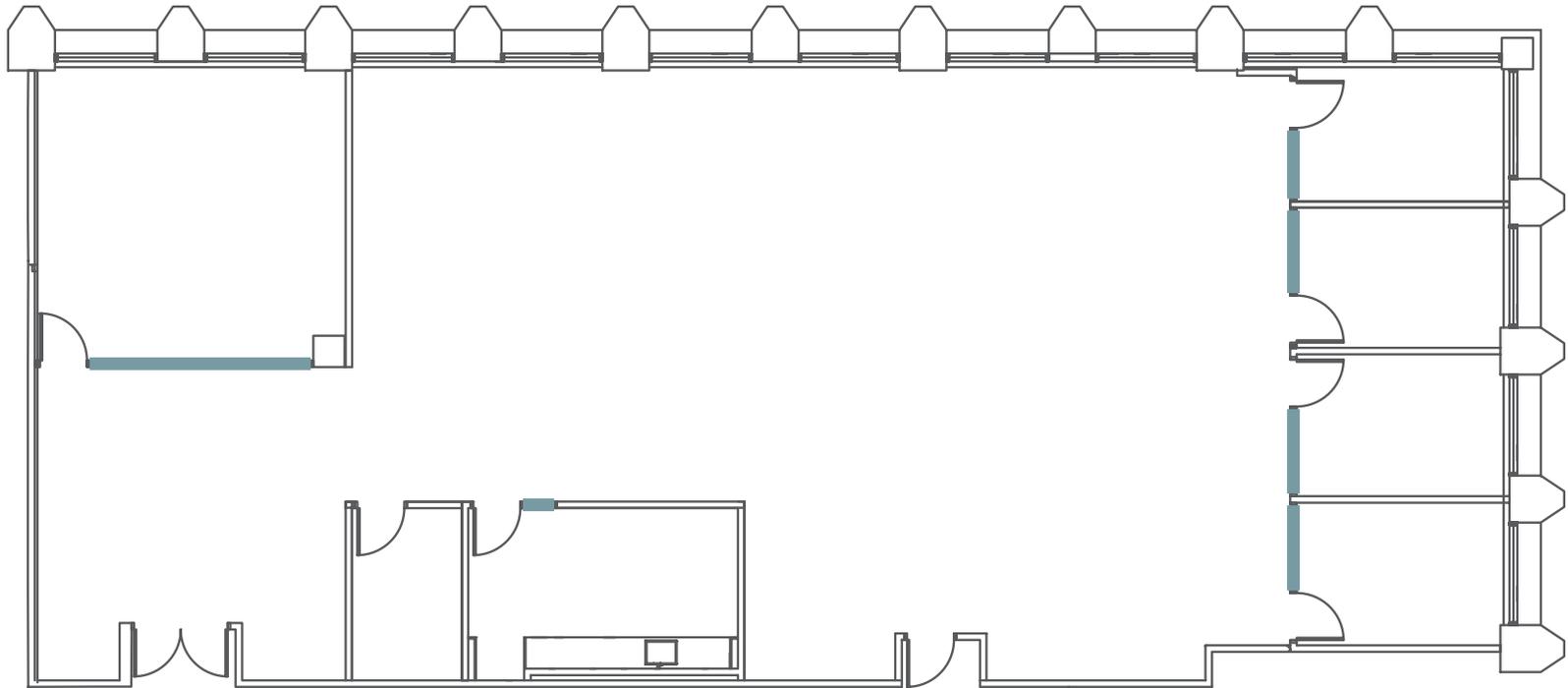


breakroom



2590 n. first street | suite 230

Total Size	Team Size	Private Offices	Meeting Room
±4,406 sqft	20	4	1



2590 n. first street | **suite 230**



workspace

artist rendering

2590 n. first street | **suite 230**



meeting room

artist rendering

2590 n. first street | suite 230



breakroom

artist rendering

2590 n. first street | suite 230



flooring

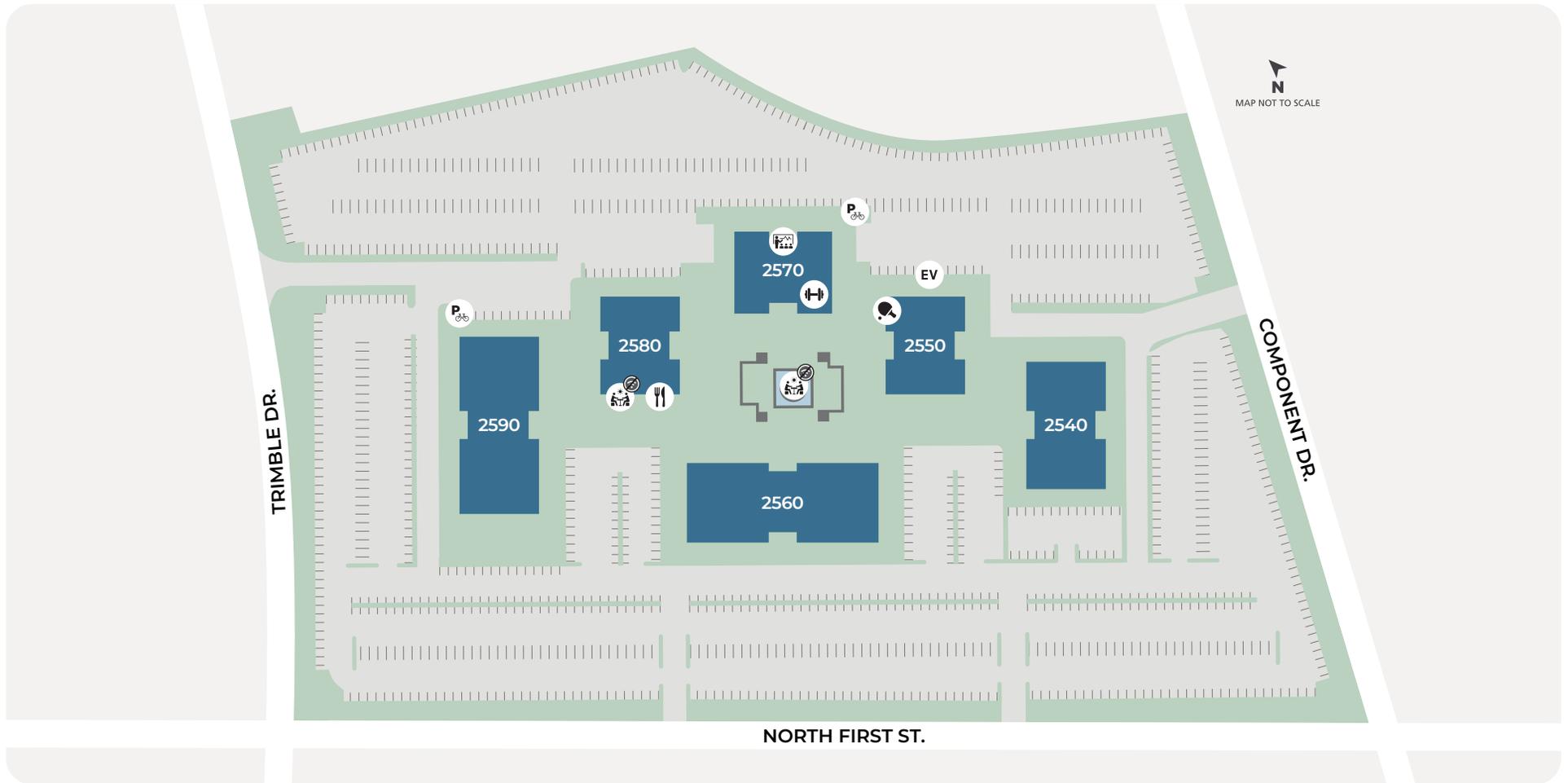


paint scheme



breakroom

silicon valley center



BIKE
PARKING



CAFE/
RESTAURANT



CONFERENCE
CENTER



EV
CHARGING



FITNESS



LOUNGE



OUTDOOR
WORKSPACE



outdoor workspace

flexplus.com | 408.330.0100

All properties for lease by Irvine Management Company, a licensed real estate broker, DRE LIC. #02041810. Product and amenities are subject to availability. Images may not be to scale. Not all features available in all communities. Not a representation or warranty. Flex+ is a registered trademark of Irvine Management Company. ©2025 Irvine Management Company. All Rights Reserved. The Sunwave, Irvine Company, and Success Works Here are registered trademarks of Irvine Management Company.

Flex+[®]
BY IRVINE COMPANY