



## Foster City Medical Pavilion

1241 E. Hillsdale Boulevard, Foster City, CA

<b>Property Type:</b>	Medical Office
<b>Location:</b>	Near Foster City Blvd and E Hillsdale Blvd. Easy access to US-92 (providing access to East Bay patient base) and US-101 (providing access to Peninsula patient base).
<b>Property Description:</b>	2-story. Class A medical office building. Recently completed redevelopment includes dramatic new atrium lobby with gurney accessible elevator. Excellent parking

### CURRENT SPACES AVAILABLE

Suite	Area (sf)	Asking Rent	Space Description	Available
180	933 sf	\$3.95 NNN	Recently remodeled suite with 3 offices/exam rooms. Excellent natural light. Monthly operating expenses approximately \$2.17 psf, per month excluding interior janitorial. Tenant improvement allowance up to \$100 psf	<b>NOW</b>
230	912 sf	\$3.95 NNN	Restroom. Can be built to suit. Monthly operating expenses approximately \$2.17 psf, per month excluding interior janitorial. Tenant improvement allowance up to \$100 psf	<b>NOW</b>
250	4,704 sf	\$3.95 NNN	Excellent natural light, 1 large procedure room, 1 office, storage. Divisible to roughly 2,000 sf. Monthly operating expenses approximately \$2.17 psf, per month excluding interior janitorial. Tenant improvement allowance up to \$100 psf	<b>NOW</b>



1761 Laurel Street  
San Carlos, CA 94070

**Trask Leonard**  
DRE# 01152101  
650.949.0700  
[tleonard@baysiderp.com](mailto:tleonard@baysiderp.com)

**Grace Lindberg**  
DRE# 02230832  
415.307.0252  
[glindberg@baysiderp.com](mailto:glindberg@baysiderp.com)