

±26,967 UP TO ±81,569 SF
R&D BUILDING - IMMEDIATELY AVAILABLE
FULL-BUILDING HQ OPPORTUNITY



130-150 SHORELINE DRIVE
REDWOOD CITY, CA

CBRE

GI PARTNERS

BUILDING SPECIFICATIONS



Total Availability: ±81,569 SF
130 Shoreline: ±26,967 SF
150 Shoreline: ±54,602 SF



Clear Height: 11' - 24'



Grade Level Doors: 2



Parking: 3.20 / 1,000 SF



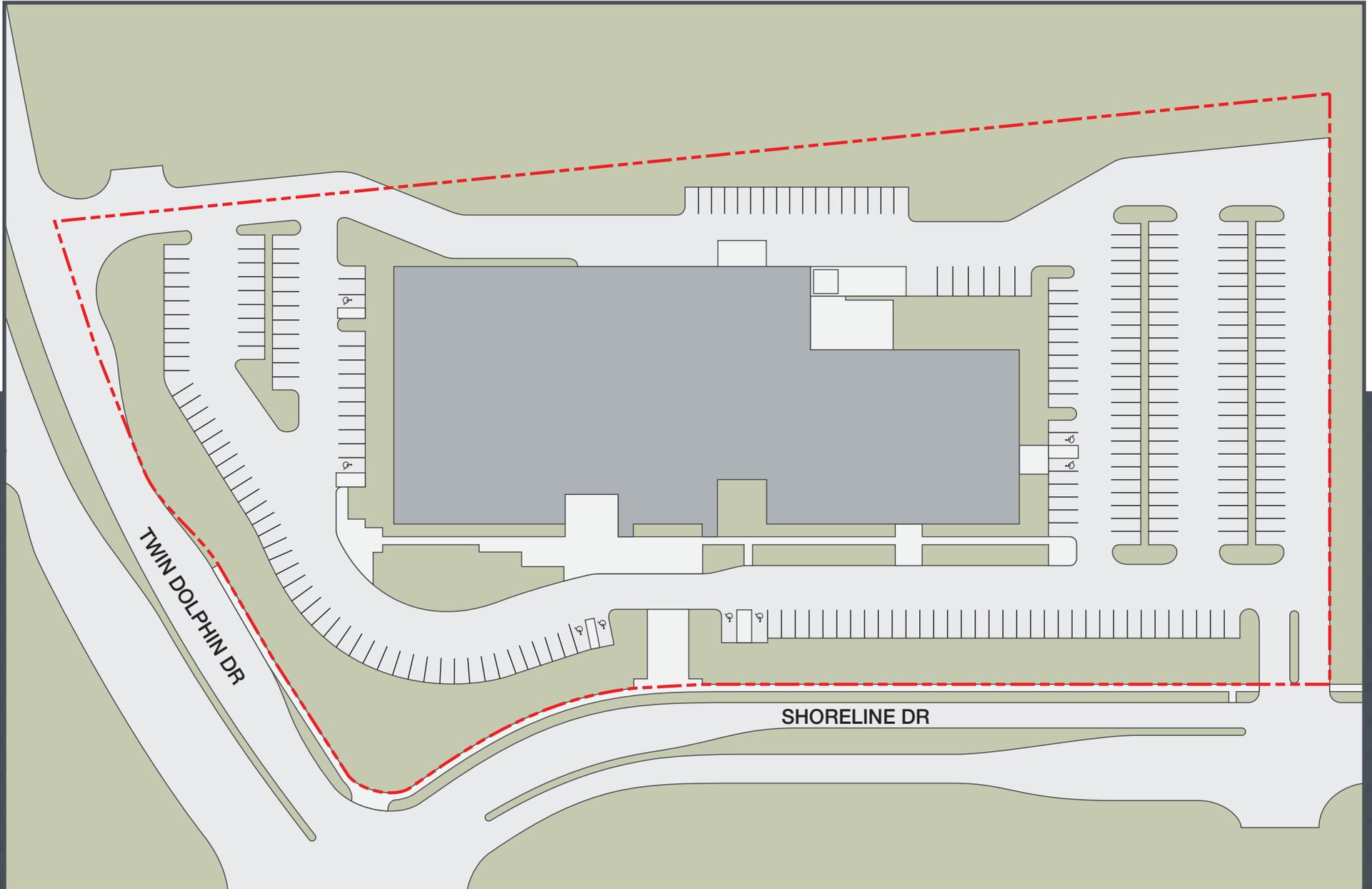
Power: 2,800 amps w/ 60 KW emergency generator



Plug-and-play turnkey office/lab space available



SITE PLAN



FLOOR PLAN

1ST Floor

- » Open / Flexible Floorplate
- » 60 KW Backup Generator
- » All Hands / Break Room
- » 2 Grade-Level Doors



FLOOR PLAN

2nd Floor

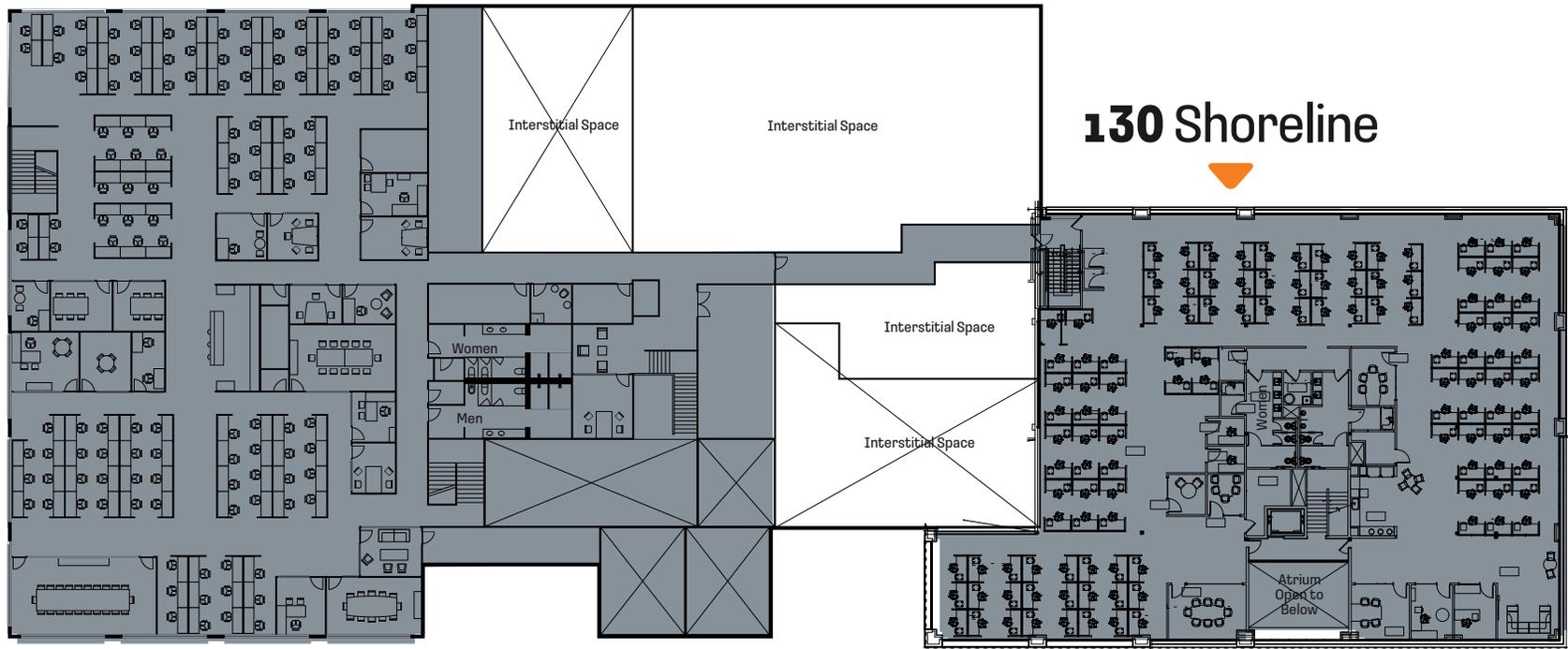
150 SHORELINE

- » 125 Workstations
- » 18 Meeting/Huddle Rooms
- » 6 Conference Rooms
- » Break Area

130 SHORELINE

- » 108 Workstations
- » 2 Meeting/Huddle Rooms
- » 7 Conference Rooms
- » Break Area

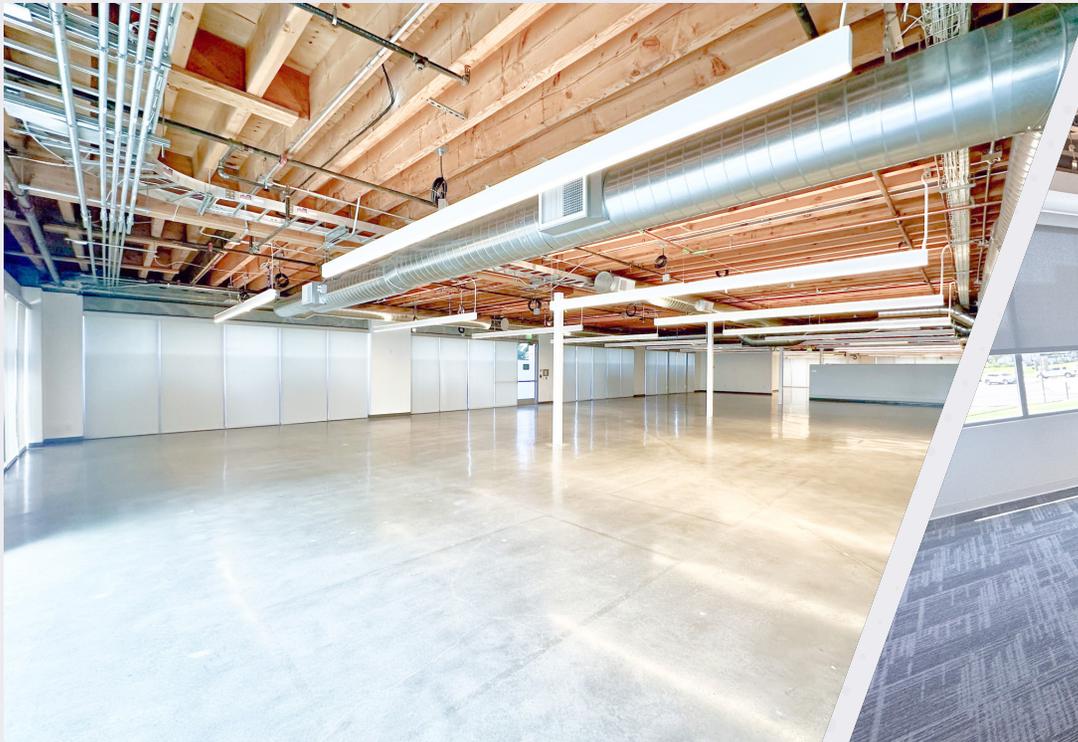
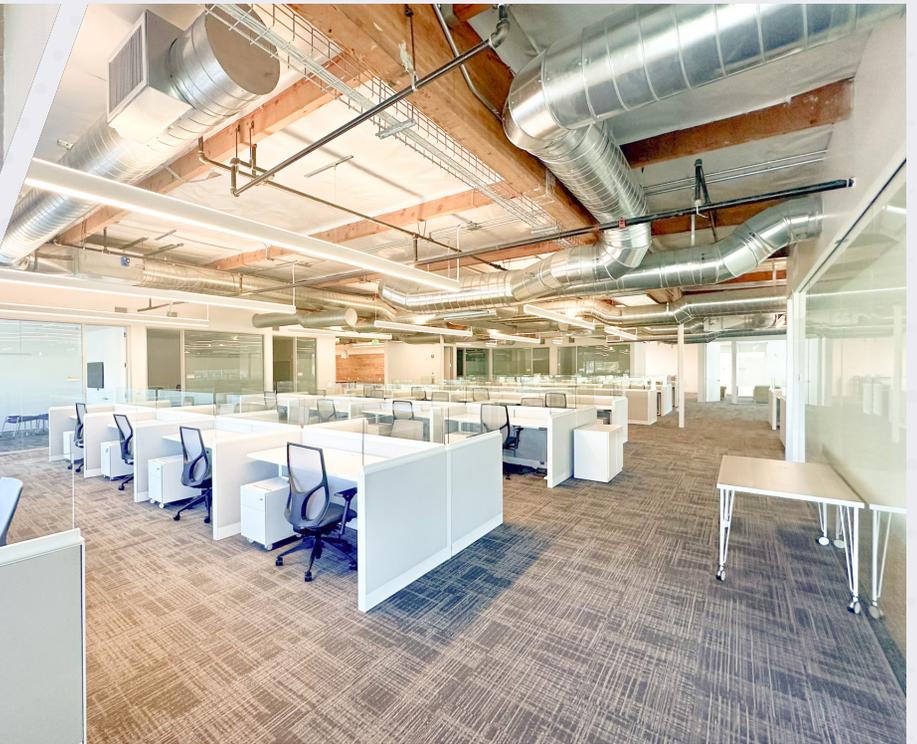
150 Shoreline



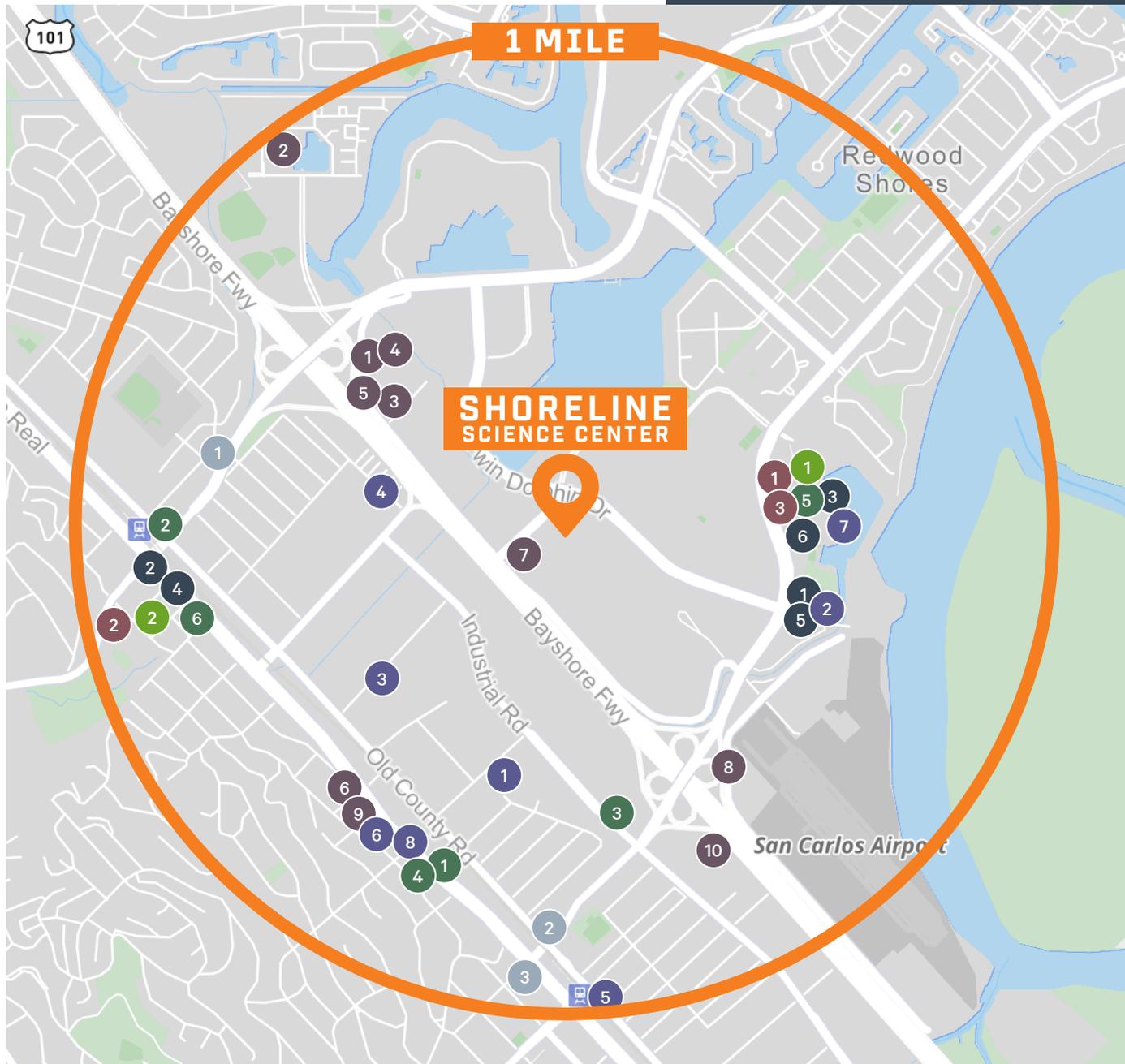
130 Shoreline

■ Office

PROPERTY PHOTOS



AMENITIES MAP



1 MILE

SHORELINE
SCIENCE CENTER

Restaurant - Fast Casual

- 1 Local Kitchens
- 2 Doghaus
- 3 Mendocino Farms
- 4 Panda Express
- 5 Proposition Chicken
- 6 Chipotle Mexican Grill

Hotels

- 1 Studio 6
- 2 Hyatt House
- 3 Extended Stay America
- 4 Motel 6
- 5 Homewood Suites by Hilton
- 6 Holiday Inn Express
- 7 SpringHill Suites by Marriott
- 8 Fairfield Inn & Suites by Marriott
- 9 Hyatt Place
- 10 Residence Inn by Marriott

Convenience Store

- 1 ampm
- 2 7-Eleven US
- 3 Circle K Stores

Gyms + Fitness Facilities

- 1 CrossFit
- 2 The Bay Club
- 3 CrossFit

- 4 Shoot360
- 5 barre3
- 6 Club Pilates
- 7 Orangetheory Fitness
- 8 My Gym Children's Fitness Centers

Restaurant - QSR/Fast Food

- 1 Taco Bell
- 2 Wendy's
- 3 In-N-Out Burger
- 4 McDonald's US
- 5 Five Guys
- 6 Sourdough & Co.

Banks + Financial Services

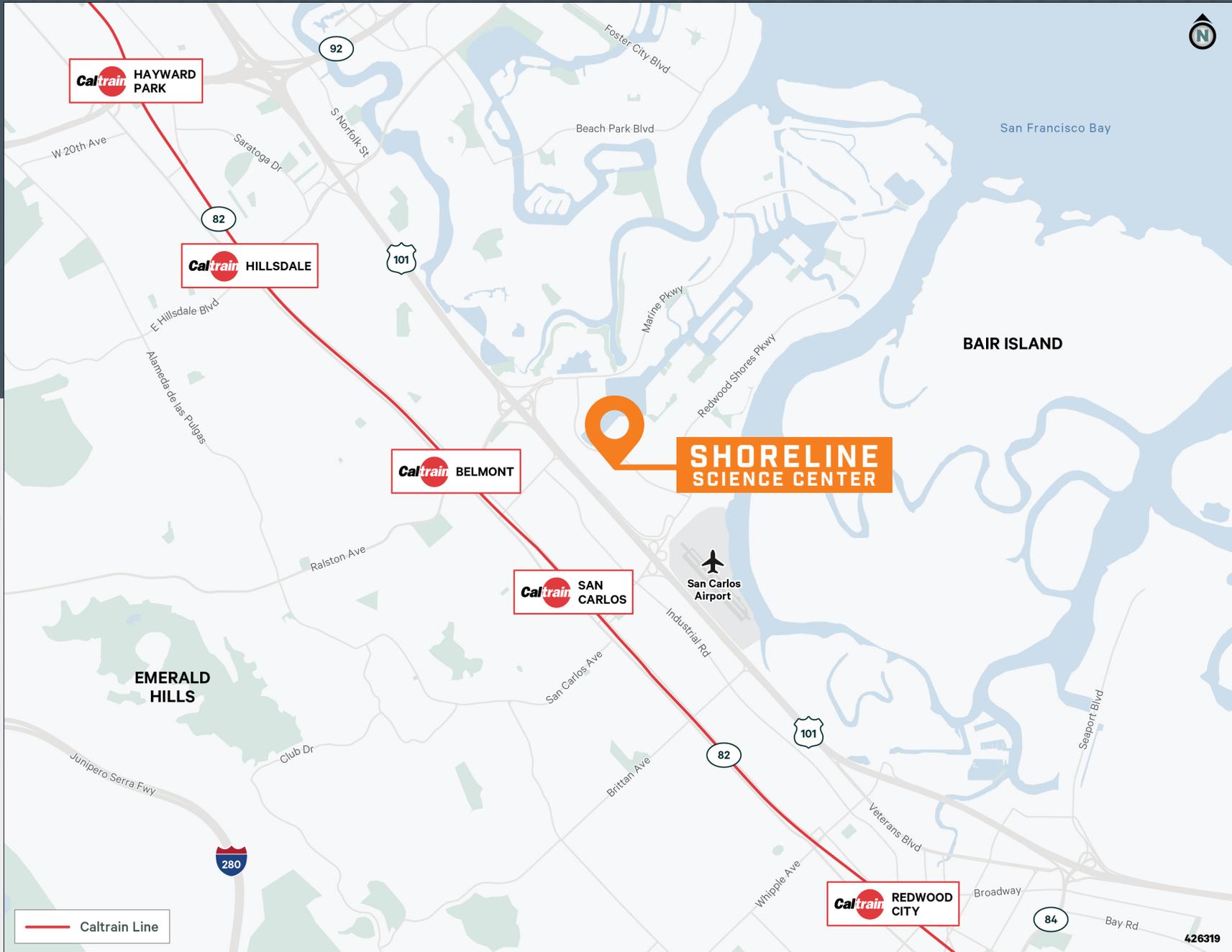
- 1 Chase
- 2 Wells Fargo
- 3 Bank of America

Grocery

- 1 Nob Hill Foods
- 2 Safeway

Reference Points

TRANSIT MAP



**130-150 SHORELINE DRIVE
REDWOOD CITY, CA**



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