

835 Maude Avenue

Mountain View, CA



Northmarq, as exclusive agent, is proud to offer for sale to qualified investors the opportunity to acquire the fee-simple interest in 835 Maude Avenue, a 15,000 SF R&D property located in the heart of Mountain View, CA, a premier hub for technology and life sciences. Strategically positioned just 2 miles from US-101 and 3 miles from CA-85, the property offers excellent accessibility to the broader Silicon Valley region. The surrounding area is home to some of the world's leading tech and biotech firms, including Google, Meta, and Stanford Research Park, making it an ideal location for companies seeking high-quality R&D space.

The Property is currently vacant, presenting a unique opportunity for investors to secure a new high credit tenant or reposition the asset. With strong demand for biotech and R&D space in the market, this property offers significant upside potential for an investor looking to capitalize on Silicon Valley's thriving innovation ecosystem.

INVESTMENT HIGHLIGHTS

**Desirable R&D Location
Value-Add Opportunity**

**Great Location & Access
Strong Market Fundamentals**

**Affluent Demographics
San Jose MSA**

VIEW OFFERING
MEMORANDUM



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