

FOR LEASE

234 MARSHALL ST/700 WINSLOW ST, REDWOOD CITY

OFFICE SUITES FOR LEASE

FIRST FLOOR: ±1,362 SQ. FT.

SECOND FLOOR: ±284 - 1,138 SQ. FT.



**PREMIER
PROPERTIES**
COMMERCIAL
REAL ESTATE

BRAD EHIKIAN

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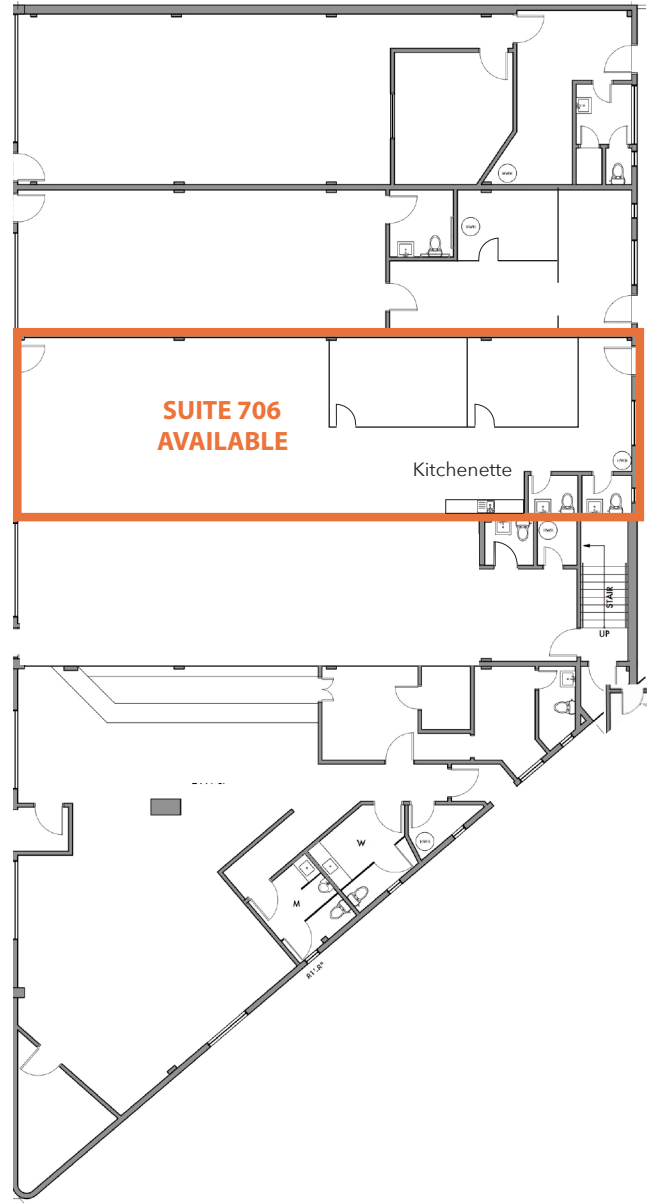
FIRST FLOOR SUITE

706 Winslow Street

- ±1,362 Sq. Ft.
- New Renovations in Rare Ground Office
- Great Natural Light
- Mostly Open Layout with Two Meeting Rooms
- In-Suite Kitchenette & Restrooms
- 1 Reserved Parking Space
- Available Immediately

234 MARSHALL STREET / 700 WINSLOW STREET, REDWOOD CITY

FIRST FLOOR PLAN

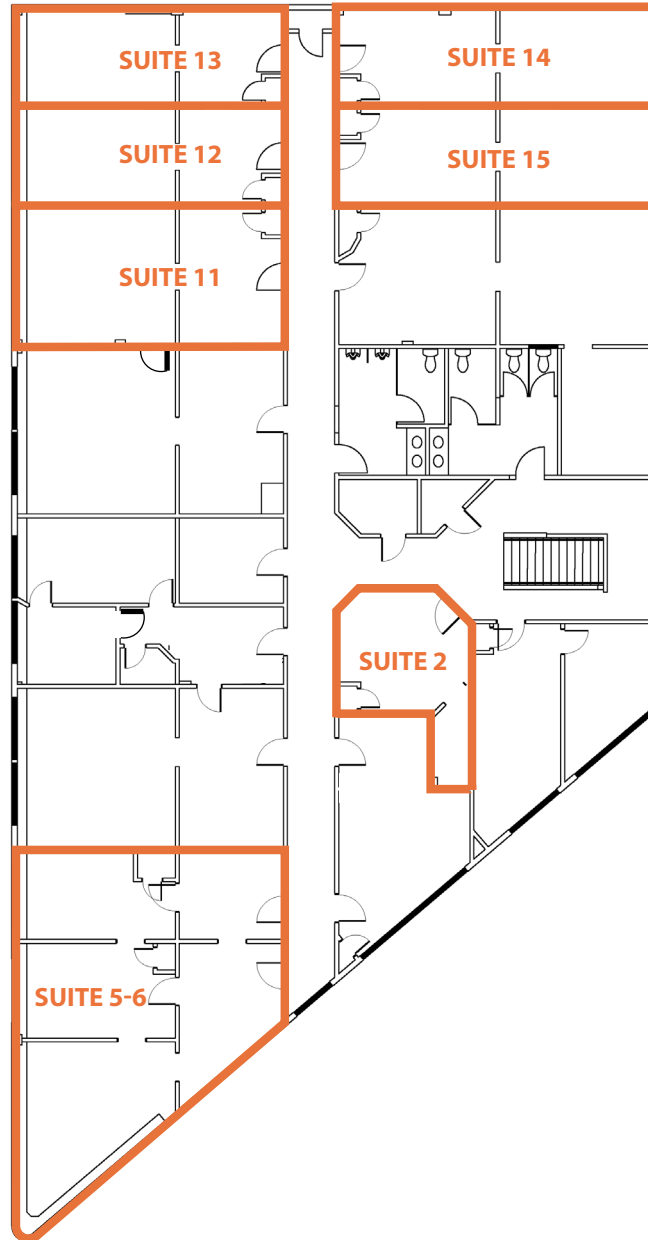


SECOND FLOOR SUITES

- Suite 2: ±284 Sq. Ft.
- Suite 5-6: ±1,138 Sq. Ft. (Divisible to ±358 & ±780 Sq. Ft.)
- Suite 11: ±550 Sq. Ft.
- Suite 12: ±389 Sq. Ft.
- Suite 13: ±389 Sq. Ft.
- Suite 14: ±459 Sq. Ft.
- Suite 15: ±459 Sq. Ft.
- Recently Renovated Suites on the Second Floor
- All Suites Can Be Leased Together
- One Block from Caltrain Station
- Prime Downtown Redwood City Location
- Large Windows with Abundant Natural Light
- Walking Distance to Amenities, Restaurants, & Retailers
- Available Immediately

2334 MARSHALL STREET / 700 WINSLOW STREET, REDWOOD CITY

SECOND FLOOR PLAN





234 MARSHALL STREET / 700 WINSLOW STREET, REDWOOD CITY

AMENITIES MAP



234 MARSHALL ST
REDWOOD CITY, CA



RED GIANT COFFEE

CHASE



DRAGON

Philz Coffee



BLACKSMITH LVMAR TAPAS & COCKTAIL



Broadway



Quinto Sol



FIVE GUYS

Caltrain



Broadway

MATTRESS FIRM

CVS pharmacy

JOE & THE JUICE



CHAN ZUCKERBERG INITIATIVE

SUBWAY



UNITED STATES POSTAL SERVICE

SAFeway



BARNES & NOBLE

citibank

Middlefield Rd

DONATO ENOTECA

El Camino Real

the Habit BURGER GRILL

OLD NAVY

Jefferson Ave

REDWOOD CITY PUBLIC library

234 MARSHALL ST
700 WINSLOW STREET
700 WINSLOW STREET
REDWOOD CITY

TRANSPORTATION MAP

234 MARSHALL STREET / 700 WINSLOW STREET REDWOOD CITY

✈️ PLANES
SJC - 21 miles
SFO - 14 miles
OAK - 29 miles

🚆 TRAINS
San Francisco - 1 h 2 min
Milbrae - 32 min
San Jose - 49 min

🚗 AUTOMOBILES
San Francisco - 27 miles
Downtown San Jose - 29 miles
Downtown Oakland - 35 miles



San Francisco

San Francisco Int. Airport

Downtown San Mateo

Downtown San Carlos

92

Caltrain

Sequoia Hospital

Sequoia High School

McKinley Institute of Technology

Downtown Redwood City

Kaiser Permanente Medical Center

Caltrain

234 MARSHALL ST
REDWOOD CITY, CA

82

El Camino Real (35,200 VPD)

Broadway

Bayshore Fwy (222,600 VPD)

DEMOGRAPHICS



ONE-MILE POPULATION: 30,371

MEDIAN AGE

36.0

AVERAGE HOUSEHOLD SIZE



FAMILIES



FAMILIES

6,399



Average Household Income

\$106,138

Average Household Size: **2.6** | Owner Occupied Housing Units: **4,661** | Renter Occupied Housing Units: **6,177** | Median Household Income: **\$65,356** | Average Household Income: **\$106,138**

MAJOR EMPLOYERS:

Data for all businesses in area	1 mile
Total Businesses:	2,064
Total Employees:	25,902
Total Residential Population:	30,371
Employee/Residential Population Ratio (per 100 Residents)	85

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