



1225 Crane Street Menlo Park, California 94025

| | |
|------------------------------|--|
| Property Type: | Medical/Dental and Professional Office |
| Location: | On Crane Street close to Oak Grove Avenue in downtown Menlo Park |
| Property Description: | Two-story medical/dental/professional building with highest parking ratio in marketplace. Highest parking ratio in market (~6 spaces per 1,000 sf) |

CURRENT SPACES AVAILABLE

| Suite | Area (rsf) | Asking Rent | Space Description | Available |
|-------|------------|--|---|----------------------|
| 106-B | 358 rsf | \$5.95 psf per month NNN, OpEx est. at \$1.75/sf/mo. | 1 office, shared waiting area, private entrance. Formally a therapy office with excellent glassline and soundproofing | Feb 1, 2025 |
| 105 | 2,205 rsf | \$5.95 psf per month NNN, OpEx est. at \$1.75/sf/mo. | 6-7 offices/exam rooms, large treatment room, kitchen, reception/waiting area, storage, excellent glassline | April 1, 2025 |



1761 Laurel Street
San Carlos, CA 94070

Trask Leonard
DRE# 01152101
650.949.0700
tleonard@baysiderp.com

Ian J. Calvello, RPA, FMA
DRE# 01713240
650.282.4621
icalvello@baysiderp.com

Jarda Brych
DRE# 01974129
650.517.2303
jbrych@baysiderp.com