

FOR LEASE

350 CONVENTION WAY, REDWOOD CITY

±25,853 SQ. FT. OFFICE

MONTERA
CREDIT UNION



**PREMIER
PROPERTIES**
COMMERCIAL
REAL ESTATE

JACK SPALLINO

Associate Broker

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PROPERTY HIGHLIGHTS

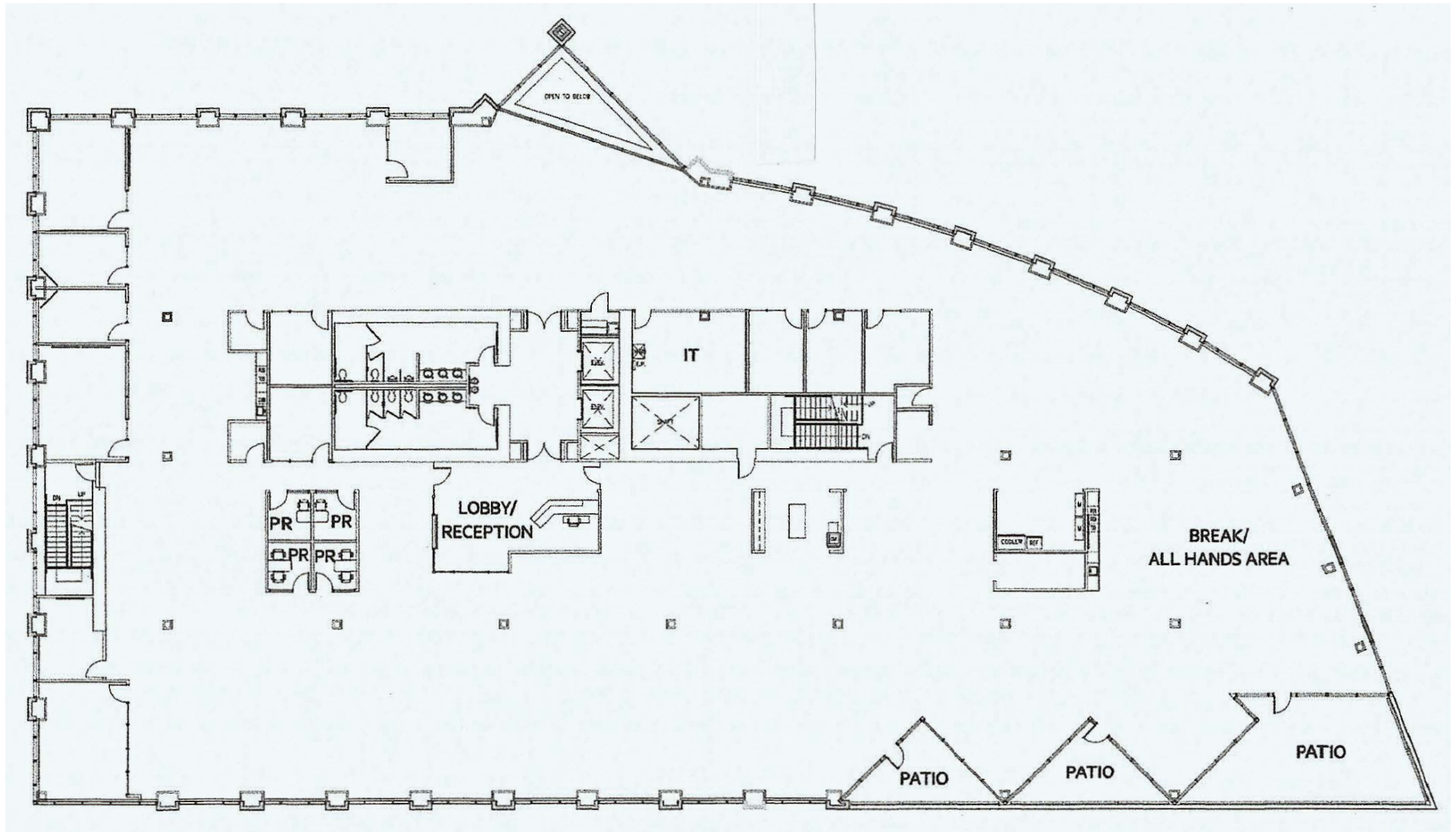
- ±25,853 Sq. Ft. Class A Office (Divisible)
- Entire Second Floor Available
- Single-Tenant Floor or Multi-Tenant Floor Options Available
- Divisibility Options: from ±3,510 Sq. Ft. to ±9,474 Sq. Ft.
- Extensive Window Line
- On-Site Secured Parking Garage (3/1000 Parking)
- Usable Outdoor Balconies
- Lobby Reception Area
- 6 Private Offices
- 2 Conference Rooms
- 4 Phone Booth Rooms and 2 Quiet Rooms
- IT Room (400 Amps) and Storage Room
- Elevator Served
- In-Suite Restrooms & Kitchenette/Break Area
- 0.5 Mi from Downtown Redwood City Amenities
- Available Immediately

INTERIOR PHOTOS

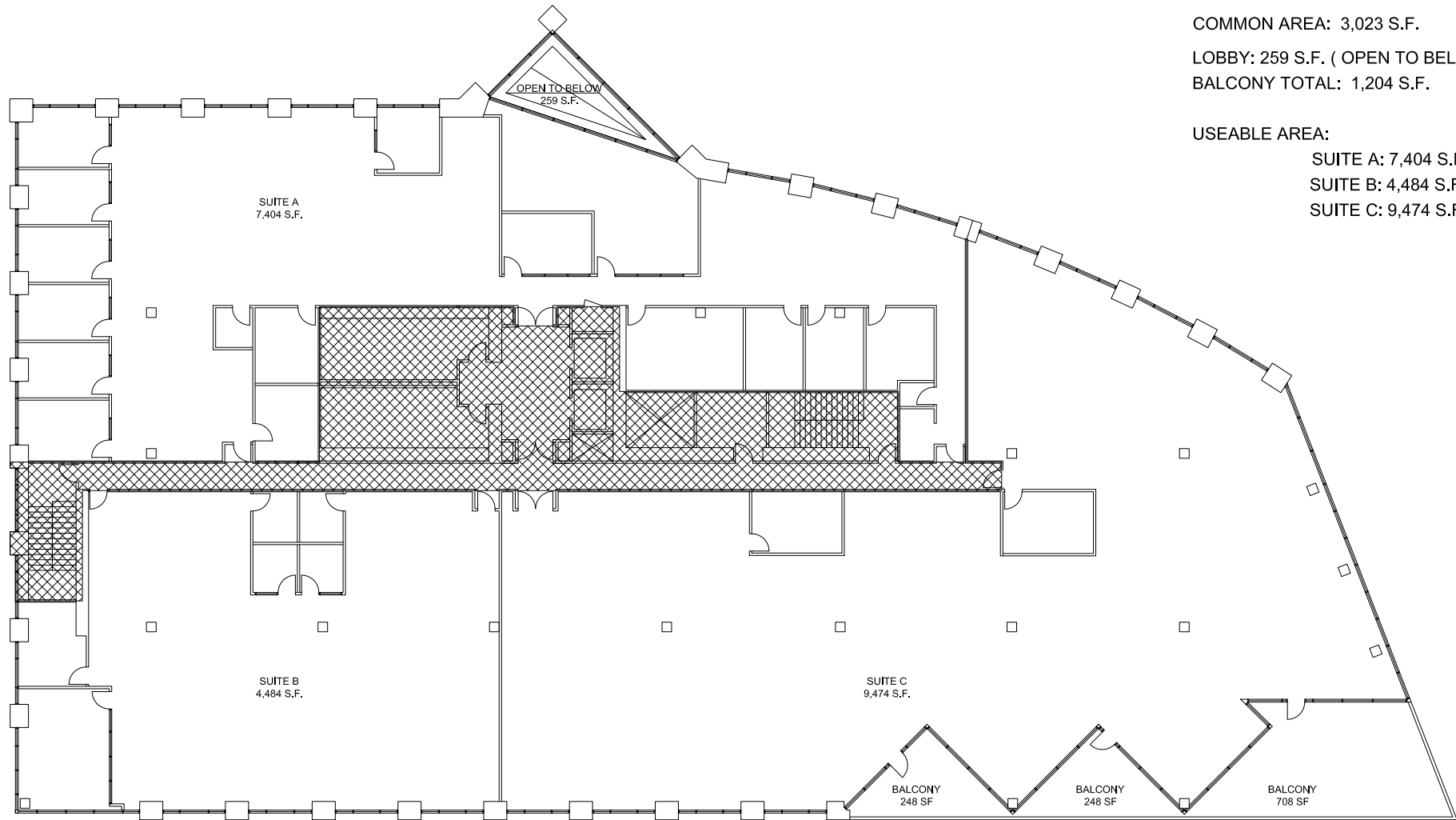


350 CONVENTION WAY,
REDWOOD CITY, CA

EXISTING FLOOR PLAN



THREE-TENANT FLOOR PLAN



GROSS FLOOR AREA: 25,853 S.F.

COMMON AREA: 3,023 S.F.

LOBBY: 259 S.F. (OPEN TO BELOW)

BALCONY TOTAL: 1,204 S.F.

USEABLE AREA:

SUITE A: 7,404 S.F.

SUITE B: 4,484 S.F.

SUITE C: 9,474 S.F.

FOUR-TENANT FLOOR PLAN

GROSS FLOOR AREA: 25,853 S.F.

COMMON AREA: 3,023 S.F.

LOBBY: 259 S.F. (OPEN TO BELOW)

BALCONY TOTAL: 1,204 S.F.

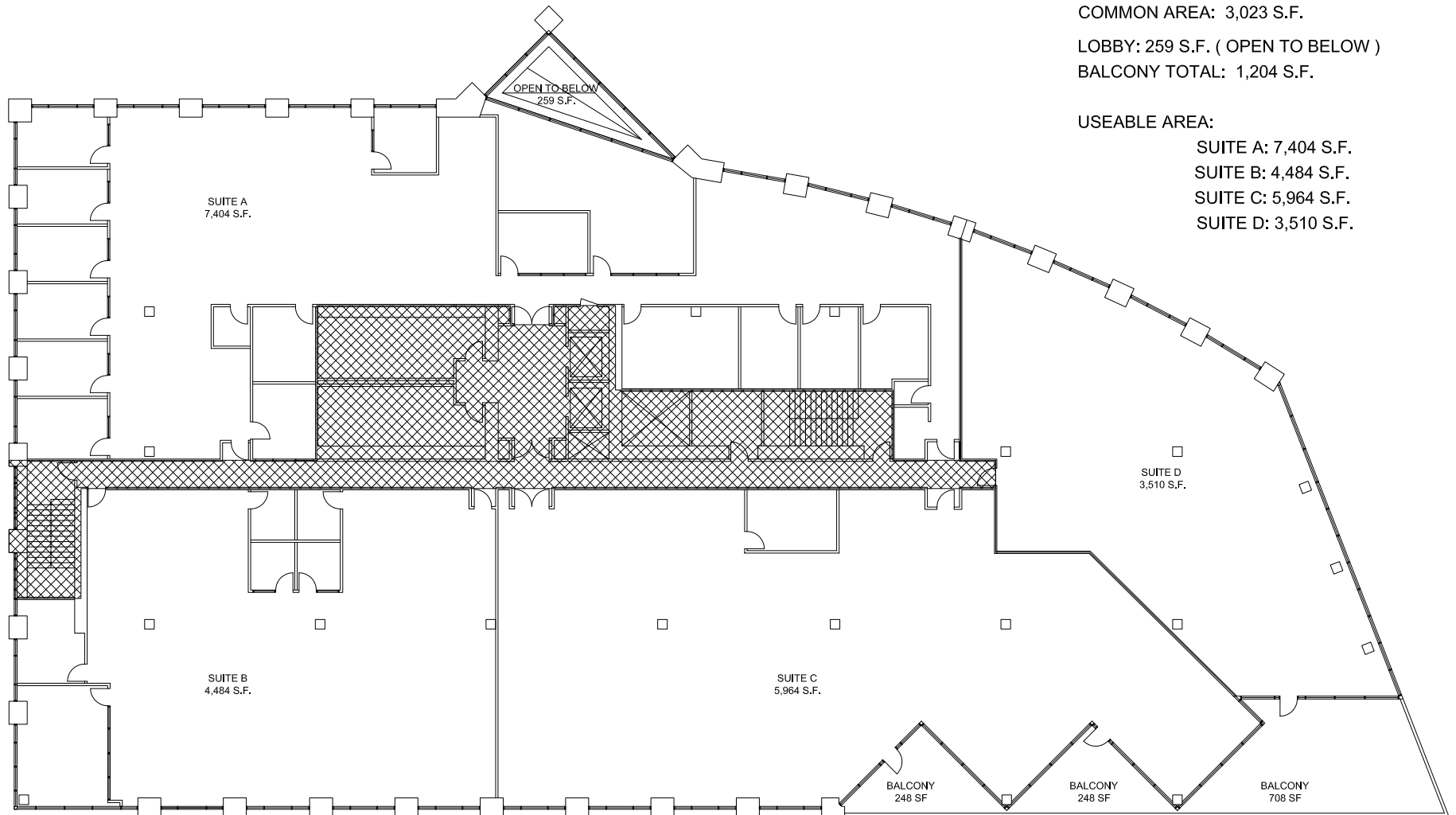
USEABLE AREA:

SUITE A: 7,404 S.F.

SUITE B: 4,484 S.F.

SUITE C: 5,964 S.F.

SUITE D: 3,510 S.F.



AMENITIES MAP

350 CONVENTION WAY, REDWOOD CITY, CA

350 CONVENTION WAY, REDWOOD CITY, CA



Whipple Ave

101

253,100 VPD

Veterans Blvd 253,100 VPD

Main St 253,100 VPD

82

253,100 VPD



SEPHORA

KOHL'S

FedEx



KAISER PERMANENTE

KAISER PERMANENTE



AMERICA'S TIRE



TRANSPORTATION MAP

350 CONVENTION WAY, REDWOOD CITY, CA

✈️ 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



Sequoia Hospital

Sequoia High School

McKinley Institute of Technology

Downtown Redwood City

Kaiser Permanente Medical Center

350 CONVENTION WAY, REDWOOD CITY, CA

Downtown San Mateo

Downtown San Carlos

San Francisco

San Francisco Int. Airport

INTERSTATE 280

92

82

El Camino Real (35,200 VPD)

Broadway

Bayshore Fwy (222,600 VPD)

DEMOGRAPHICS



ONE-MILE POPULATION: 32,310

MEDIAN AGE

35.1

AVERAGE HOUSEHOLD SIZE



FAMILIES



FAMILIES

6,658



Average Household Income

\$211,448

Average Household Size: 2.67 | Owner Occupied Housing Units: 2,735 | Renter Occupied Housing Units: 8,977 | Median Household Income: \$140,480 | Average Household Income: \$211,448

MAJOR EMPLOYERS:

Data for all businesses in area	1 mile
Total Businesses:	2,195
Total Employees:	26,890
Total Residential Population:	27,208
Employee/Residential Population Ratio (per 100 Residents)	99

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