



## 1225 Crane Street Menlo Park, California 94025

<b>Property Type:</b>	Medical/Dental and Professional Office
<b>Location:</b>	On Crane Street close to Oak Grove Avenue in downtown Menlo Park
<b>Property Description:</b>	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
105	2,105	\$5.95 psf NNN	6-7 offices/exam rooms, large treatment room, kitchen, reception/waiting area, storage, excellent glassline  Estimated operating expenses at \$1.81 psf per month	<b>April 15, 2026</b>
202	1,154 rsf	\$5.95 psf NNN	Large waiting room and 3 exam rooms. Corner unit, great natural light, high parking ratio. Medical office building in great downtown MP location  Estimated operating expenses at \$1.81 psf per month	<b>NOW</b>



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