

# FOR LEASE

2114 BROADWAY ST, REDWOOD CITY, CA

±9,342 SQ. FT. OFFICE



**PREMIER  
PROPERTIES**  
COMMERCIAL  
REAL ESTATE

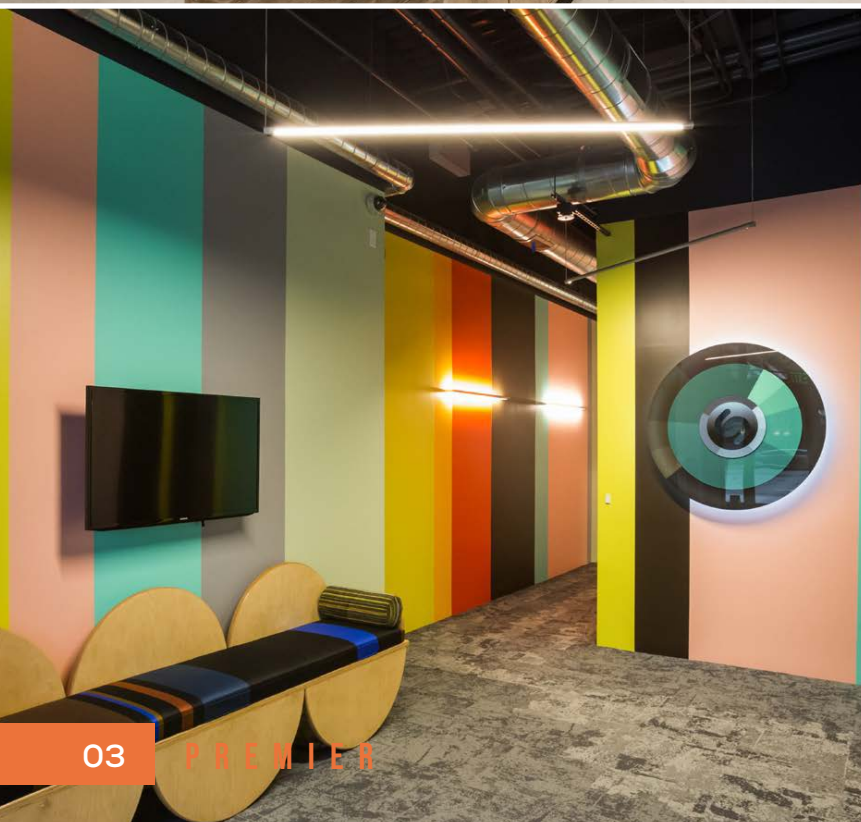
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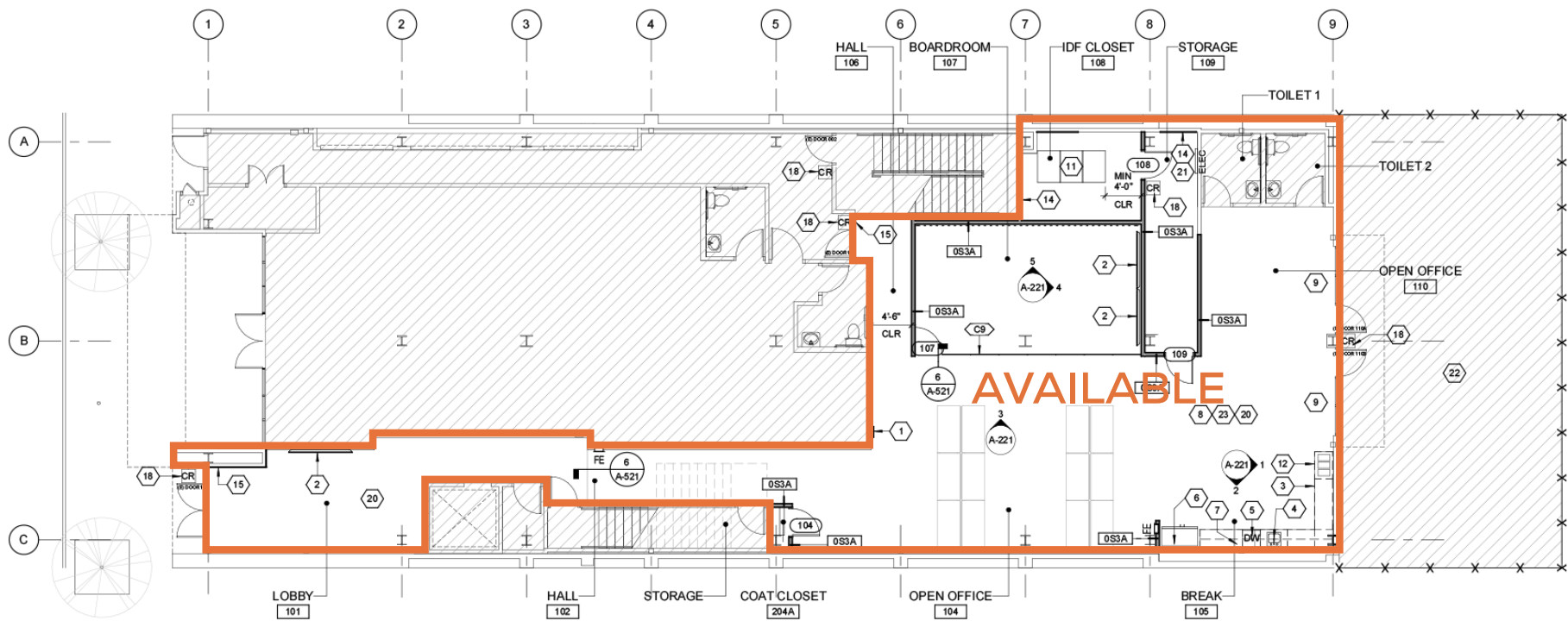
# PROPERTY HIGHLIGHTS

- ▀ Recently Renovated Class A Office Space
- ▀ Excellent Location in the Heart of Downtown Redwood City
- ▀ 3,058 Sq. Ft. on the First Floor & 6,284 Sq. Ft. on the Second Floor
- ▀ Private Ground Floor Entrance on Broadway
- ▀ High-Visibility Signage Opportunities
- ▀ Shares Building with Philz Coffee
- ▀ Restrooms & Break Areas on Each Floor
- ▀ First Floor: Mostly Open Layout with One Large Boardroom
- ▀ Second Floor: Mixed Layout with Six Private Offices / Conference Rooms
- ▀ Glass-Walled Rooms Throughout
- ▀ Outdoor Patio / Deck on Both Levels
- ▀ Three (3) Blocks from Caltrain
- ▀ Easy Access to El Camino Real, Woodside Road, & U.S. 101
- ▀ Available July 1, 2024



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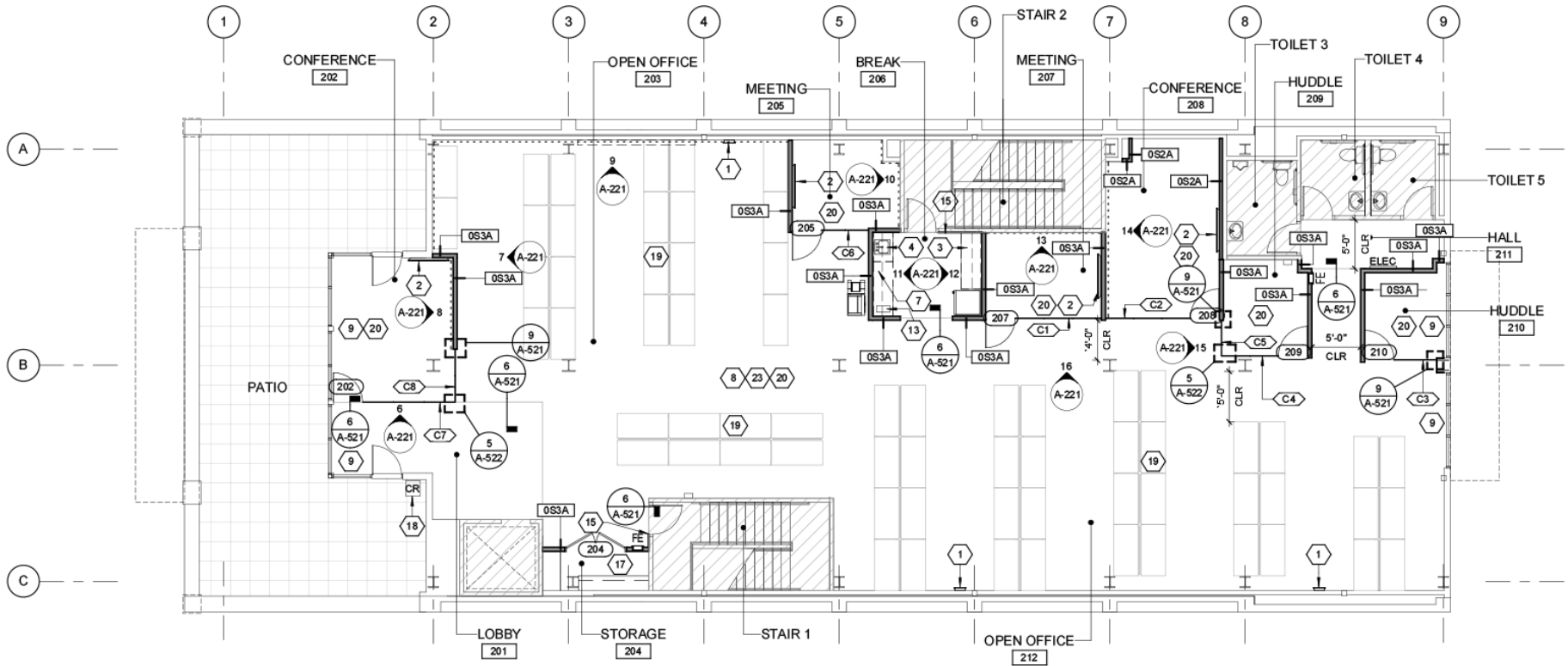
# FIRST FLOOR PLAN



# SECOND FLOOR PLAN

2114 BROADWAY ST, REDWOOD CITY, GA

BROADWAY



# AMENITIES MAP



Main St VPD: 8,987

2114 BROADWAY ST, REDWOOD CITY, CA

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REDWOOD CITY, CA

Middlefield Rd

Jefferson Ave

El Camino Real

Winslow St

Broadway

Hamilton St

Winslow St

Marshall St

Marshall St

Jefferson Ave

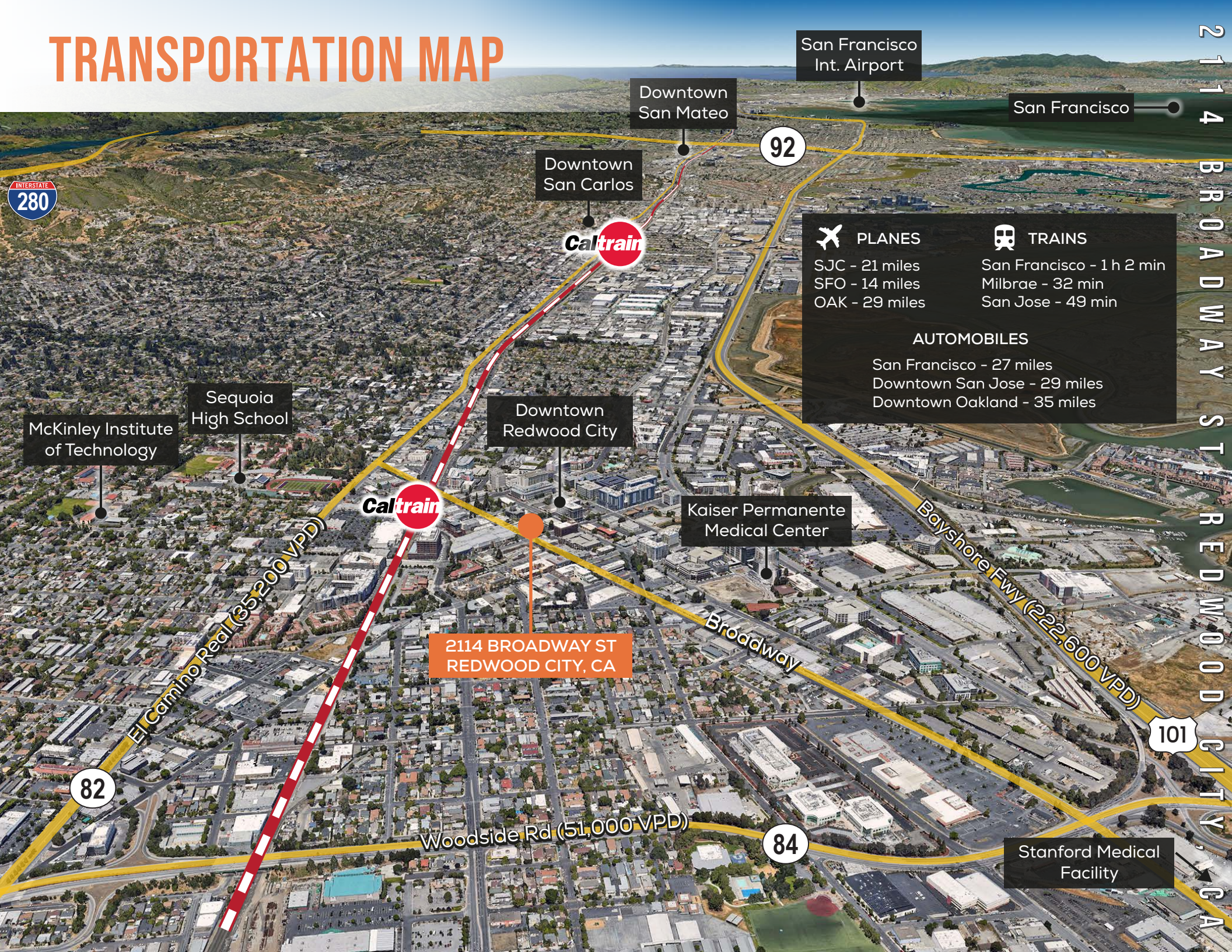
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2114 BROADWAY ST  
REDWOOD CITY, CA



# TRANSPORTATION MAP



# TRANSPORTATION MAP

San Francisco  
Int. Airport

Downtown  
San Mateo


San Francisco

92

Downtown  
San Carlos

Caltrain

 **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

INTERSTATE  
280

McKinley Institute  
of Technology

Sequoia  
High School

Downtown  
Redwood City

Kaiser Permanente  
Medical Center

2114 BROADWAY ST  
REDWOOD CITY, CA

82

El Camino Real (35,200 VPD)

Woodside Rd (51,000 VPD)

Broadway

Bayshore Fwy (222,600 VPD)

84

101

Stanford Medical  
Facility

2114 BROADWAY ST REDWOOD CITY, CA

# DEMOGRAPHICS



ONE-MILE POPULATION: 27,208

MEDIAN AGE

34.0

AVERAGE HOUSEHOLD SIZE



FAMILIES



FAMILIES

5,398



Average Household Income

\$89,424

Average Household Size: **2.88** | Owner Occupied Housing Units: **1,844** | Renter Occupied Housing Units: **7,210** | Median Household Income: **\$64,424** | Average Household Income: **\$89,424**

## 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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