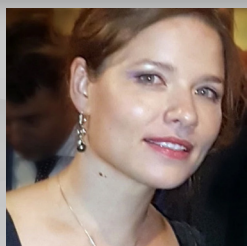


# 2635 Broadway St. office space

## HIGHLIGHTS



- Centrally located on Broadway.
- About 4,500 sq.ft office space with a huge 1,150 sq.ft private balcony.
- Build to suit possibilities.
- Steps to Caltrain, 6 minutes to highway 101.
- Most prominent brand new building on West Broadway.



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# 2635 Broadway St.

office space

Available for move in  
February 1, 2018



Brand new building with soaring  
17 ft/35 ft ceilings

Light and airy modern interior with  
glass railings and eco-skylights

About 4,500 sq.ft 2-story office  
with 1150 sq.ft balcony



## RESTAURANTS

Ike's	Five Guys Burgers	Suisha House	Noah's Bagels
The City Pub	The Melt	Vesta	Jamba Juice
Peet's	Chipotle	MandaLoun	Max's Cafe
Gourmet Haus	Portabello Grill	Martin's West	Panda Express
The Sandwich Spot	Philz Coffee	Angelica's Bistro	Johnny Rockets
Le Boulanger	Old Spaghetti Factory	Donato	Whole Foods Market
Quinto Sol	Margaritas	Milagros	
Cafe LaTatine	Howie's Artisan Pizza	Patty Shack	
Sakura	LV MAR	Subway	

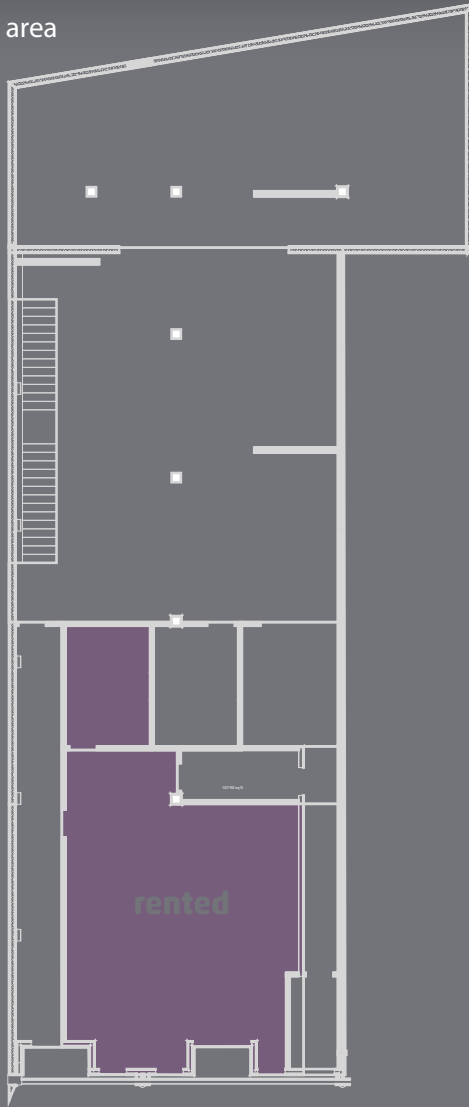
## RETAIL/SERVICES

CVS Pharmacy	Cost Plus World Market	Chase
Super Cuts	San Mateo County Museum	Avid Bank
Pack and Mail Express	The Fox Theater	SamTrans Bus Station
Starbuck's	The Little Fox	CalTrain Sequoia Station
Safeway	Cinemark Redwood Downtown 20	Post Office
See's Candy	Redwood City Library	City Hall
Barnes & Noble	Union Bank	America's Best Inns & Suites
Old Navy	Bank of America	Wells Fargo

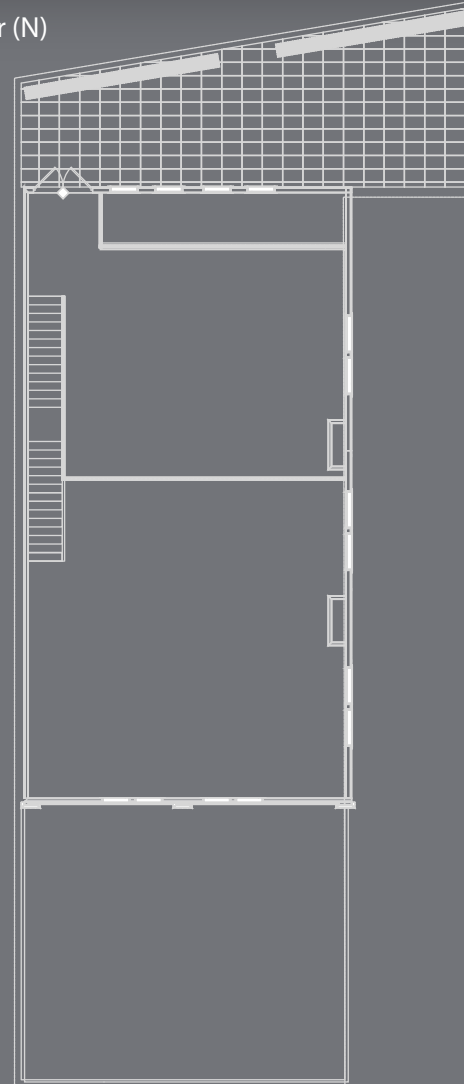
# 2635 Broadway St. office space

## BUILDING PLANS

1st floor (N) area



2nd floor (N)



**first floor:**  
about 3,500 sq.ft

**second floor:**  
about 1,000 sq.ft  
plus 1150 sq.ft balcony

lowest point ceilings 17 ft,  
highest 35 ft

second floor ceilings 17 ft

three bathrooms and  
a kitchenette

ready for occupancy  
February 1, 2018