



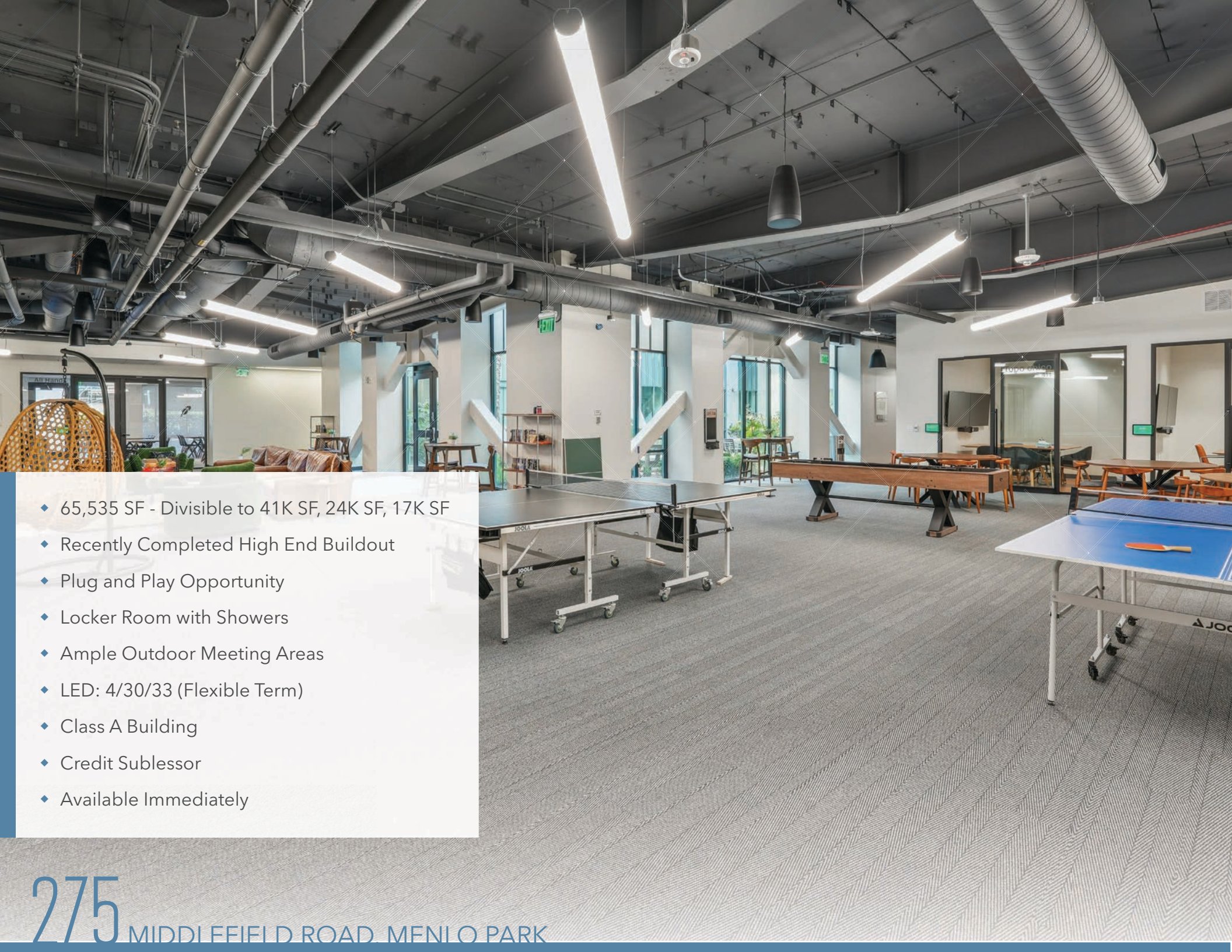
# 275

MIDDLEFIELD ROAD  
MENLO PARK

±65,535 SF (DIVISIBLE) CLASS A CREATIVE PLUG AND PLAY FOR SUBLEASE

**NEWMARK**

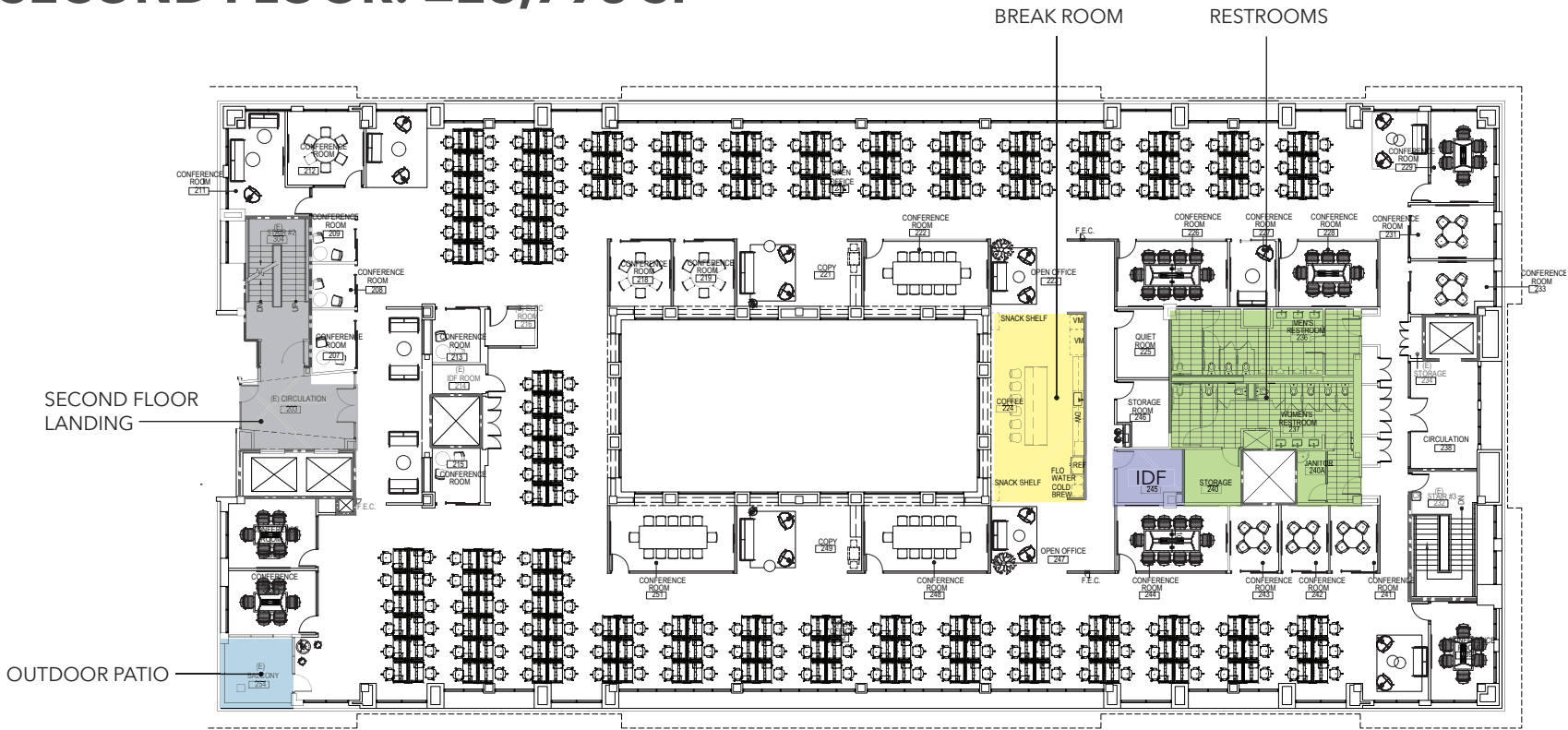
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- ◆ 65,535 SF - Divisible to 41K SF, 24K SF, 17K SF
- ◆ Recently Completed High End Buildout
- ◆ Plug and Play Opportunity
- ◆ Locker Room with Showers
- ◆ Ample Outdoor Meeting Areas
- ◆ LED: 4/30/33 (Flexible Term)
- ◆ Class A Building
- ◆ Credit Sublessor
- ◆ Available Immediately

# SECOND FLOOR: ±23,798 SF

2  
1  
P



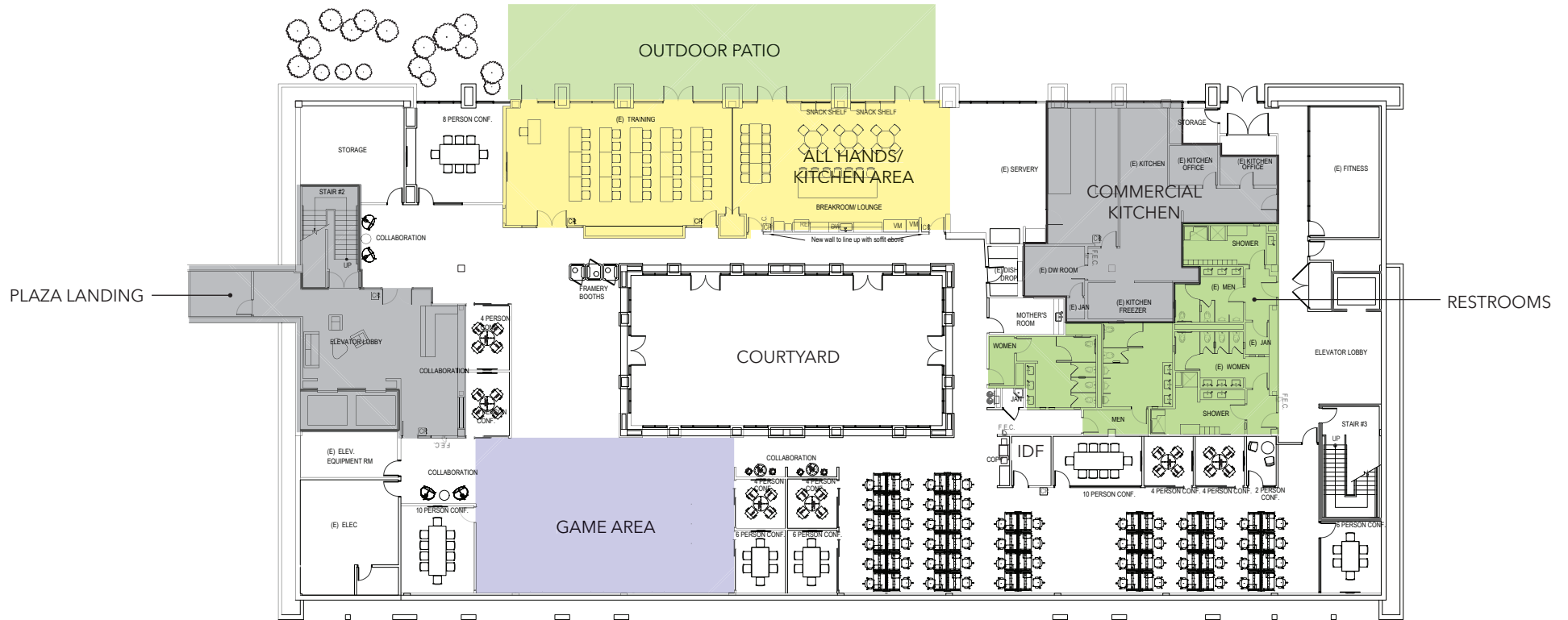
- ◆ Open Office with 198 Workstations
- ◆ 28 Conference Rooms
- ◆ Lounge





# PLAZA LEVEL: ±17,457 SF

2  
1  
P



- ◆ Open Office with 61 Workstations
- ◆ Ample Conference Rooms
- ◆ All Hands/Events Area
- ◆ Training Rooms



# AMENITIES

## QUICK SERVICE

1. Sultana
2. Stacks
3. Trellis Restaurant
4. Left Bank Menlo Park
5. Bistro Vida
6. Starbucks
7. Local Union 271
8. Coupa Cafe
9. Sprout Cafe
10. Blue Bottle Coffee
11. Philz Coffee
12. Starbucks
13. Sushirrito
14. Mendocino Farms
15. Oren's Hummus
16. Verve Coffee
17. Canteen
18. Andytown Coffee
19. Bare Bottle
20. Willow Market
21. Coffee Bar
22. Starbucks
23. Mademoiselle Colette

## DINING

1. Pacific Catch
2. Tamarine
3. Joya
4. Taipan
5. Ettan
6. Reposado
7. Nola
8. Evvia
9. Osteria Toscana
10. Buca di Beppo
11. Tacolicious
12. Rooh
13. Crepevine
14. Fleming's
15. True Food Kitchen
16. Howie's Artisan Pizza
17. Gott's Roadside
18. Wildseed
19. Manresa Bread
20. Teleferic Barcelona
21. Boichick Bagels
22. Horse Feather
23. La Stanza Cucina Italiana
24. Proper Food
25. Burma Love
26. Robin
27. Mirame
28. Farmhouse Kitchen
29. Cafe Barrone
30. British Bankers Club
31. Camper
32. Nobu

## HOTELS

1. Stanford Park Hotel
2. El Prado
3. Hotel Keen
4. Park James Hotel

## BANKS

1. Wells Fargo Bank
2. Comerica Bank
3. Bank of America
4. Union Bank of California



--- CALTRAIN ROUTE



**4**  
minute drive

**5**  
minute drive



**5**  
minute bike ride

**7**  
minute bike ride



**10**  
minute walk

**16**  
minute walk

to downtown Palo Alto

.....

to Palo Alto & Menlo Park  
Caltrain Stations



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