



# SHORES CENTER

REDWOOD CITY, CA

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100 Marine Parkway

**NEWMARK**



**CENTER  
CAPITAL**



**PRINCE STREET  
PARTNERS**





1 Twin Dolphin Drive

**PROJECT HIGHLIGHTS**

**HIGHLIGHTS**

- Three premier Class A office buildings totaling ±146,101 SF
- Water views along lagoon
- Central peninsula location - 15 minutes from SFO & Downtown Palo Alto
- Walking distance to Redwood Shores Marketplace, Bay Club, & Grand Bay Hotel
- Convenient freeway access to Highway 101

**FEATURES**

- Shuttle service to San Carlos Caltrain station
- New landscape & lobbies
- On-site gym with showers
- Ample parking
- On-site property management team

**RECENT PROJECT UPGRADES**  
NEW LANDSCAPING AND LOBBIES



**RENOVATED  
LOBBY**  
100 MARINE PARKWAY



**SPEC SUITE**  
3 TWIN DOLPHIN

## 100 MARINE PARKWAY

### SECOND FLOOR

- Suite 200: ±7,324 SF\*
- Suite 250: ±3,115 SF\*
- Suite 276: ±3,312 SF\*

### THIRD FLOOR

- Suite 350: ±3,270 SF

*\*Suites can be combined for ±13,751 SF*

## 3 TWIN DOLPHIN DRIVE

### FIRST FLOOR

- Suite 150: ±3,506 SF
- Suite 175: ±2,156 SF

### SECOND FLOOR

- Suite 200: ±4,863 SF
- Suite 225: ±8,951 SF
- Suite 250: ±1,501 SF
- Suite 260: ±1,848 SF

### THIRD FLOOR

- Suite 300: ±2,437 SF
- Suite 350: ±4,066 SF
- Suite 375: ±4,228 SF

# AVAILABLE SPACES

MARINE PKWY & TWIN DOLPHIN

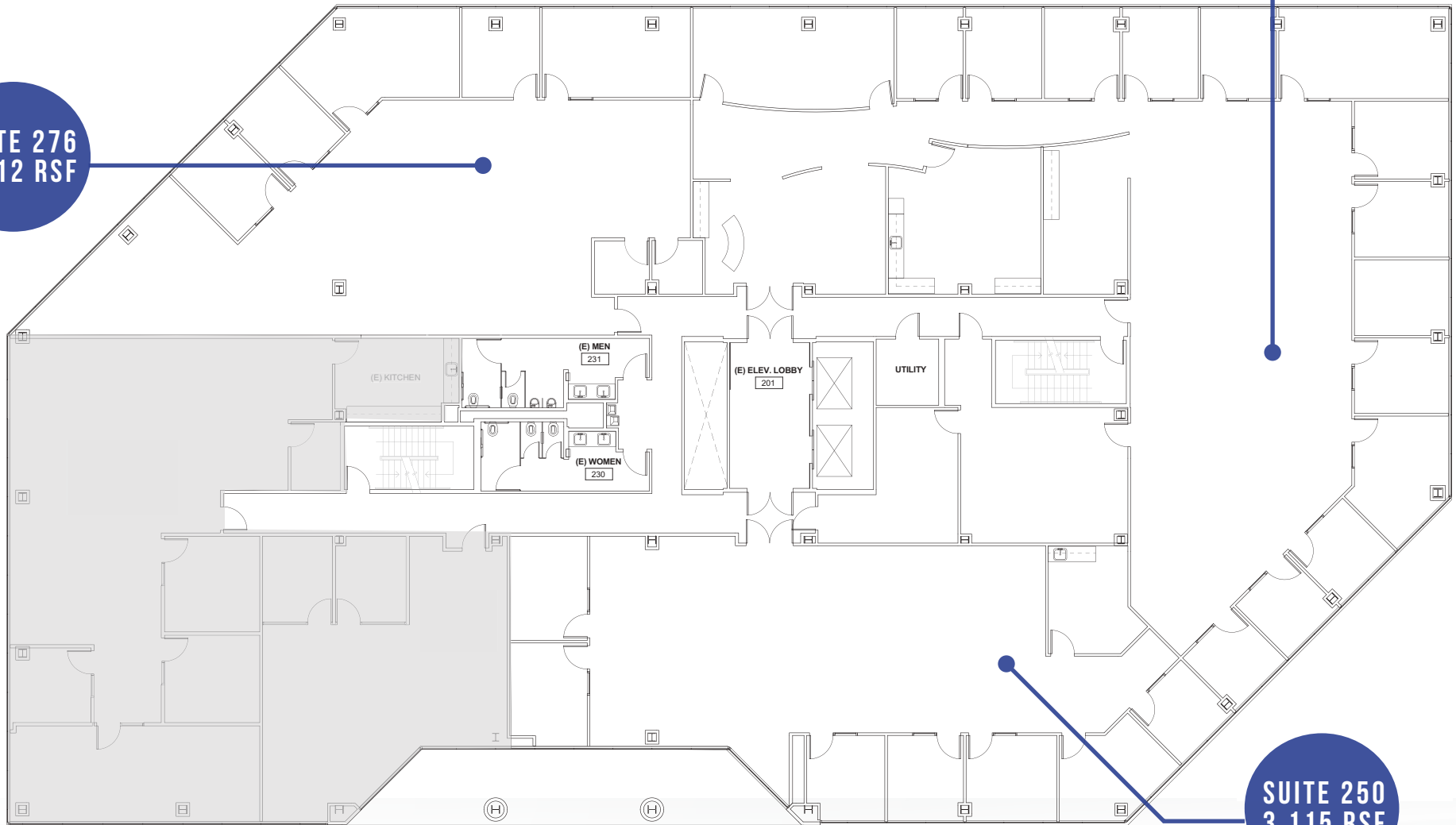
# FLOOR PLANS

100 MARINE PARKWAY

SECOND FLOOR • Suites can be combined for ±13,751 SF

SUITE 276  
3,312 RSF

SUITE 200  
7,324 RSF



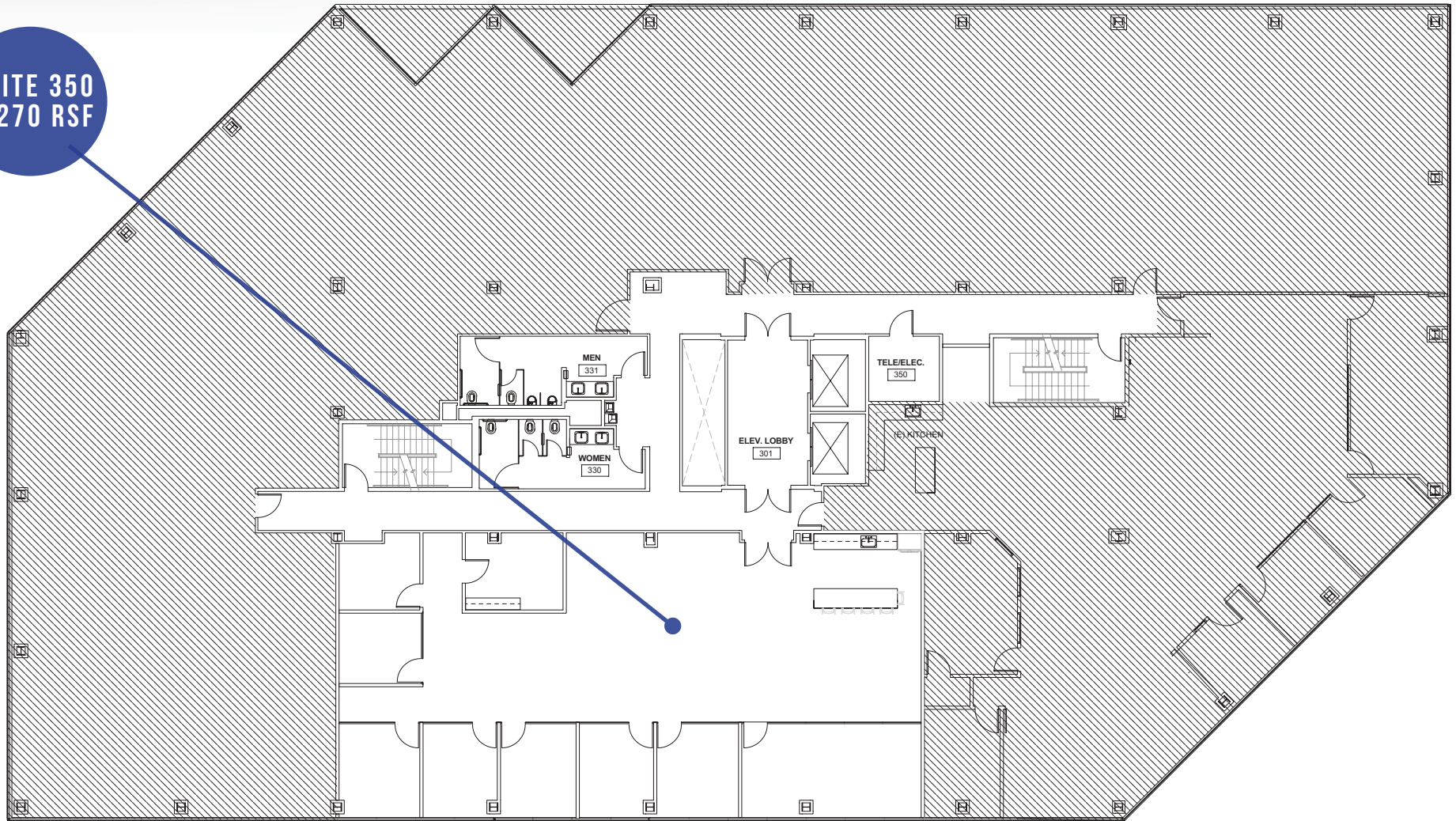
SUITE 250  
3,115 RSF

# FLOOR PLANS

100 MARINE PARKWAY

THIRD FLOOR

SUITE 350  
3,270 RSF



# FLOOR PLANS

## 3 TWIN DOLPHIN DRIVE

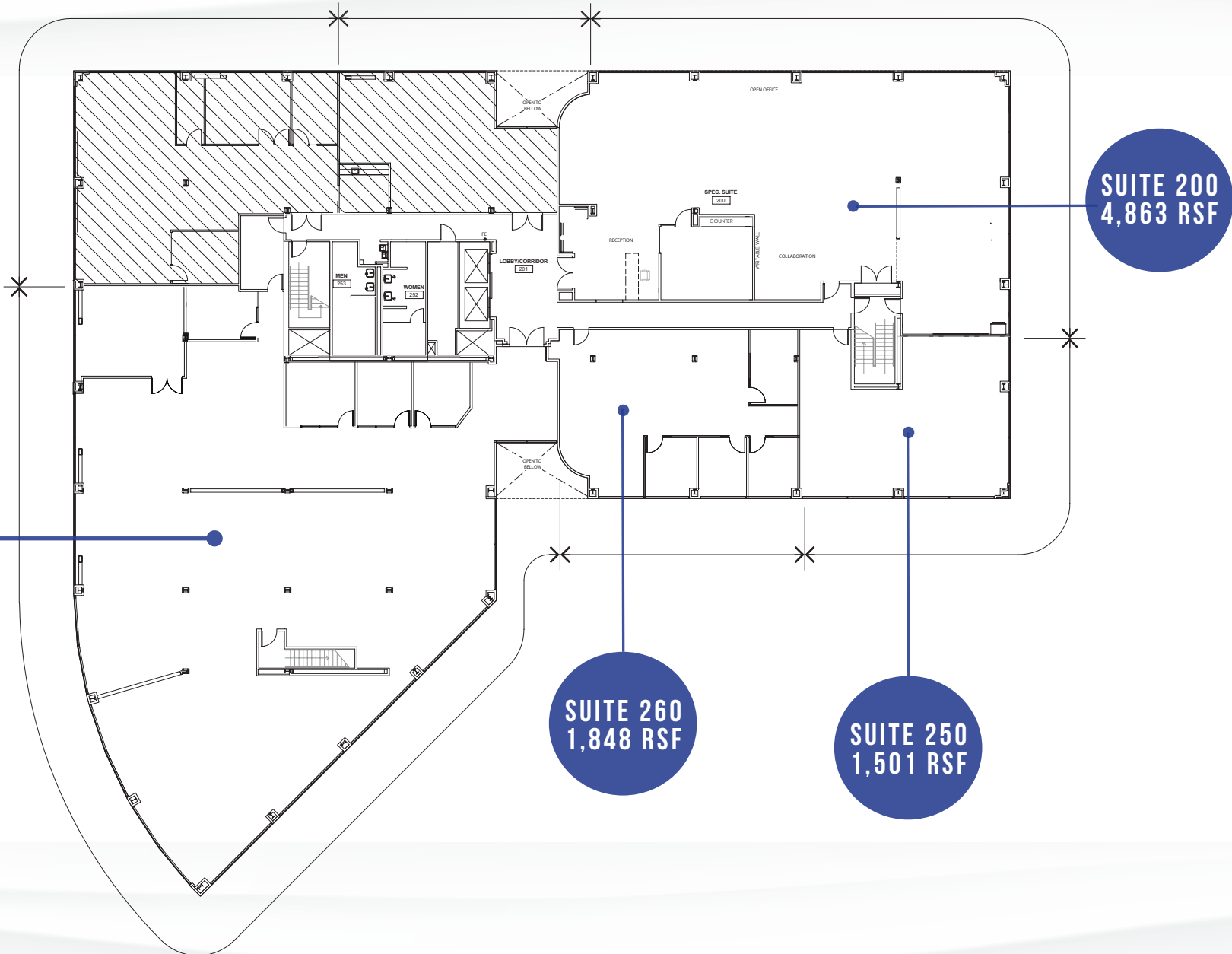
### FIRST FLOOR



# FLOOR PLANS

## 3 TWIN DOLPHIN DRIVE

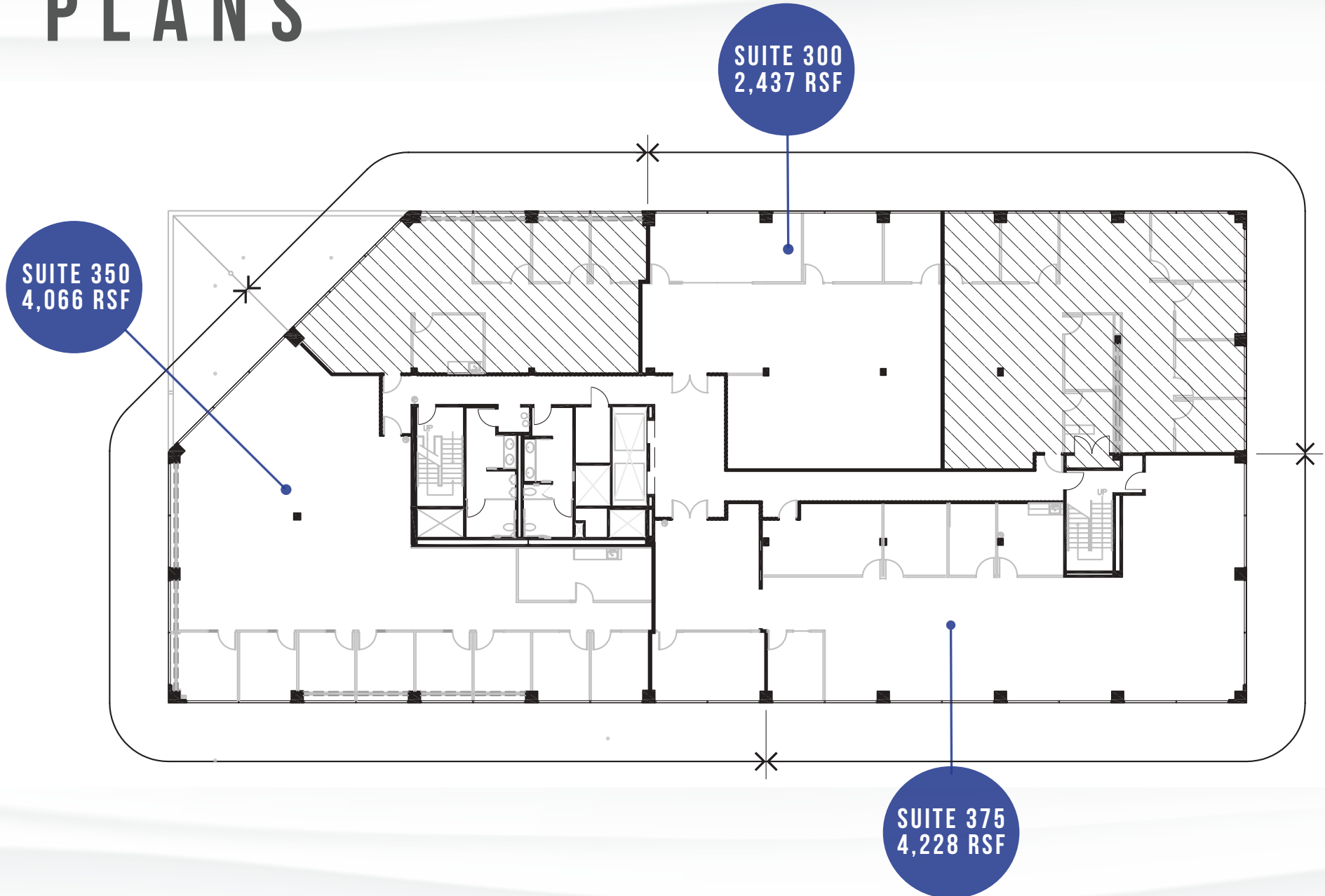
### SECOND FLOOR



# FLOOR PLANS

3 TWIN DOLPHIN DRIVE

THIRD FLOOR



# AMENITIES MAP

## QUICK SERVICE

- 1 Starbucks
- 2 Jamba Juice
- 3 Una Mas Mexican Grill
- 4 Falafel Tazah
- 5 Nob Hill Foods
- 6 Togo's Sandwiches
- 7 Steve's Cafe & Catering
- 8 Starbucks
- 9 In N Out Burger
- 10 Gherkin's Sandwich Shop

## DINING

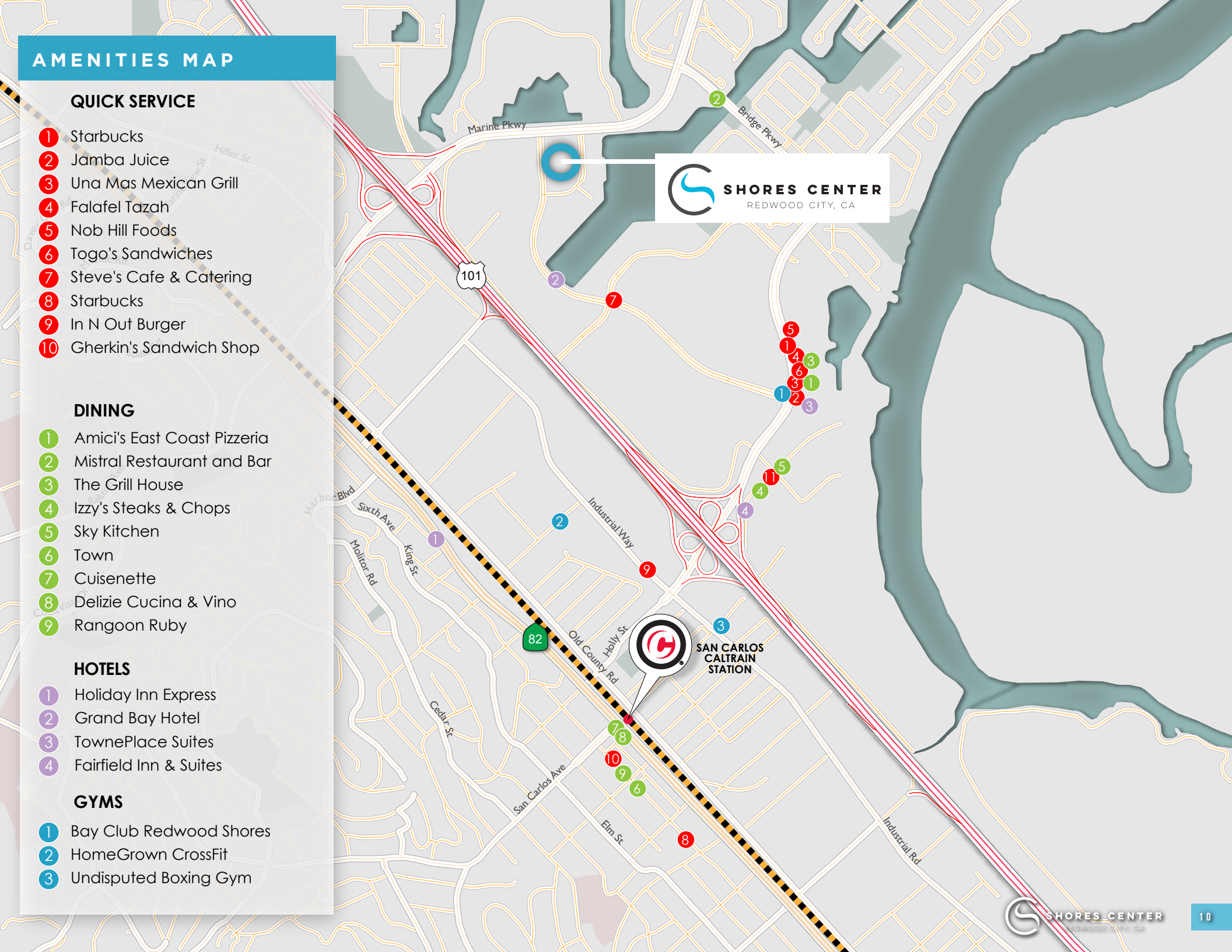
- 1 Amici's East Coast Pizzeria
- 2 Mistral Restaurant and Bar
- 3 The Grill House
- 4 Izzy's Steaks & Chops
- 5 Sky Kitchen
- 6 Town
- 7 Cuisenette
- 8 Delizie Cucina & Vino
- 9 Rangoon Ruby

## HOTELS

- 1 Holiday Inn Express
- 2 Grand Bay Hotel
- 3 TownePlace Suites
- 4 Fairfield Inn & Suites

## GYMS

- 1 Bay Club Redwood Shores
- 2 HomeGrown CrossFit
- 3 Undisputed Boxing Gym



# SHUTTLE SERVICES

## REDWOOD SHORES TWIN DOLPHIN AREA CALTRAIN SCHEDULE + MAP

PM TRAINS

Northbound Train No.	211	221	225	231
Arrives San Carlos	6:55	7:55	8:24	8:55
Southbound Train No.	210	216	220	226
Arrives San Carlos	7:15	7:54	8:15	8:54
<b>AM LOOP</b>				
Depart San Carlos Caltrain Station	7:20	8:00	8:32	9:02
100 Redwood Shores Pkwy (Bus Stop)	7:25	8:05	8:37	9:07
555 Twin Dolphin	7:27	8:07	8:39	9:09
333 Twin Dolphin	7:28	8:08	8:40	9:10
Shorebreeze	7:30	8:10	8:42	9:12
Sofitel	7:31	8:11	8:43	9:13
<b>101 Twin Dolphin (Shores Center)</b>	<b>7:33</b>	<b>8:13</b>	<b>8:45</b>	<b>9:15</b>
100 Oracle Park	7:35	8:15	8:47	9:17
300 Oracle Park	7:38	8:18	8:50	9:20
500 Oracle Park	7:39	8:19	8:51	9:21

AM TRAINS

<b>PM LOOP</b>						
555 Twin Dolphin	2:25	3:02	3:40	4:46	5:30	6:30
333 Twin Dolphin	2:26	3:03	3:41	4:47	5:30	6:31
Shorebreeze	2:28	3:05	3:43	4:49	5:33	6:33
Sofitel (255 & 275 Shoreline Drive)	2:29	3:06	3:44	4:50	5:34	6:34
<b>101 Twin Dolphin (Shores Center)</b>	<b>2:31</b>	<b>3:08</b>	<b>3:46</b>	<b>4:52</b>	<b>5:36</b>	<b>6:36</b>
100 Oracle Park	2:33	3:10	3:48	4:54	5:38	6:38
300 Oracle Park	2:36	3:13	3:51	4:57	5:41	6:41
500 Oracle Park	2:37	3:14	3:52	4:58	5:42	6:42
100 Redwood Shores Pkwy (Bus Stop)	2:44	3:21	3:59	5:05	5:49	6:49
Arrive San Carlos Caltrain Station	2:54	3:31	4:09	5:15	5:59	6:59
Northbound Train No.	257	159	261	269	277	287
Arrives San Carlos	3:23	3:50	4:29	5:29	6:04	7:04
Southbound Train No.	254	156	258	264	274	284
Arrives San Carlos	3:14	3:52	4:14	5:20	6:20	7:20





# SHORES CENTER

REDWOOD CITY, CA

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