

FOR LEASE > ±1,484 TO ±40,932 SQUARE FEET

# 1301 Shoreway Road

BELMONT, CALIFORNIA



Available Now  
**±40,932 SF**  
Full Floor Suite

**\$4.35**  
Full Service



## Highlights

- > Various suites available ranging from ±1,484 to ±40,932 square feet
- > High-quality finished office suites
- > Completely remodeled lobby & common area
- > Easy access to the San Carlos Caltrain Station via free Caltrain shuttle
- > Ample on-site parking with electric vehicle charging stations
- > Convenient access to retail & amenities

### COLLIERS INTERNATIONAL

San Francisco Peninsula  
203 Redwood Shores Parkway, Suite 125  
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[colliers.com/redwoodcity](http://colliers.com/redwoodcity)

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1301 Shoreway Road, Belmont, CA 94002

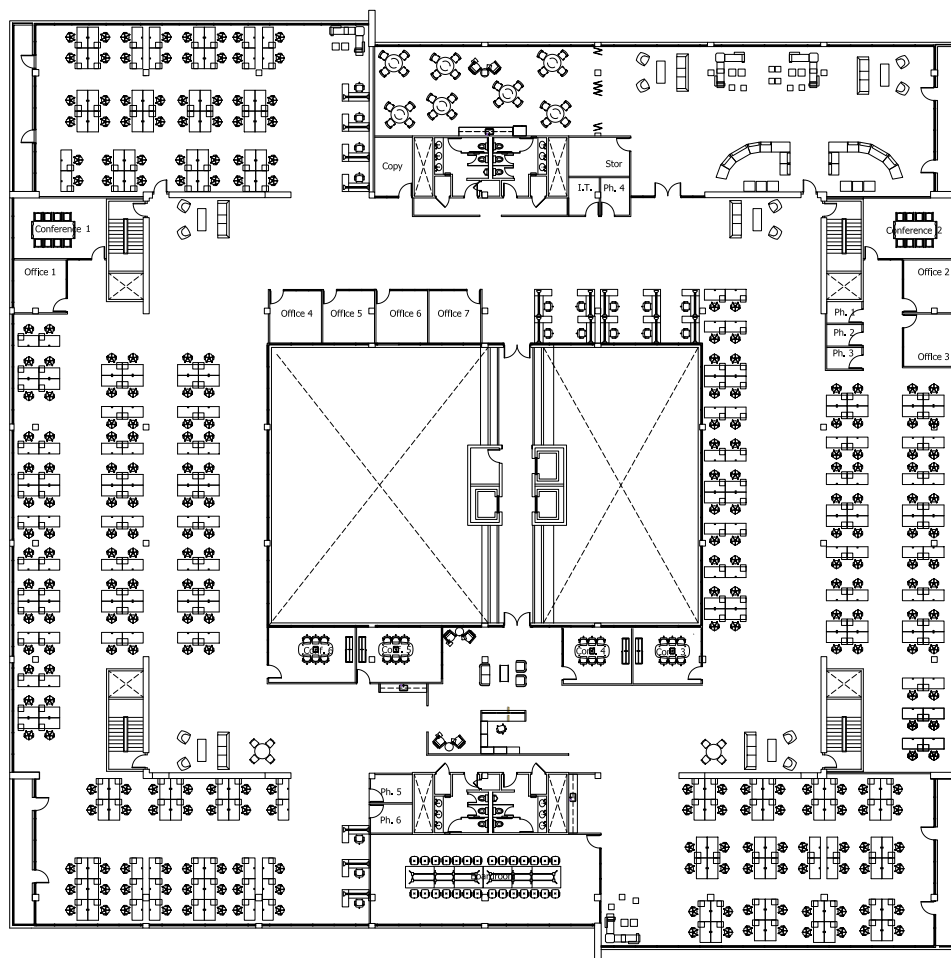


## Open Floor Plan

### FOURTH FLOOR > ±40,932 SF

#### Hypothetical Scenario One

- > Private Offices 7
- > Conference Rooms 6
- > Work Stations 291



Drawings Not Exact, Not to Scale. The information furnished has been obtained from sources we deem reliable and is submitted subject to errors, omissions and changes. Although Colliers International has no reason to doubt its accuracy, we do not guarantee it. All information should be verified by the recipient prior to lease, purchase, exchange, or execution of legal documents. © 2018 Colliers International

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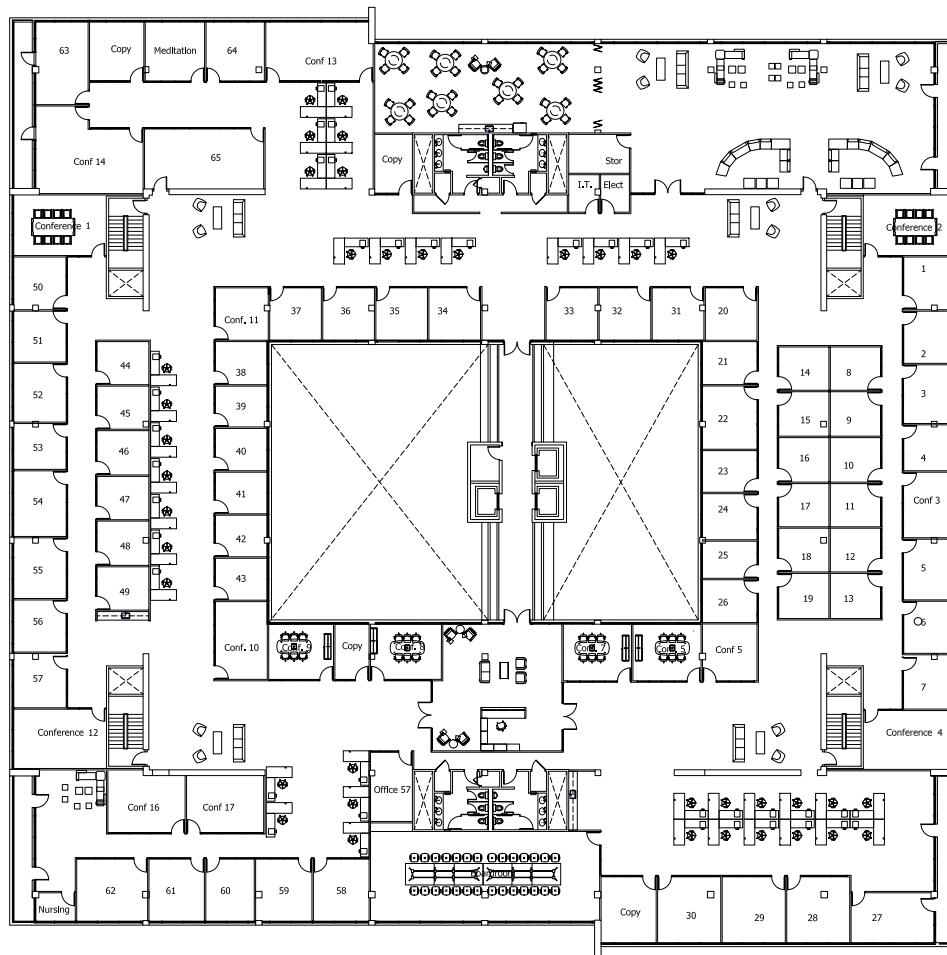


## Professional Services Floor Plan

### FOURTH FLOOR > ±40,932 SF

#### Hypothetical Scenario Two

- > Private Offices 65
- > Conference Rooms 17
- > Work Stations 34



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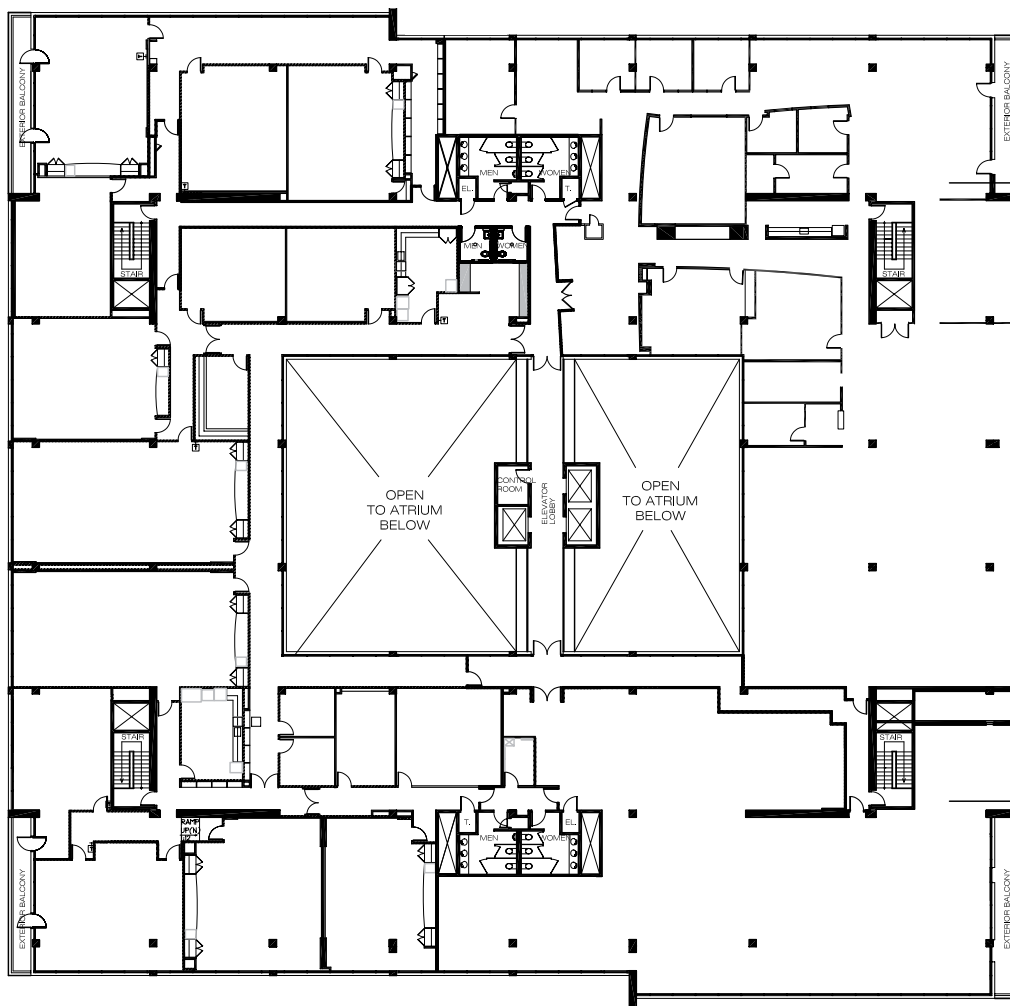
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## Existing Floor Plan

FOURTH FLOOR > ±40,932 SF

Divisible to ±20,000 SF



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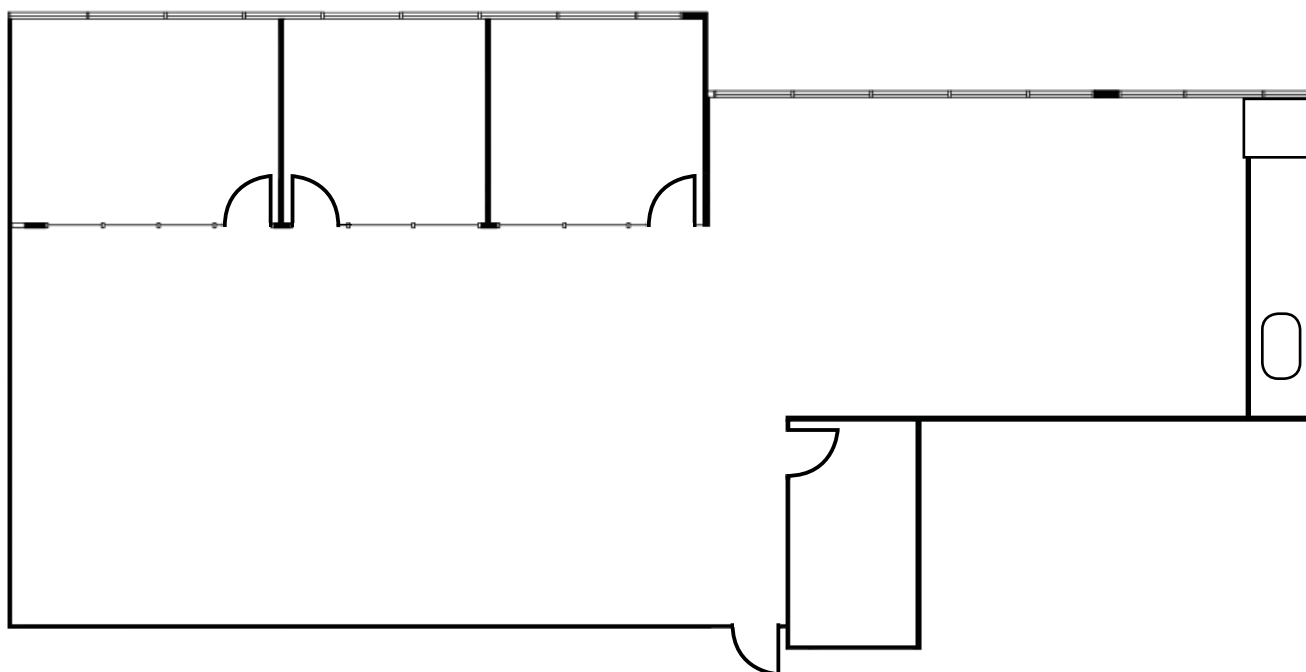
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## Floor Plan

SUITE 340 > ±3,383 SF



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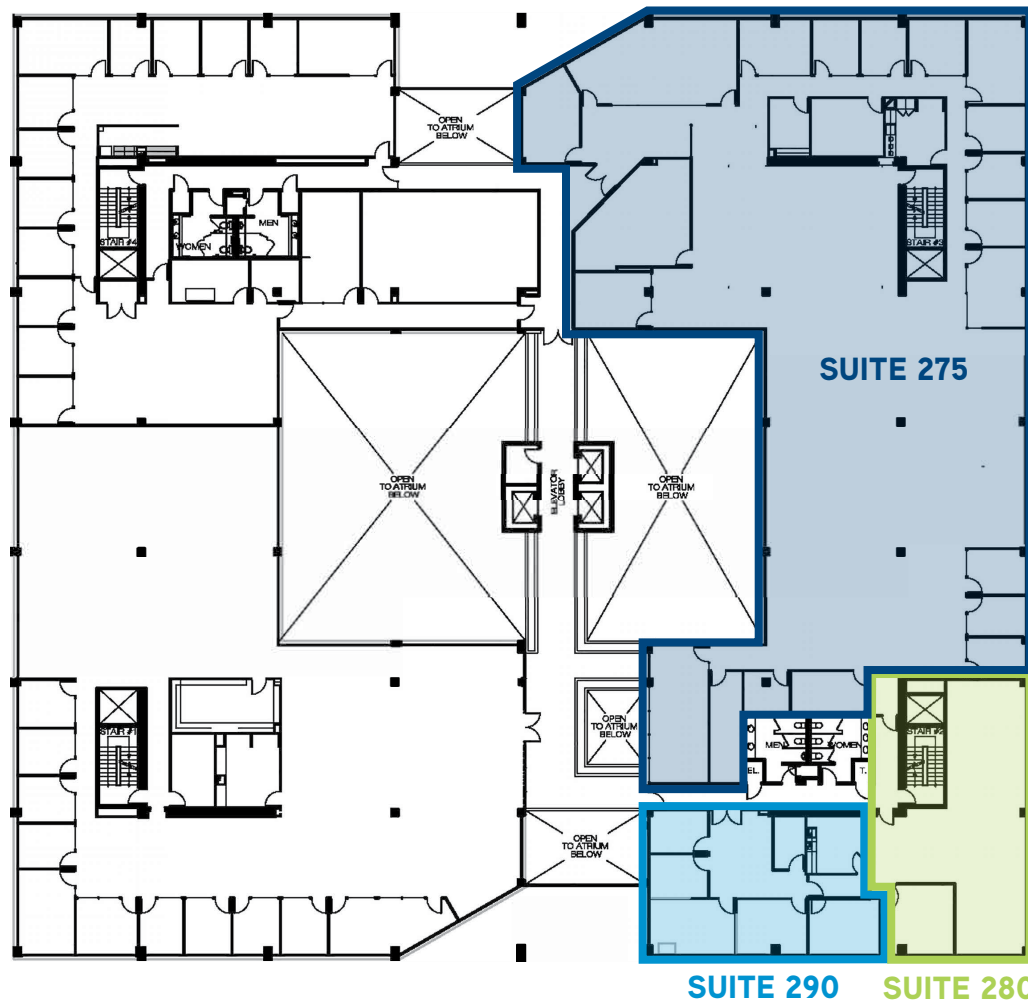


## Floor Plan

SUITE 275 > ±13,065 SF

SUITE 280 > ±1,970 SF

SUITE 290 > ±1,484 SF



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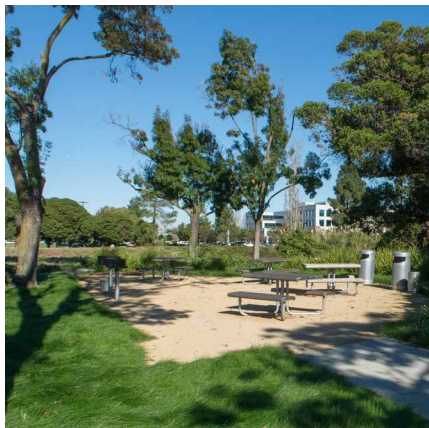
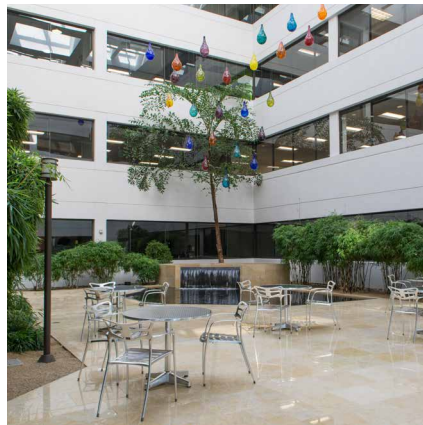
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## Outdoor Photographs



- > Atrium Seating Area with a Spacious Outdoor Look & Feel
- > Tranquil Waterfall Feature
- > Outdoor Garden Seating Area
- > Barbecue Area with Picnic Tables
- > Full Court Basketball Area
- > On-Site Deli
- > Electric Vehicle Charging Stations
- > Ample On-Site Parking
- > Close Proximity to Hotels
- > Free Shuttle to San Carlos Caltrain Station

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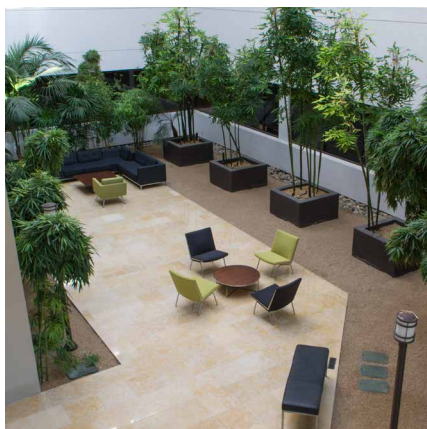
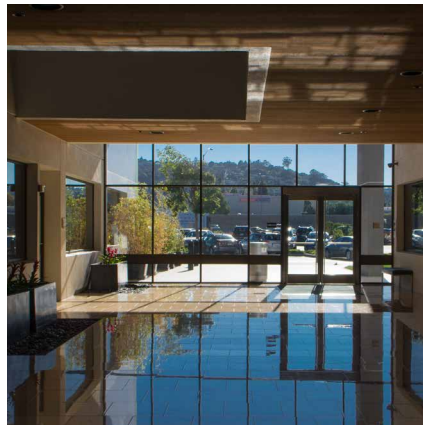
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## Indoor Photographs



- > Brand New Lobby & Common Area
- > Ample Natural Light
- > Great Window Line
- > Common Conference Room
- > Fully Wired with Comcast Broadband for Voice, Data, & Video
- > On-Site Fitness Room with Showers & Close Proximity to The Bay Club & Orangetheory Fitness
- > Close to Amenities at the Redwood Shores Marketplace



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## Location Aerial



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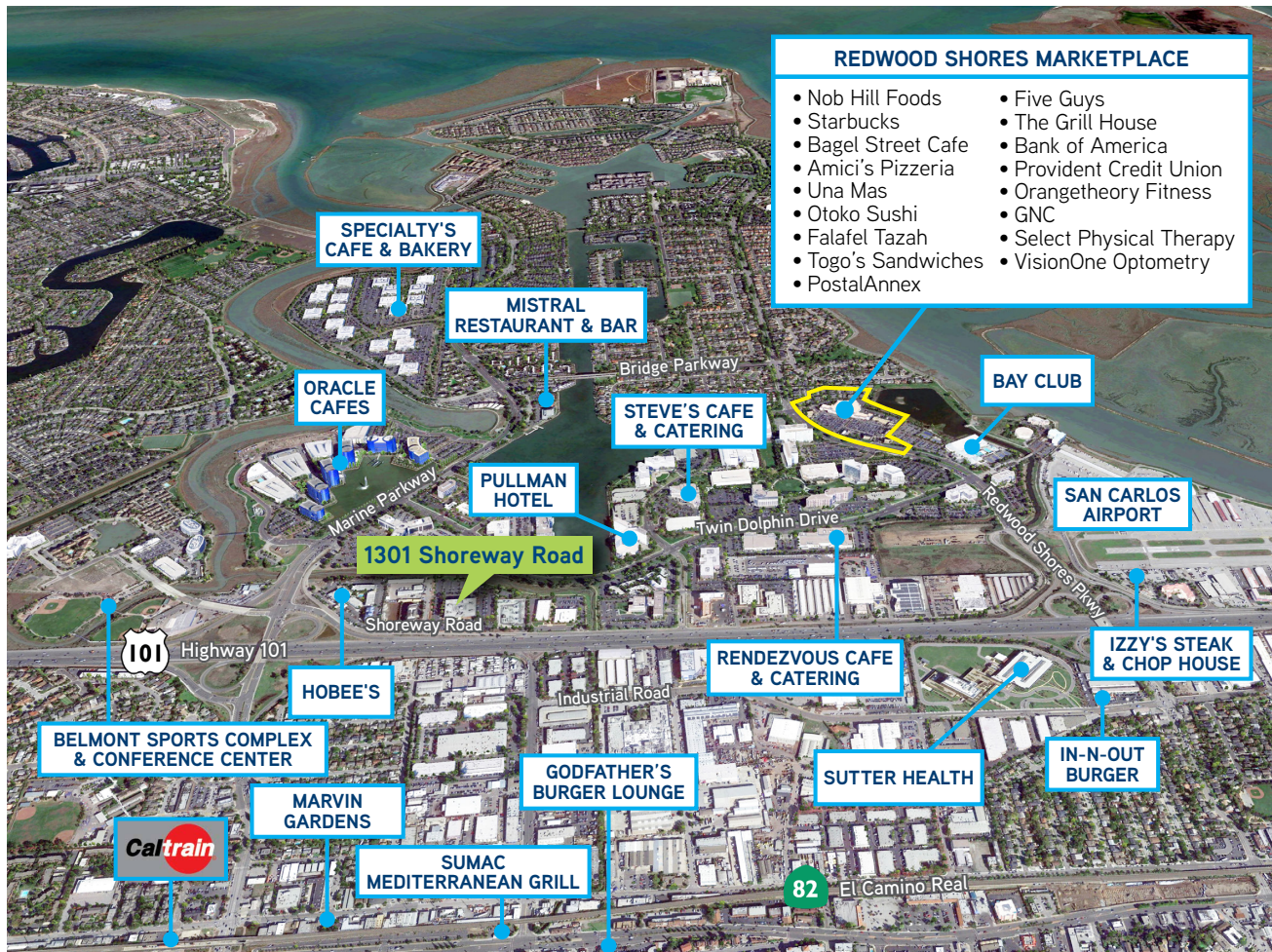
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## Local Amenities



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Local Transportation



> Convenient free shuttle access to the San Carlos Caltrain Station with direct pick-up/drop-off at 1301 Shoreway Road

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FREE SHUTTLE FROM 1301 SHOREWAY ROAD TO SAN CARLOS CALTRAIN STATION



AM LOOP									
Leave San Carlos Station	7:10	7:24	7:46	8:11	8:24	8:46	9:08	9:30	10:05
Arrive 1301 Shoreway Rd.	7:32	7:46	8:08	8:33	8:46	9:08	9:30	9:52	10:27

PM LOOP									
Leave 1301 Shoreway Rd.	2:47	3:26	3:51	4:36	5:03	5:38	6:04	6:34	6:52
Arrive San Carlos Station	3:01	3:40	4:05	4:50	5:17	5:52	6:18	6:48	7:06