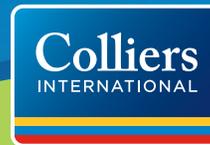


FOR LEASE > ±1,484 TO ±40,932 SQUARE FEET

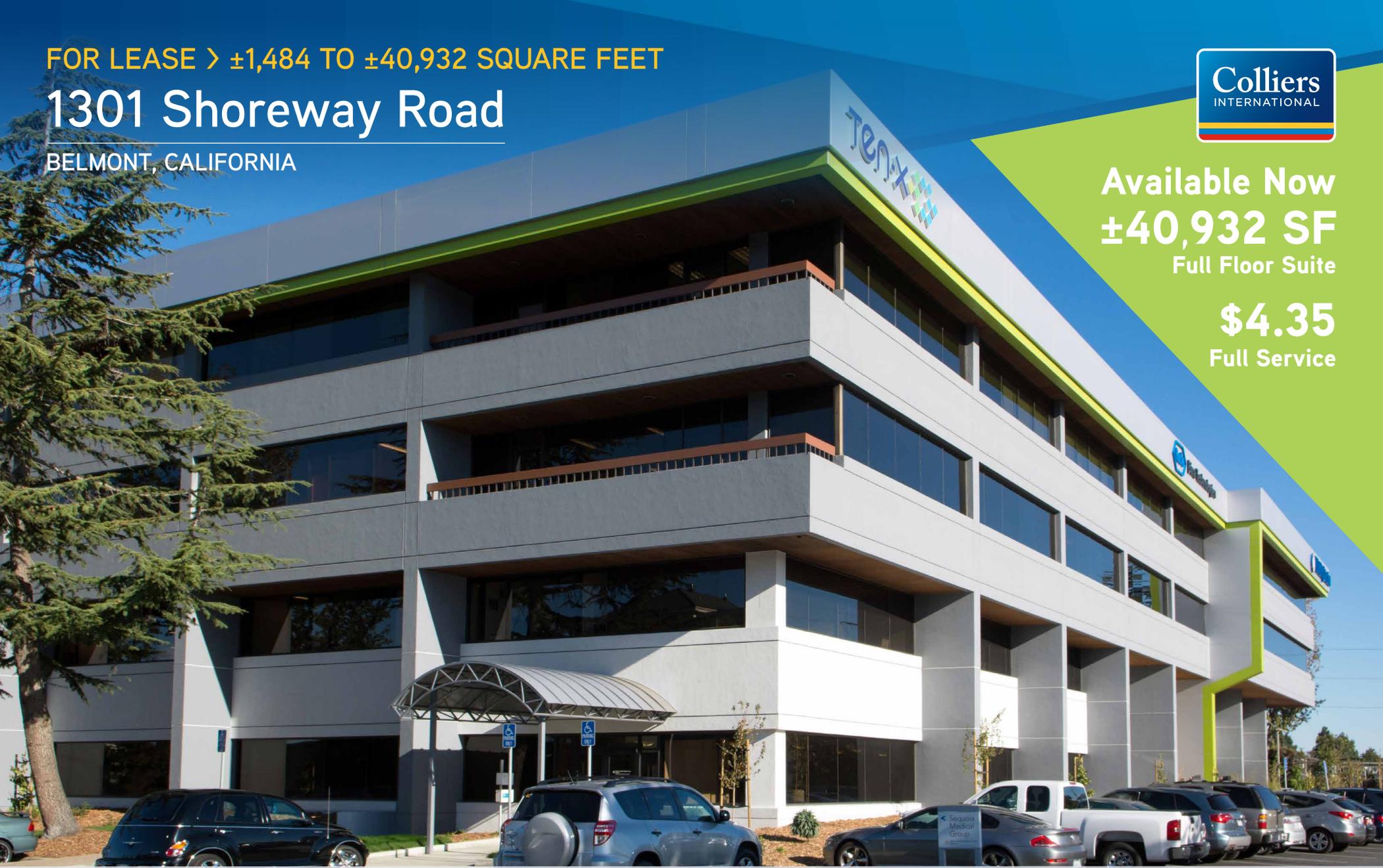
# 1301 Shoreway Road

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  
Redwood City, CA 94065  
+1 650 486 2200  
[colliers.com/redwoodcity](http://colliers.com/redwoodcity)

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1301 Shoreway Road, Belmont, CA 94002

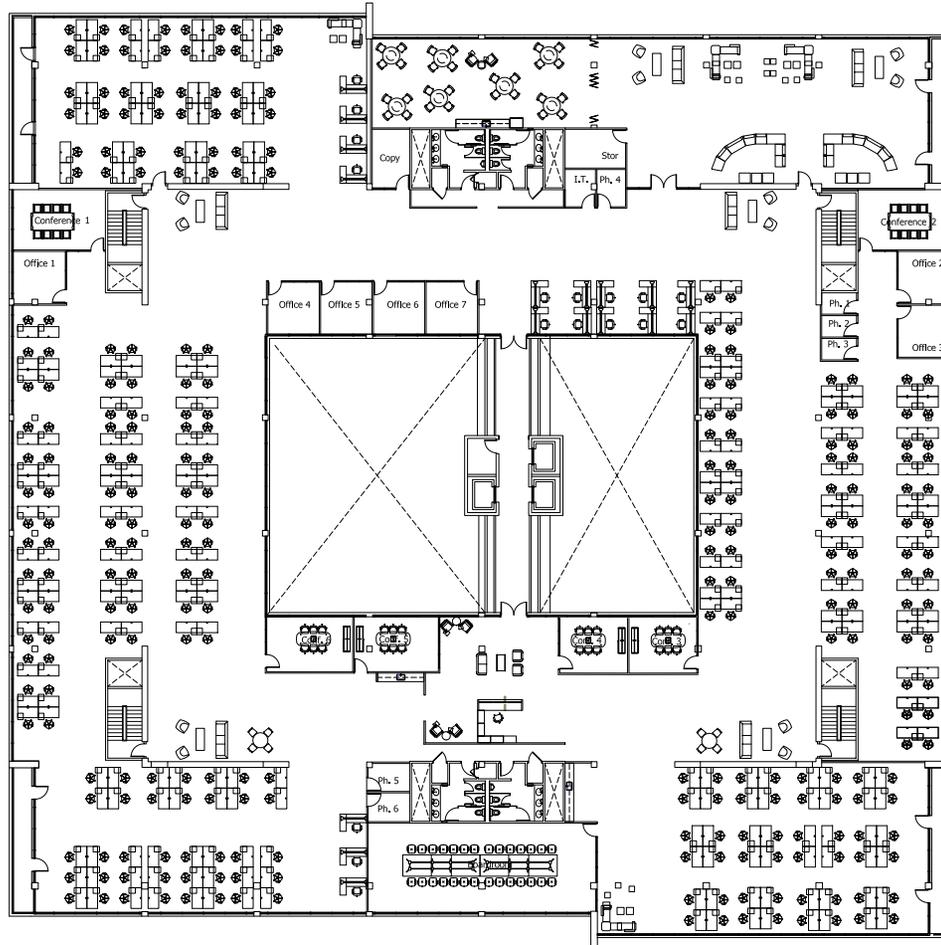


## Open Floor Plan

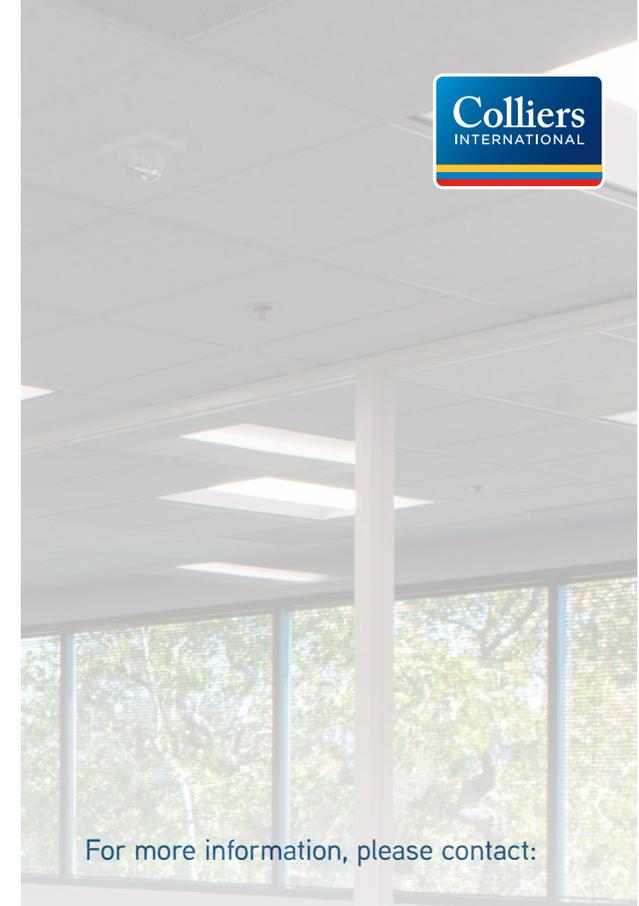
### FOURTH FLOOR > ±40,932 SF

#### Hypothetical Scenario One

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



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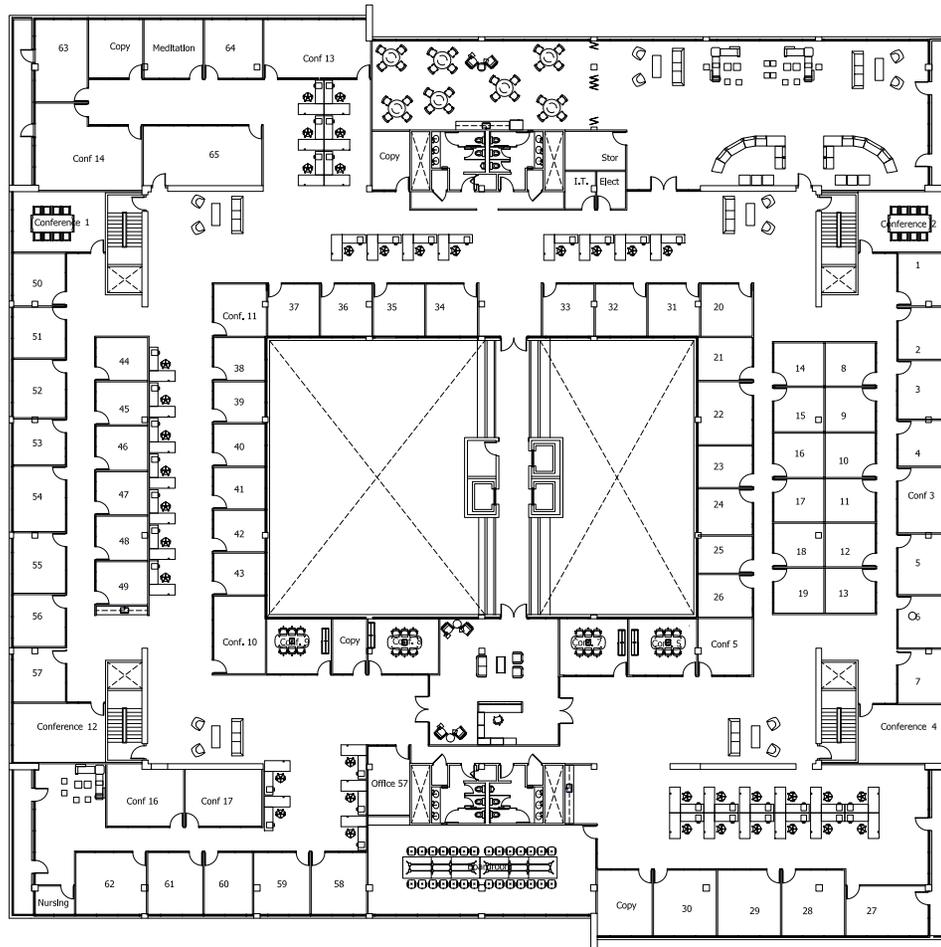


## Professional Services Floor Plan

FOURTH FLOOR > ±40,932 SF

Hypothetical Scenario Two

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



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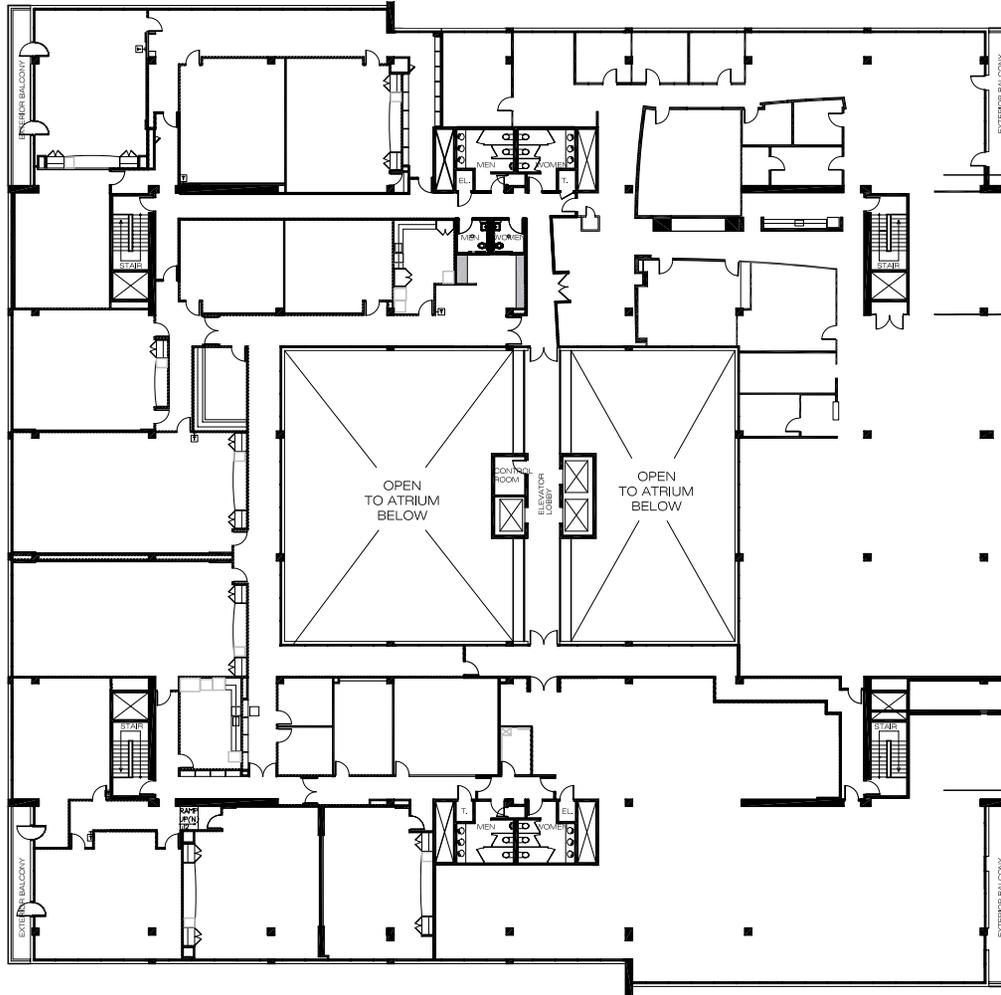
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## Existing Floor Plan

FOURTH FLOOR > ±40,932 SF  
Divisible to ±20,000 SF



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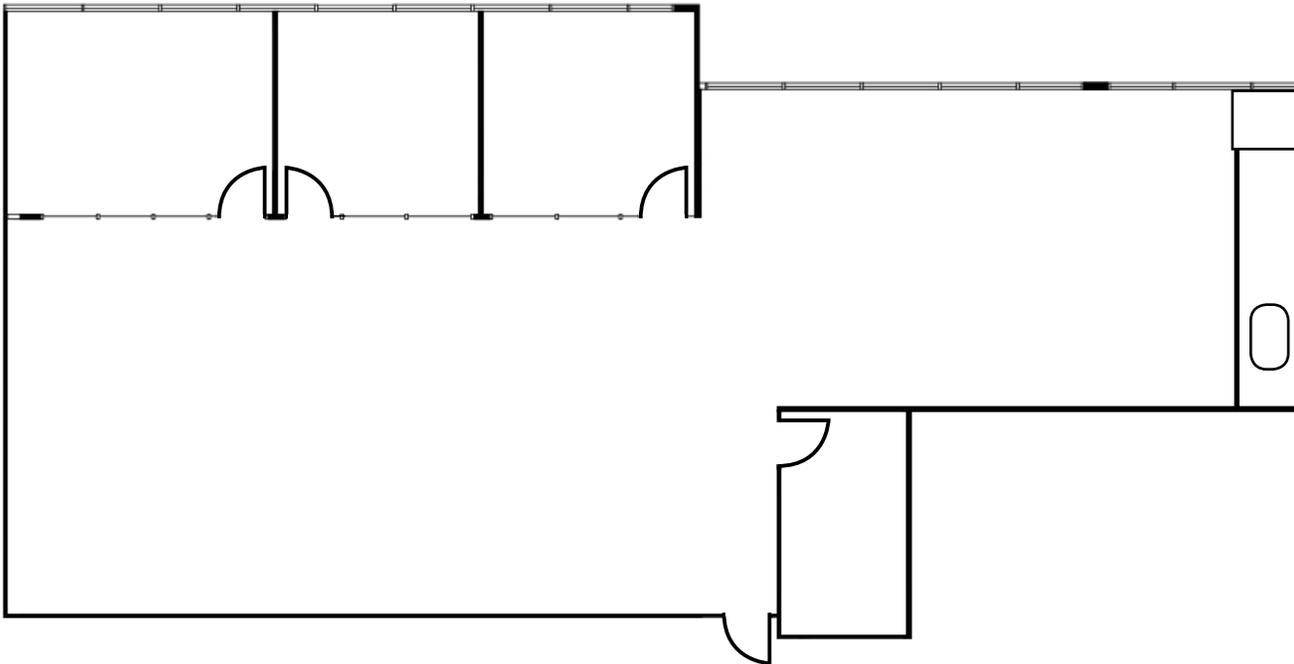
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## Floor Plan

SUITE 340 > ±3,383 SF



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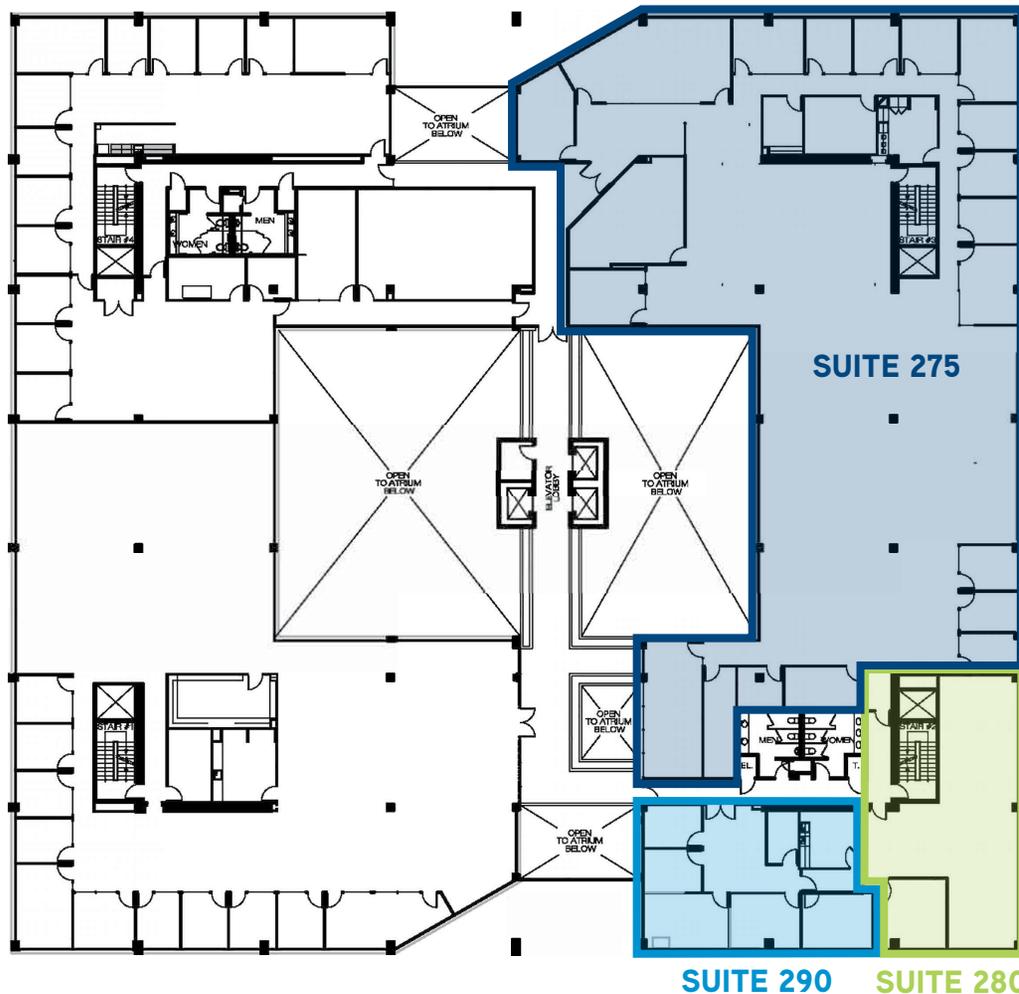


## Floor Plan

SUITE 275 > ±13,065 SF

SUITE 280 > ±1,970 SF

SUITE 290 > ±1,484 SF



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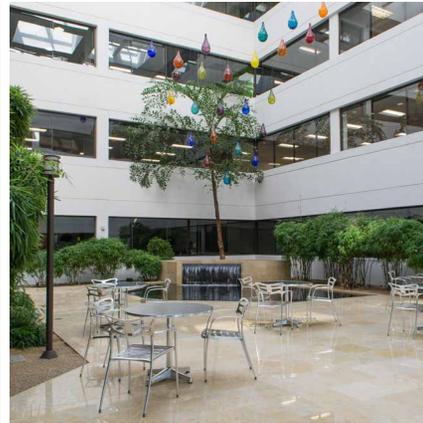
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## Outdoor Photographs



- > 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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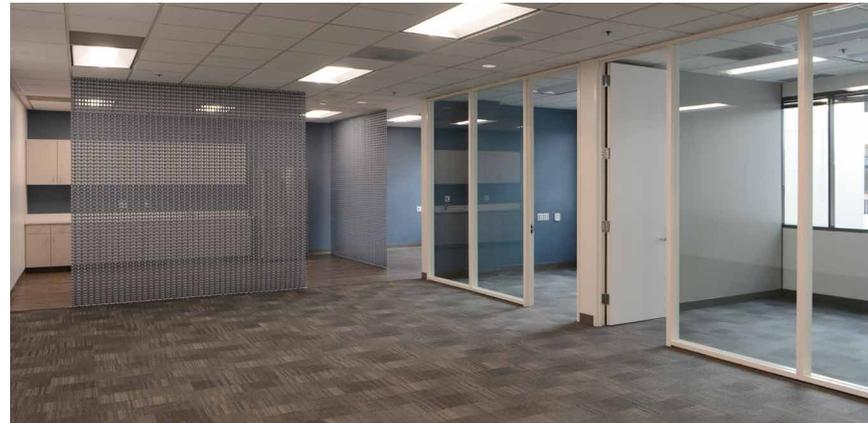
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## Indoor Photographs



- > 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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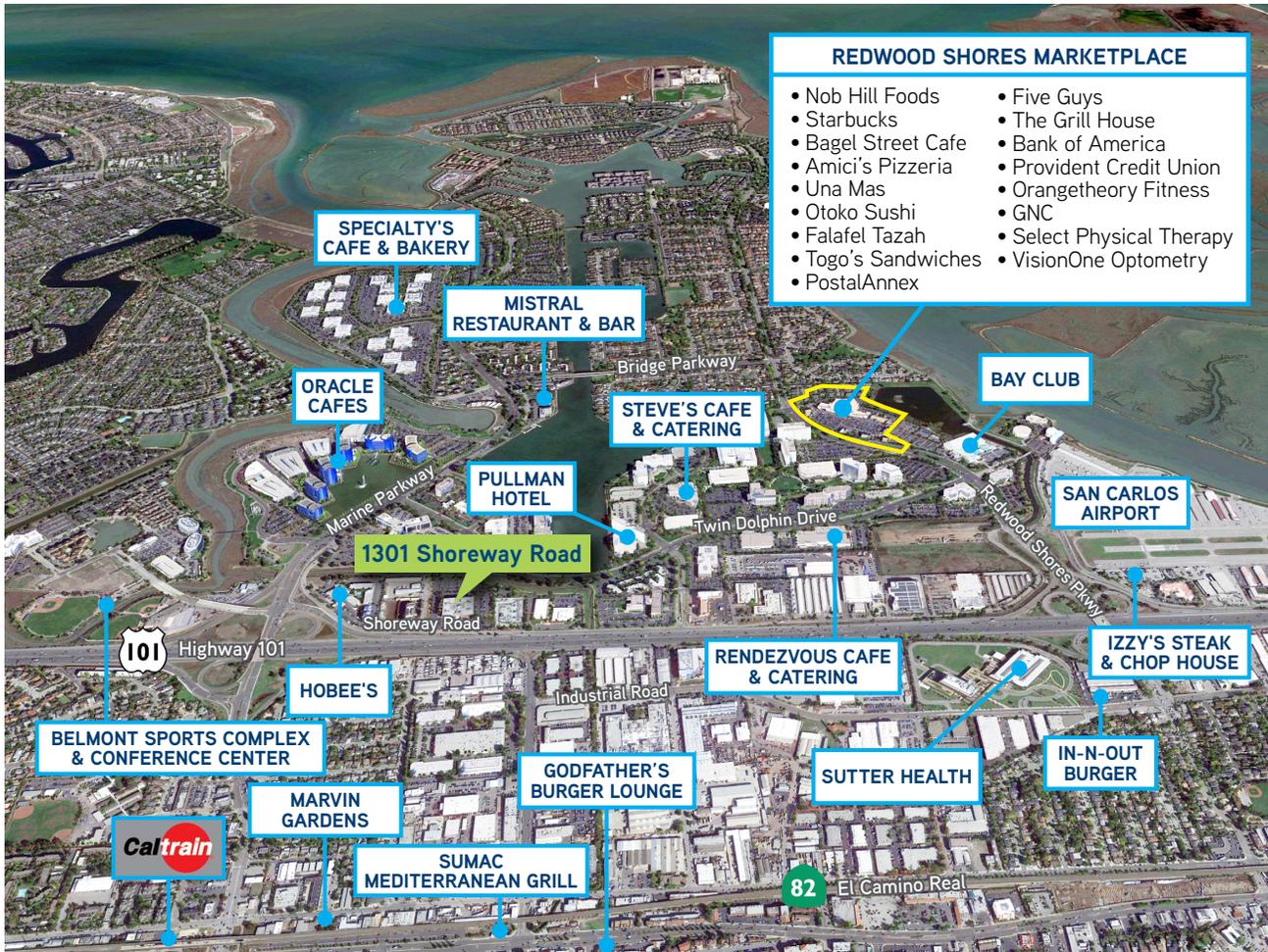
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## Local Amenities



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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