

# PORTAGE AVE

## MULTIPLE DEMISING OPTIONS:

200: ±20,739 RSF Total

210: ±14,137 RSF Total

220: ±27,443 RSF Total

w/ Expansion

200 - 220 AVAILABLE NOW FOR LEASE | ±62,319 RSF

PALO ALTO | CALIFORNIA



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# PROJECT HIGHLIGHTS

- Vaulted ceilings - 24' Clear Height
- Truly Unique Exposed Ceiling Office Space
- Highly Creative Space with well-placed Skylights Providing Abundant Natural Light
- Ideally Located Near the Prestigious Stanford Research Park
- Walking Distance to California Avenue Amenities
  - California Avenue Caltrain Station (0.4 Mile)
  - Equinox Fitness Club
  - Mollie Stones, Starbucks, The Counter, and Over 35 Other Restaurants and Cafes
- Potential Expansion Options up to 120K
- Flexible Layout
- Includes a Mix of Open Office Space and Conference/Meeting Rooms, Ideal for Distancing within the Office and Private Areas for Small Gatherings
- Private Entrances Controlled Exclusively by Tenant Limiting Unnecessary Interaction with Other Companies
- Private Showers and Exclusive Restrooms to be Controlled by Tenant
- Covered Outdoor Space as an Extension of the Office Space
- Convenient Surface Level Parking; 3.0/1000 Parking
  - Valet up to 3.75/1000
- Easy access to Hwy 101 and Hwy 280
- Please Contact Exclusive Agents to Tour

**±62,319 Available Now**  
**sf (divisible)**

**200: ±20,739 RSF Total**

**210: ±14,137 RSF Total**

**220: ±27,443 RSF Total**

**Near Term Expansion Available**

**200-220**  
**PORTAGE AVE**

200-220  
PORTAGE AVE



California Ave  
Caltrain Station

Amenity-rich  
California Ave district

Bicycle and  
Pedestrian Walkway  
±0.4 mi to Caltrain  
(±8 min walk)

200-220  
PORTAGE AVE



Stanford  
Research Park

AERIAL MAP



Stanford Ave

82

College Ave

S California Ave

Page Mill Rd

Oregon Expy

El Camino Real

Hansen Way

Colorado Ave

Emerson St

Ramona St

Bryant St

South Ct

Fernando Ave

Park Blvd

Margarita Ave

Matadero Ave

Wilton Ave

Curthier Ave

Kipling St

Waverley St

El Carmelo Ave

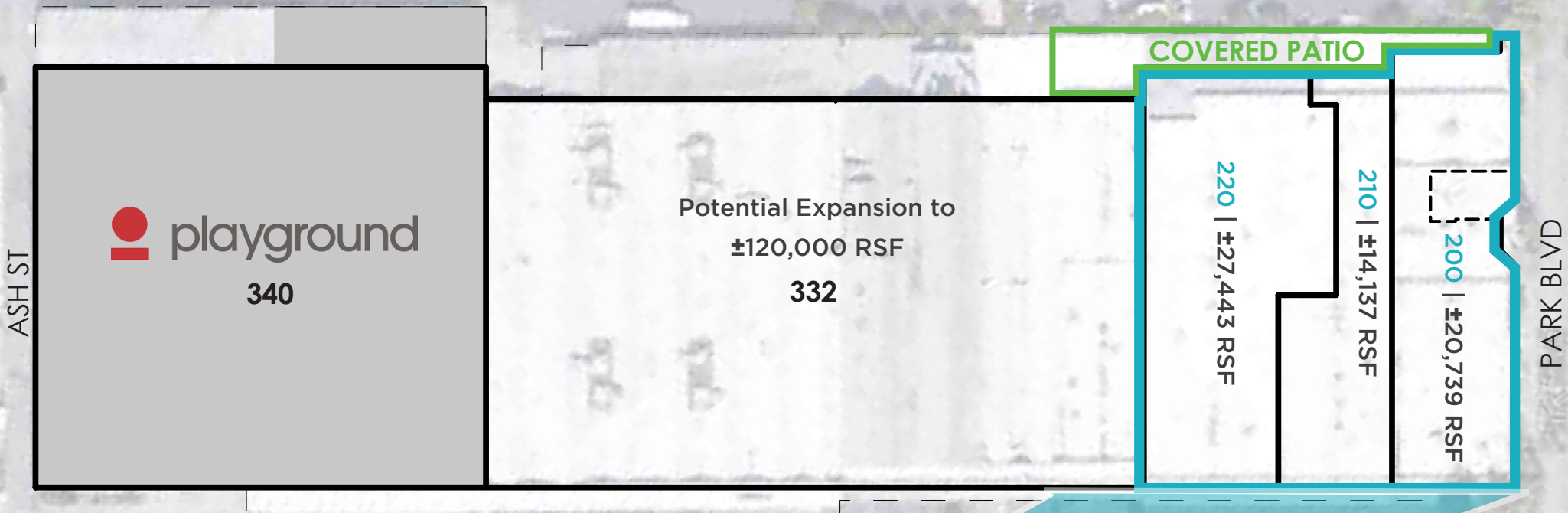
Cowper St

Hanover St

82

# SITE PLAN

200-220  
PORTAGE AVE

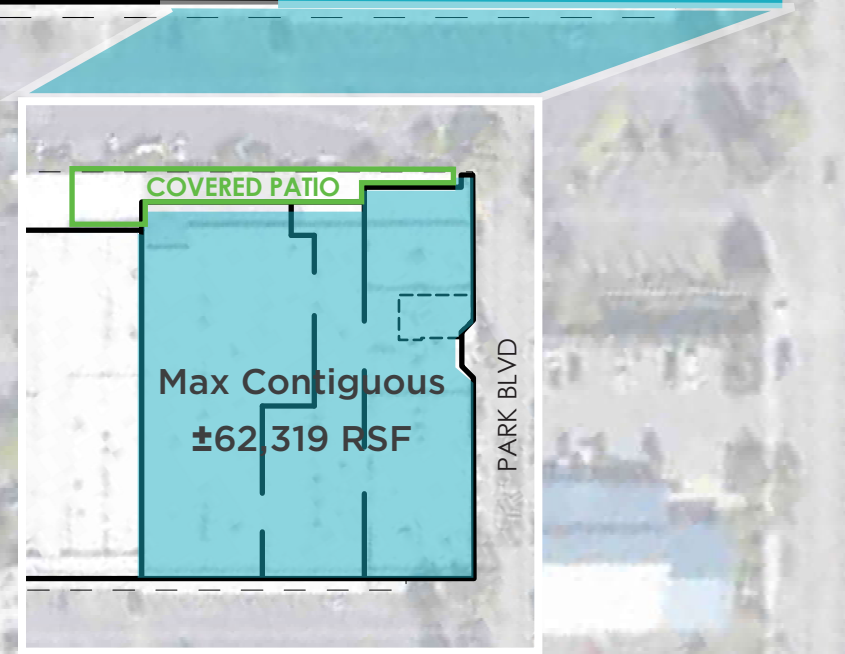


ASH ST

PORTAGE AVE

PARK BLVD

ASH ST



COVERED PATIO

Max Contiguous  
±62,319 RSF

PARK BLVD

200-220  
PORTAGE AVE

200 ±20,739 RSF Total

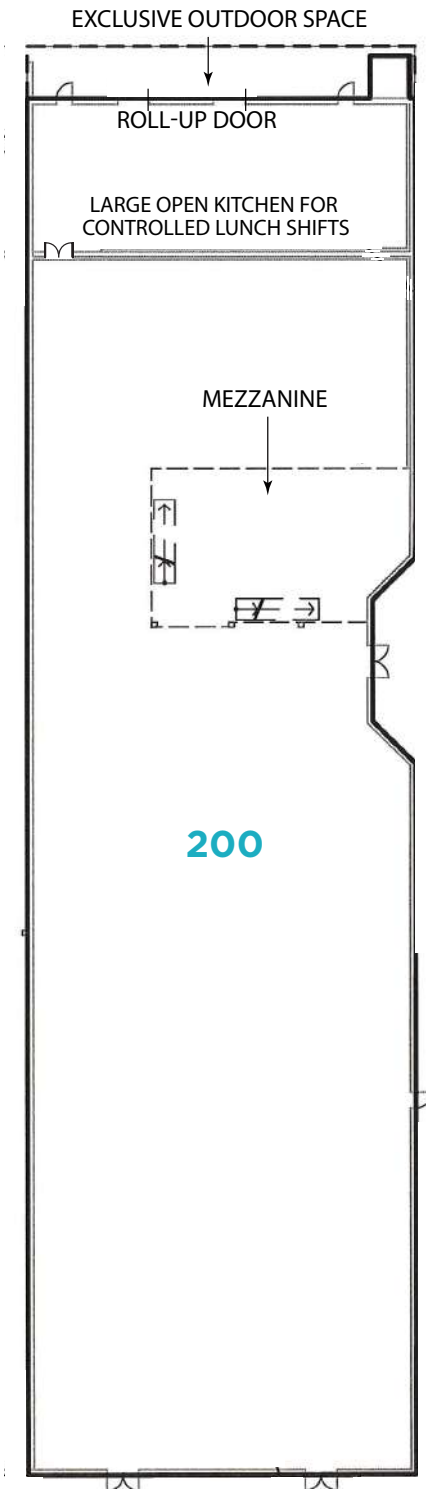
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### EXISTING BUILDOUT INCLUDES:

- Mix of Open Office, All Hands Area, and Conference Rooms
- 2 Restroom Cores & Showers
- Covered Outdoor Patio
- Large Indoor/Outdoor Kitchen Area
- 9 Skylights Providing an Abundant Amount of Natural Light



200-220  
PORTAGE AVE

210 ±14,137 RSF Total

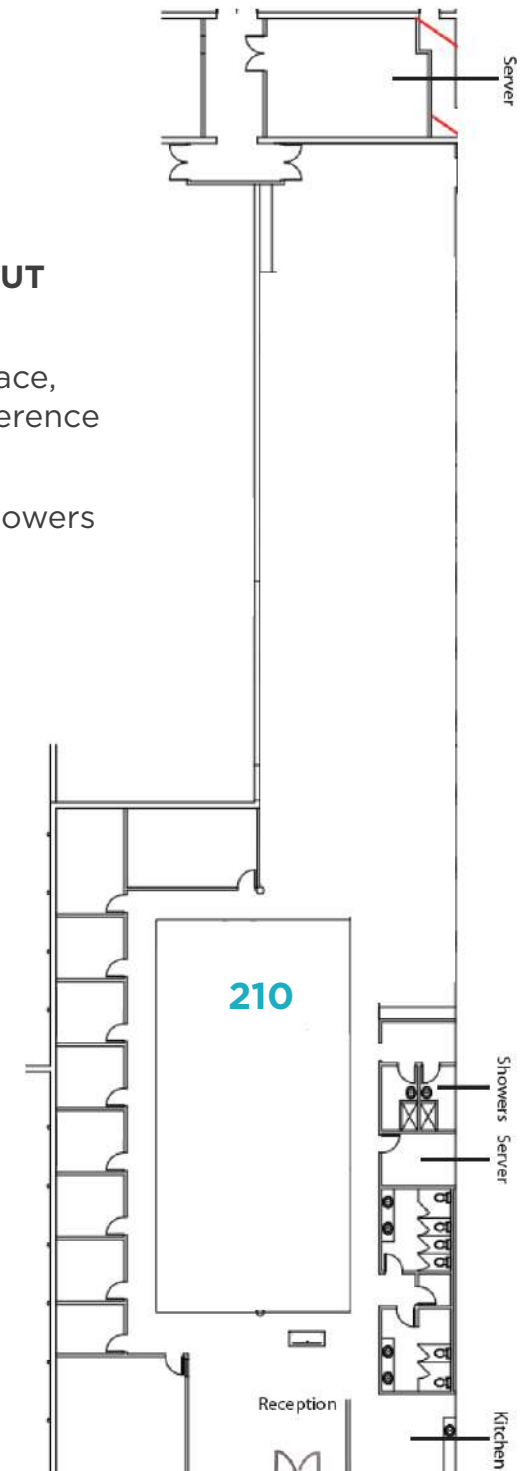
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### EXISTING BUILDOUT INCLUDES:

- Mix of Open Space, Meeting & Conference Rooms
- Restrooms & Showers
- Kitchenette
- 13 Skylights



200-220  
PORTAGE AVE

220 ±27,443 RSF Total

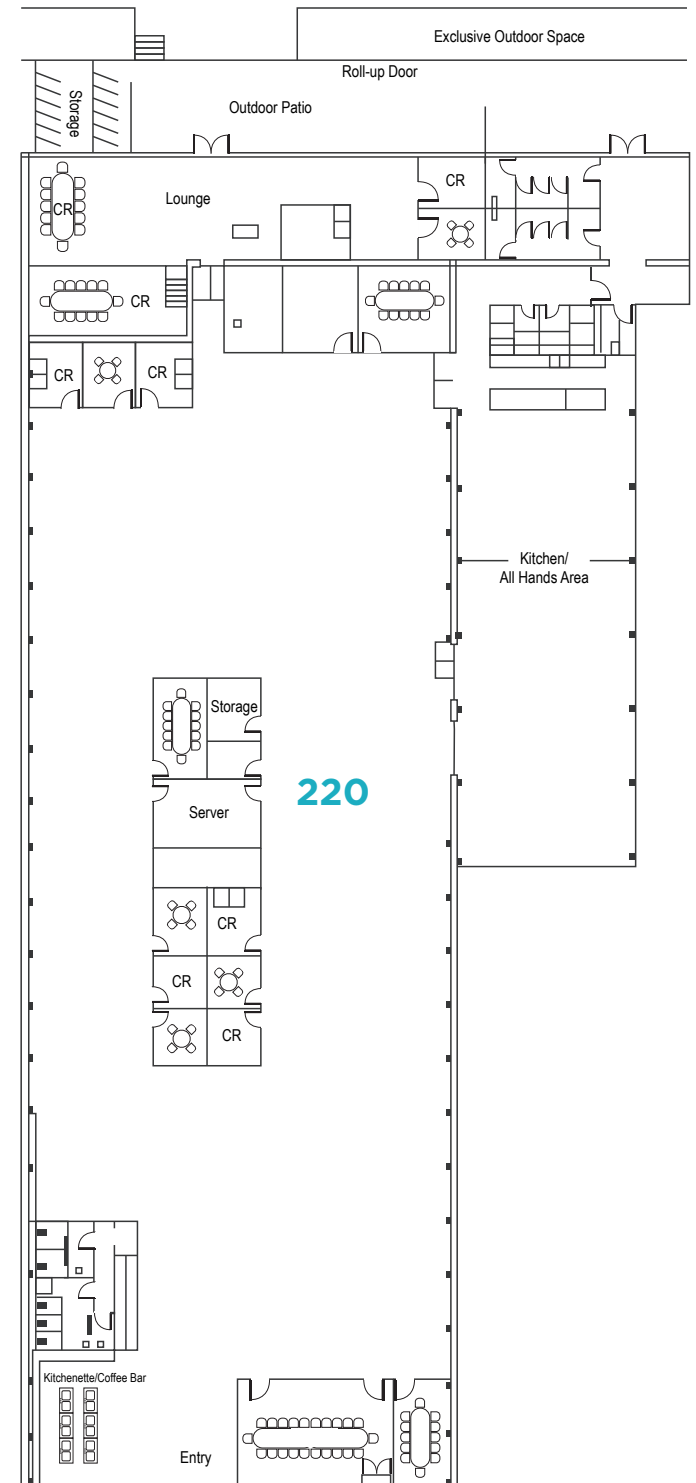
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### EXISTING BUILDOUT INCLUDES:

- Plug & Play
- Break Room, Coffee Area, Outdoor Patio and Quiet Room
- Showers
- 15 Skylights



200-220  
PORTAGE AVE



PHOTO GALLERY



# 200-220

## PORTAGE<sub>AVE</sub>

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