

Gateway

at Republic Station — MILLBRAE, CA

±151,583 sf of Class A Office Space



REPUBLIC
FAMILY OF COMPANIES

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MIXED-USE DEVELOPMENT

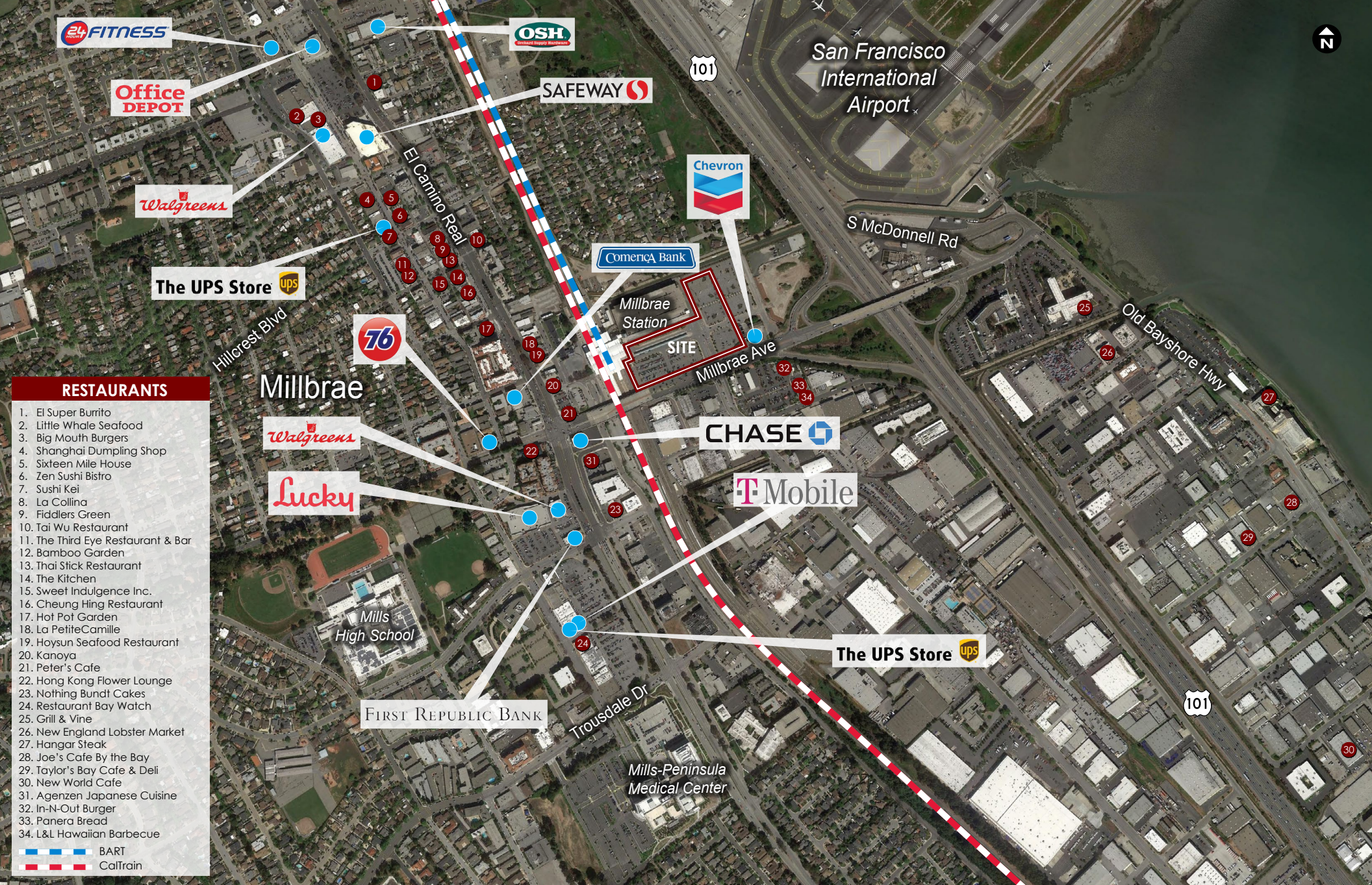
- ◆ ±151,583 sf of Class A Office Space
- ◆ ±44,123 sf of retail
- ◆ ±400 rental apartment homes
- ◆ ±164 room hotel
- ◆ Community event plaza, bike & pedestrian facilities, linear park
- ◆ Parking: ±1,115 Stalls (ongrade + garage) | ±2,200 in the existing BART garage
- ◆ The project is a partnership between BART and Republic Family of Companies, a San Jose based development company
- ◆ Signage: TBD - Monuments

Project Renderings



Gateway at Republic Station

Newmark Knight Frank



24h FITNESS

OSH
Oscar's Specialty Hardware

Office DEPOT

SAFeway

San Francisco International Airport

Walgreens

Chevron

The UPS Store

Comerica Bank

S McDonnell Rd

76

Millbrae Station

SITE
Millbrae Ave

Old Bayshore Hwy

RESTAURANTS

Millbrae

Walgreens

CHASE

Lucky

T-Mobile

Mills High School

The UPS Store

FIRST REPUBLIC BANK

Trousdale Dr

Mills-Peninsula Medical Center

1. El Super Burrito
2. Little Whale Seafood
3. Big Mouth Burgers
4. Shanghai Dumpling Shop
5. Sixteen Mile House
6. Zen Sushi Bistro
7. Sushi Kei
8. La Collina
9. Fiddlers Green
10. Tai Wu Restaurant
11. The Third Eye Restaurant & Bar
12. Bamboo Garden
13. Thai Stick Restaurant
14. The Kitchen
15. Sweet Indulgence Inc.
16. Cheung Hing Restaurant
17. Hot Pot Garden
18. La PetiteCamille
19. Hoysun Seafood Restaurant
20. Kanoya
21. Peter's Cafe
22. Hong Kong Flower Lounge
23. Nothing Bundt Cakes
24. Restaurant Bay Watch
25. Grill & Vine
26. New England Lobster Market
27. Hangar Steak
28. Joe's Cafe By the Bay
29. Taylor's Bay Cafe & Deli
30. New World Cafe
31. Agenzen Japanese Cuisine
32. In-N-Out Burger
33. Panera Bread
34. L&L Hawaiian Barbecue

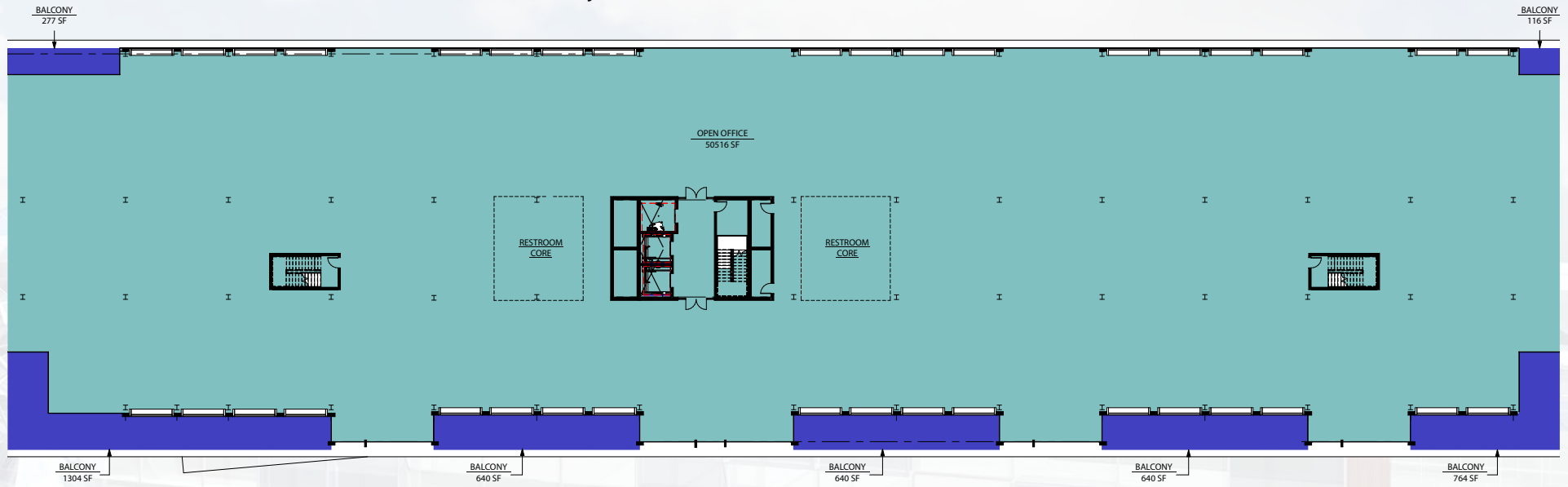
BART
 Caltrain



PROJECT SUMMARY:

OFFICE:	151,583 sf
RESIDENTIAL:	400 UNITS (80 AFFORDABLE)
HOTEL:	164 ROOMS
RETAIL:	44,123 sf

±50,000 SQUARE FOOT FLOOR PLATES



- BALCONY
- CIRCULATION
- OFFICE LOBBY
- PARKING GARAGE
- BIKE STORAGE
- MECHANICAL/ELECTRICAL
- OPEN OFFICE
- RETAIL



HYPOTHETICAL FLOOR PLAN



Location/Transportation Options



TRAVEL TIMES VIA CALTRAIN/BART

South Bound Caltrain To Millbrae

Downtown San Francisco
Baby Bullet: 18 Minutes
Limited: 24 Minutes

Downtown Palo Alto
Baby Bullet: 21 Minutes
Limited: 25 Minutes

Downtown San Jose
Baby Bullet: 43 Minutes
Limited: 65 Minutes

North Bound Caltrain From Millbrae

Downtown San Jose
Baby Bullet: 42 Minutes
Limited: 62 Minutes

Downtown Palo Alto
Baby Bullet: 14 Minutes
Limited: 19 Minutes

Downtown San Francisco
Baby Bullet: 17 Minutes
Limited: 20 Minutes

North Bound BART From Millbrae

Downtown San Francisco
(Montgomery St.)
30 Minutes

Downtown San Francisco
(Powell St.)
29 Minutes

Transportation



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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.