

269

E. Grand

SOUTH SAN FRANCISCO

Class A
Life Science Building



ALEXANDRIA



±110,000 SF Available Now



PROJECT FEATURES

- $\pm 110,000$ SF life science space available
- Secured bicycle locker space on the ground floor of the parking garage
- Project is connected directly to extensive walking trails
- Robust amenities located on campus:
 - Restaurant, Cafe, Conferencing Space, Fitness Center, Childcare
- 43 EV Chargers
- Prominent location close to Hwy 101 interchange in South San Francisco



1,262
Total Parking Spaces



$\pm 37,000$ SF
Large, Open Floorplates



30' x 35'
Typical Column Spacing



16'
Typical Floor-to-Floor Height



LEGEND

- LAB
- OFFICE
- BREAK ROOM
- CONFERENCE
- SHARED CAMPUS FITNESS FACILITY

269 E. GRAND FIRST FLOOR HYPOTHETICAL TEST FIT

±35,000 square feet available now



- LAB
- OFFICE
- BREAK ROOM
- CONFERENCE

±37,000 square feet available now



- LAB
- OFFICE
- BREAK ROOM
- CONFERENCE

±37,000 square feet available now



LEGEND

- LAB
- OFFICE
- BREAK ROOM
- CONFERENCE
- AMENITY
- CLINIC

269 E. GRAND FIRST FLOOR AS-BUILT

±35,000 square feet available now



LEGEND

- OFFICE
- CONFERENCE
- AMENITY
- BREAK ROOM

269 E. GRAND SECOND FLOOR AS-BUILT

±37,000 square feet available now



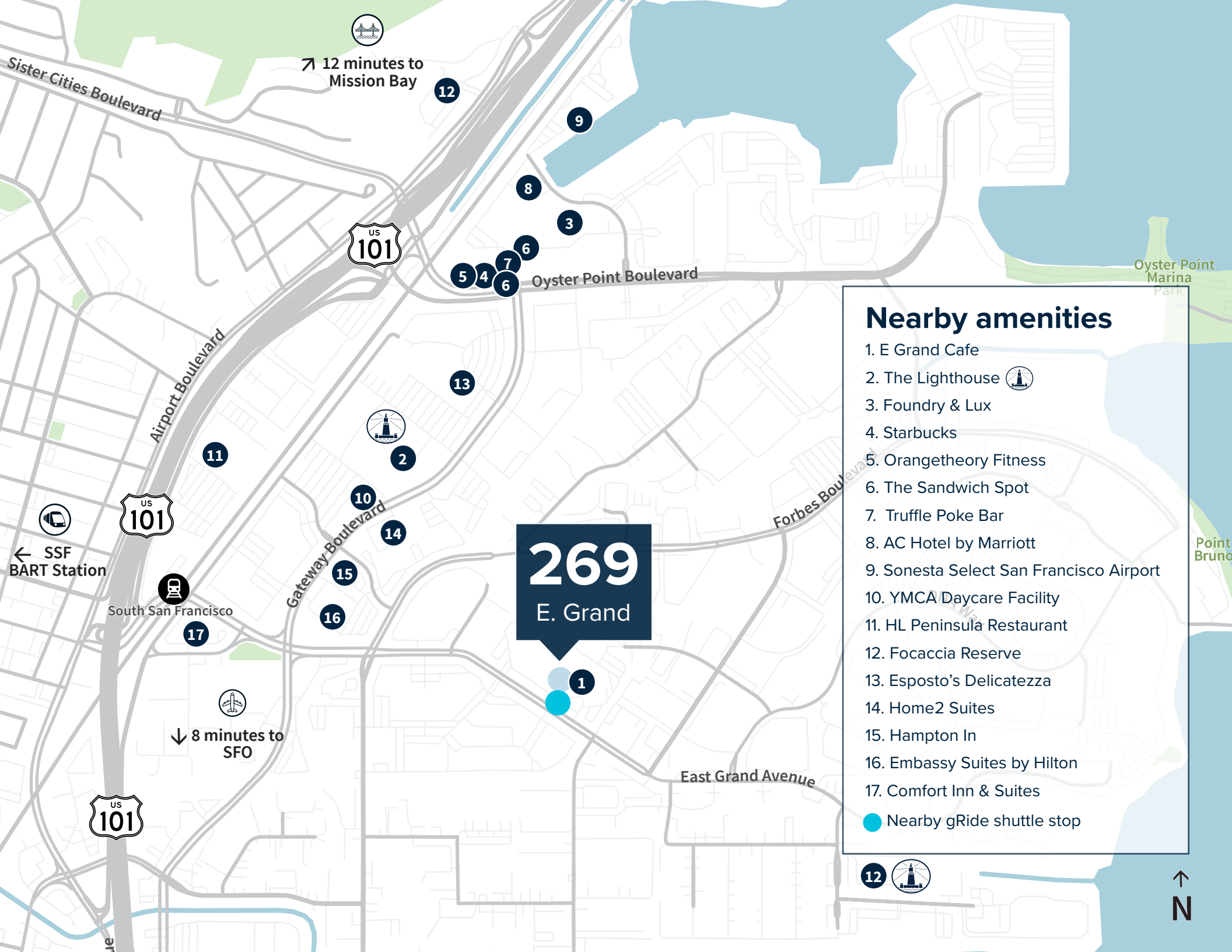
LEGEND

- OFFICE
- CONFERENCE
- AMENITY
- BREAK ROOM

269 E. GRAND THIRD FLOOR AS-BUILT

±37,000 square feet available now





269
E. Grand

Nearby amenities

1. E Grand Cafe
 2. The Lighthouse 
 3. Foundry & Lux
 4. Starbucks
 5. Orangetheory Fitness
 6. The Sandwich Spot
 7. Truffle Poke Bar
 8. AC Hotel by Marriott
 9. Sonesta Select San Francisco Airport
 10. YMCA Daycare Facility
 11. HL Peninsula Restaurant
 12. Focaccia Reserve
 13. Esposto's Delicatessa
 14. Home2 Suites
 15. Hampton In
 16. Embassy Suites by Hilton
 17. Comfort Inn & Suites
-  Nearby gRide shuttle stop



Senior Vice President - Leasing
650.444.1295
tmiller@are.com



ALEXANDRIA®
Building the Future of Life-Changing Innovation®

Todd Miller
Senior Vice President - Leasing
650.444.1295
tmiller@are.com

Andrew Zink
Vice President - Leasing
415.971.5799
azink@are.com

Jeanette Li
Senior Director - Leasing
415.321.3816
jli@are.com



Scott W. Miller
650.480.2199
scottw.miller@jll.com
Lic. #01457617

Grant Yeatman
858.736.5261
grant.yeatman@jll.com
Lic. #01972905

Cole Smith
510.734.1508
cole.smith@jll.com
Lic. #01948128

Emmanuel Enabulele
650.480.2130
emmanuel.enabulele@jll.com
Lic. #02195583

