



ngmBio

333

OYSTER POINT BLVD

±30,140 SF

Lab/Office Sublease

DIVISIBLE TO 19,892 SF & 10,248 SF



Access & connectivity

Located at the center of the largest life science and bioscience cluster in the world, 333 Oyster Point Boulevard is built for discovery. The project is situated close to nearly 50 of South San Francisco's life science firms, including Genentech, Thermo Fisher, and Amgen.

333 Oyster Point Boulevard connects you to the Bay Area's premier STEM talent, with proximity to the best universities. With BART and CalTrain located within a couple miles as well as SFO and the Ferry Terminal within close proximity, the project is conveniently accessible to all.

Steps from S. San Francisco waterfront

Highlights include:

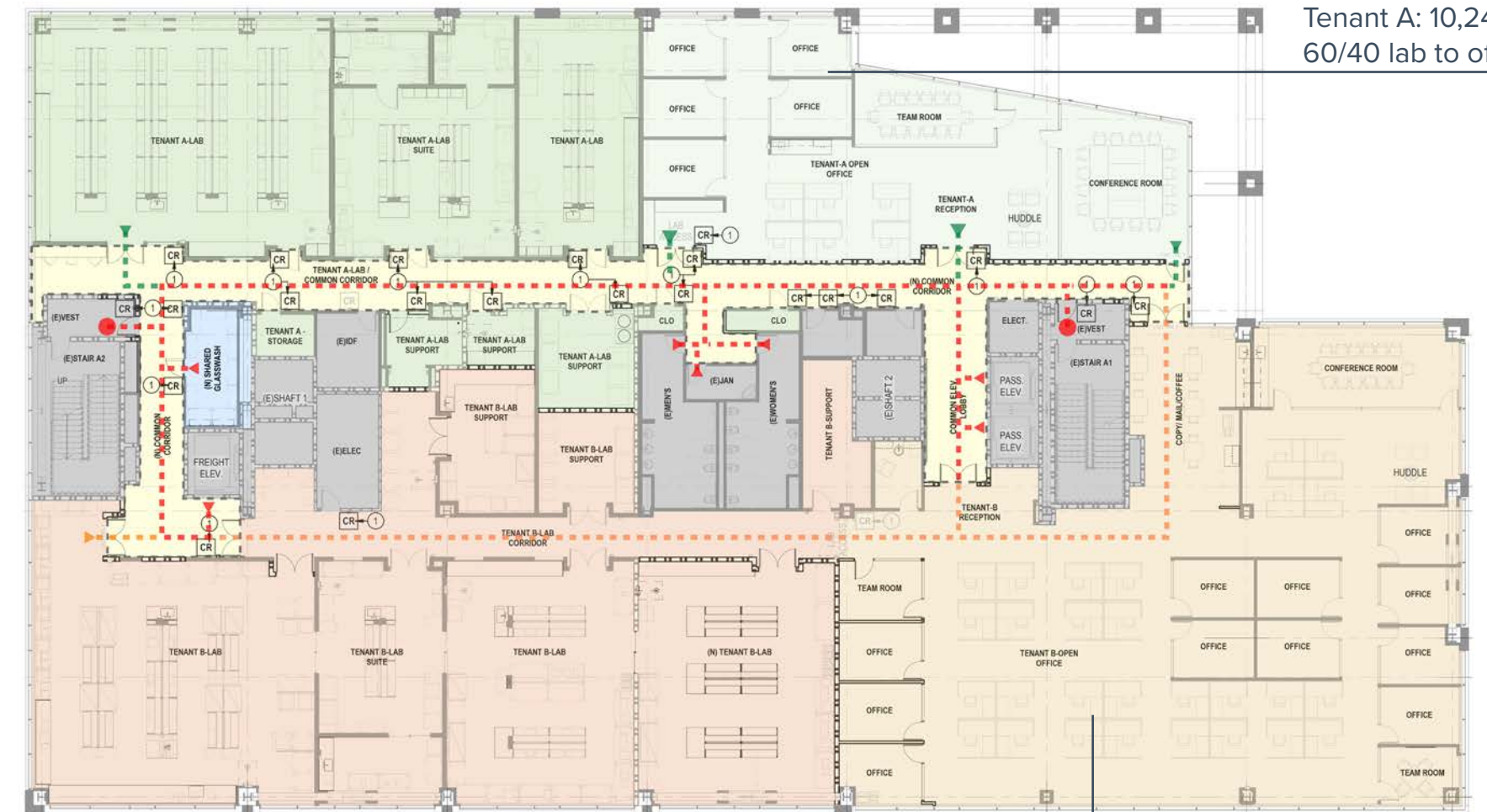
- Flexible sublease in a Class A building
- Break Room / Kitchen
- Top of the line, AV equipped conference rooms
- Private Offices
- Mix of Biology and Tissue Culture
- Easy Access to Highway 101
- Accessibility to numerous amenities within walking distance
- Ample parking with EV car charging stalls







2nd Floor | ±30,140 SF



Tenant A: 10,248 SF
60/40 lab to office

Tenant B: 19,892 SF
52/48 lab to office ratio



333

OYSTER POINT BLVD



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