

85

WILLOW RD.
Menlo Park, CA

± 38,667 RSF
AVAILABLE FOR LEASE



ARCHITECTURE

TIMELESS ARCHITECTURE WITH
CONTEMPORARY CONVENIENCES DESIGNED
BY RENOWNED ARCHITECT, CLIFF MAY



INTERIORS

LARGE OPEN CREATIVE WORK AREAS AND
UPDATED OPEN PLAN KITCHEN WITH AMPLE
INDOOR AND OUTDOOR SEATING AREAS



EXTERIORS

BEAUTIFULLY LANDSCAPED OUTDOOR SPACES
WITH DROUGHT TOLERANT PLANTINGS





Full Building Opportunity



Easy access to downtown Palo Alto via pedestrian bridge



Interior open-air courtyards with seating and a fire pit



Iconic historic property with former tenant Sunset Magazine



Onsite parking (3.3/1000 ratio) and 2 Chargepoint EV stations



Bike Storage

Bike Score
97



Loading Dock



2,000 amp electrical service



Efficient VRF HVAC system installed in 2015



Energy Star 95 rating



LED lighting throughout



±38,667 Total RSF

Workstations: 249

Board Rooms: 5

Private Offices: 19

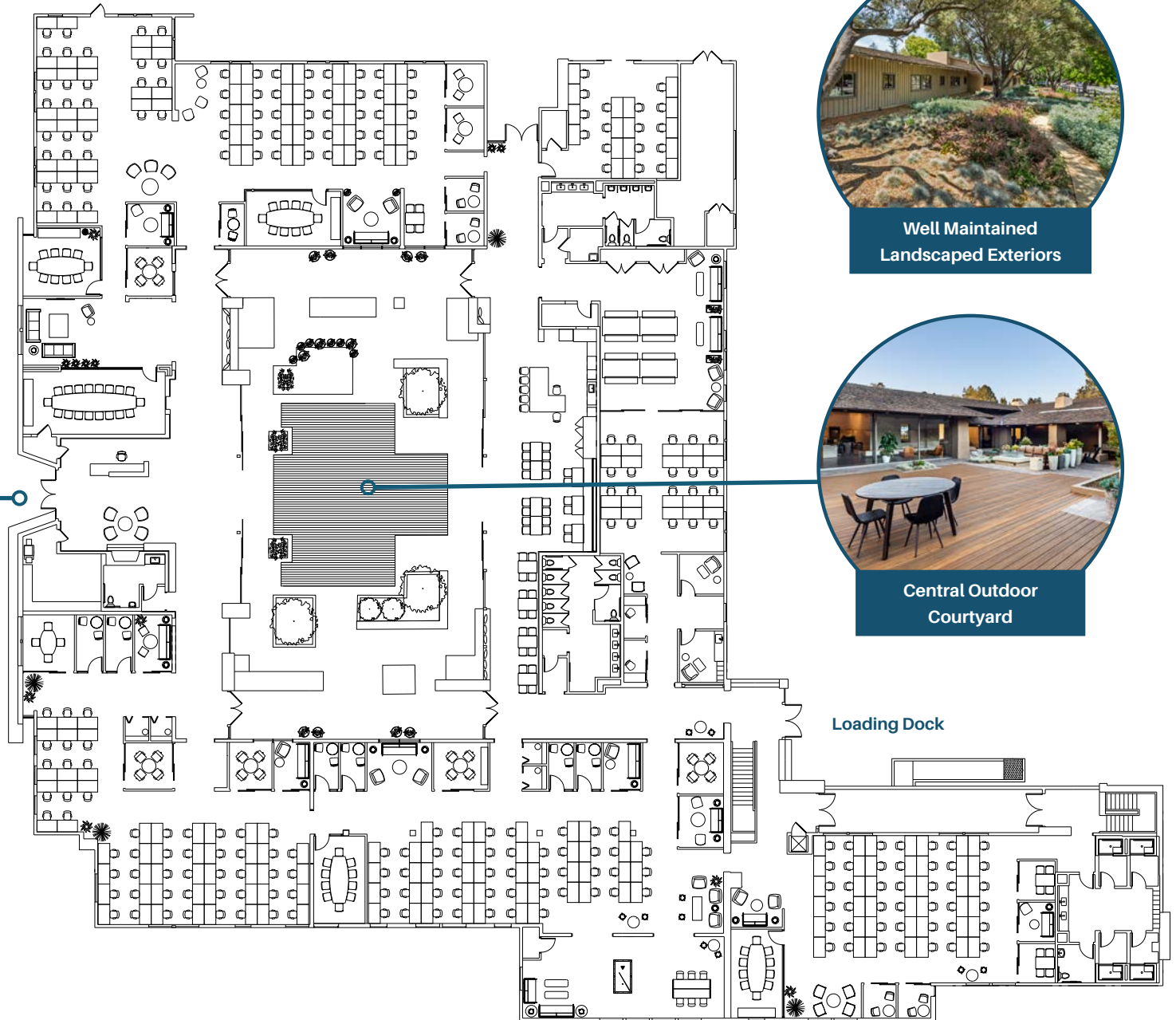
Huddle/Phone Rooms: 15



**Ranch Style Main
Entry Way**



Modern Interior Finishes



**Well Maintained
Landscaped Exteriors**



**Central Outdoor
Courtyard**

Loading Dock

SITE MAP

NESTLED IN THE HEART OF MENLO PARK'S
MOST PICTURESQUE NEIGHBORHOOD



HIGHWAY
101

WILLOW
MARKET

SURFACE
PARKING

MIDDLEFIELD ROAD

WILLOW ROAD

SIGNAGE EXPOSURE AT
BUSY INTERSECTION

DOWNTOWN
PALO ALTO

DOWNTOWN
MENLO PARK

NEIGHBORHOOD

POSITIONED IN THE HEART OF SILICON VALLEY'S EPICENTER, CONVENIENTLY LOCATED BETWEEN PALO ALTO AND MENLO PARK



HWY 101
3 MIN



CALTRAIN
1 MILE



Menlo Park

85

WILLOW RD.



WILLOWS
MARKET
1 MIN

DOWNTOWN MENLO PARK

- Philz Coffee
- British Banker's Club
- Cafe Borrone
- MP Mongolian
- Left Bank
- The Refuge
- Mademoiselle Colette
- Posh Bagel
- Camper
- The Mandarin
- Stacks
- Jeffrey's Hamburgers
- ±50 Other Restaurants



~25 Minute Walk



I-280
5.5 MILES

STANFORD SHOPPING CENTER

- Fleming's Prime Steakhouse
- PF Chang's
- True Food Kitchen
- ±15 Other Restaurants
- ±141 Retailers



~10 Minute Ride



CALTRAIN
1 MILE

DOWNTOWN PALO ALTO

- Joe & The Juice
- Blue Bottle Coffee
- Crepevine
- Oren's Hummus
- Bird Dog
- Coupa Cafe
- Osteria Toscana
- Wahlburgers
- Palo Alto Creamery
- Reposado
- The Patio at Rudy's
- Tacolicious
- Evvia Estiatorio
- ±70 Other Restaurants



~20 Minute Walk



85

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