



GATEWAY
— OF —
PACIFIC

GATEWAY OF PACIFIC II

750 Gateway Boulevard
South San Francisco, CA

Total **±440,000 SF** | Available **±65,000 SF** | Move-in Ready **NOW**

BioMed Realty 
Discover here





GATEWAY OF PACIFIC ACCESS

GENENTECH SHUTTLE SERVICE TO GLEN PARK BART STATION

690 and 300 Gateway Blvd



OYSTER POINT FERRY STATION

Oakland & Main St Alameda



SAMTRANS ROUTE 130B (OYSTER POINT)

Caltrain, BART, Ferry



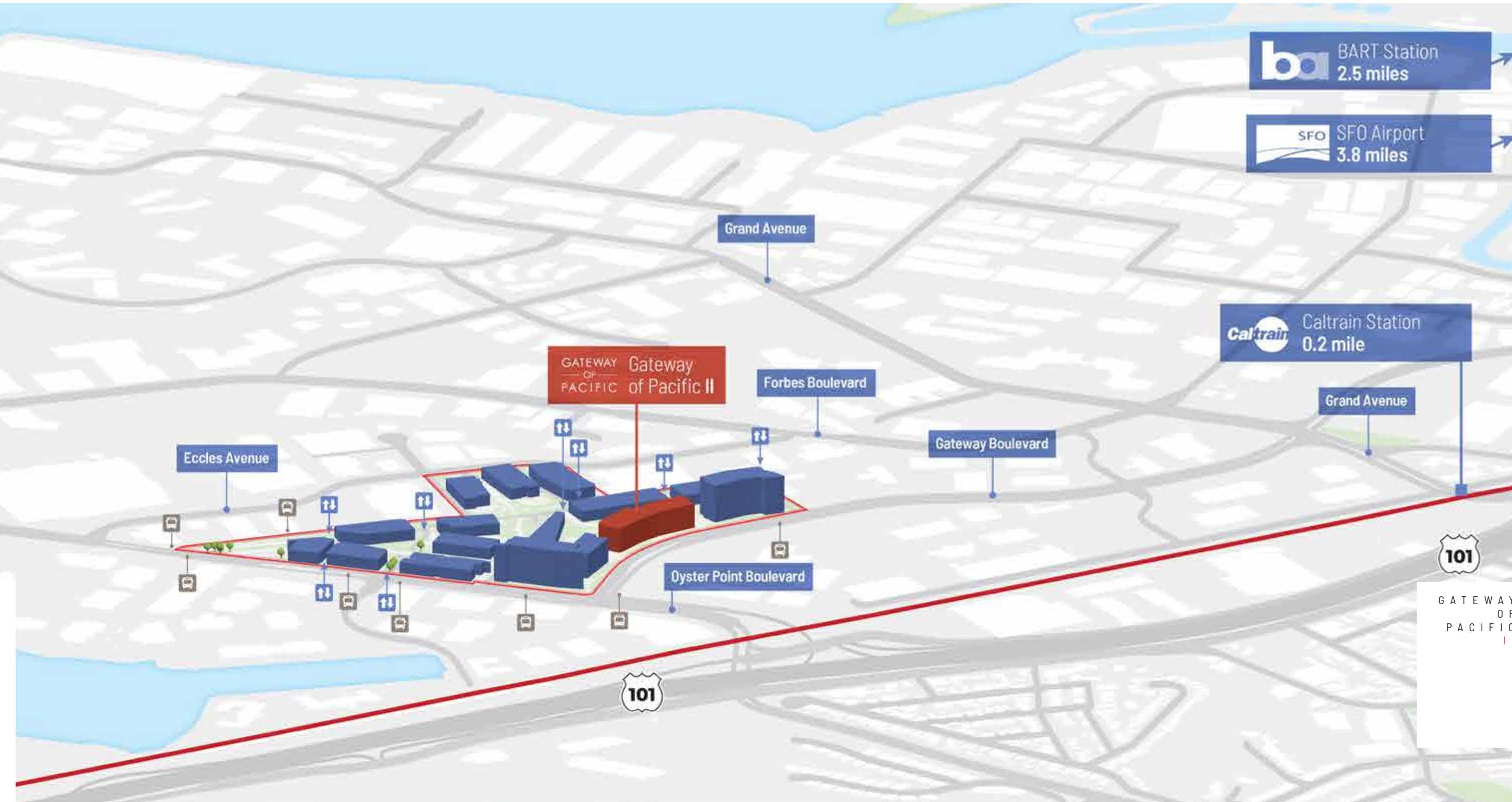
CALTRAIN BAYSHORE STATION

400 Tunnel Ave, San Francisco



BART STATIONS

San Bruno & South San Francisco



CAMPUS
FEATURES

NUMBER OF BUILDINGS

10

RENTABLE SQUARE FEET

±2,200,000 fully-integrated
life science campus

LOCATION

Located at the main intersection of South
San Francisco's life science cluster

Convenient access to Caltrain, BART, Bay
Ferry, SFO Airport, US-101, I-380 & I-280

Prominent identity from US-101 freeway

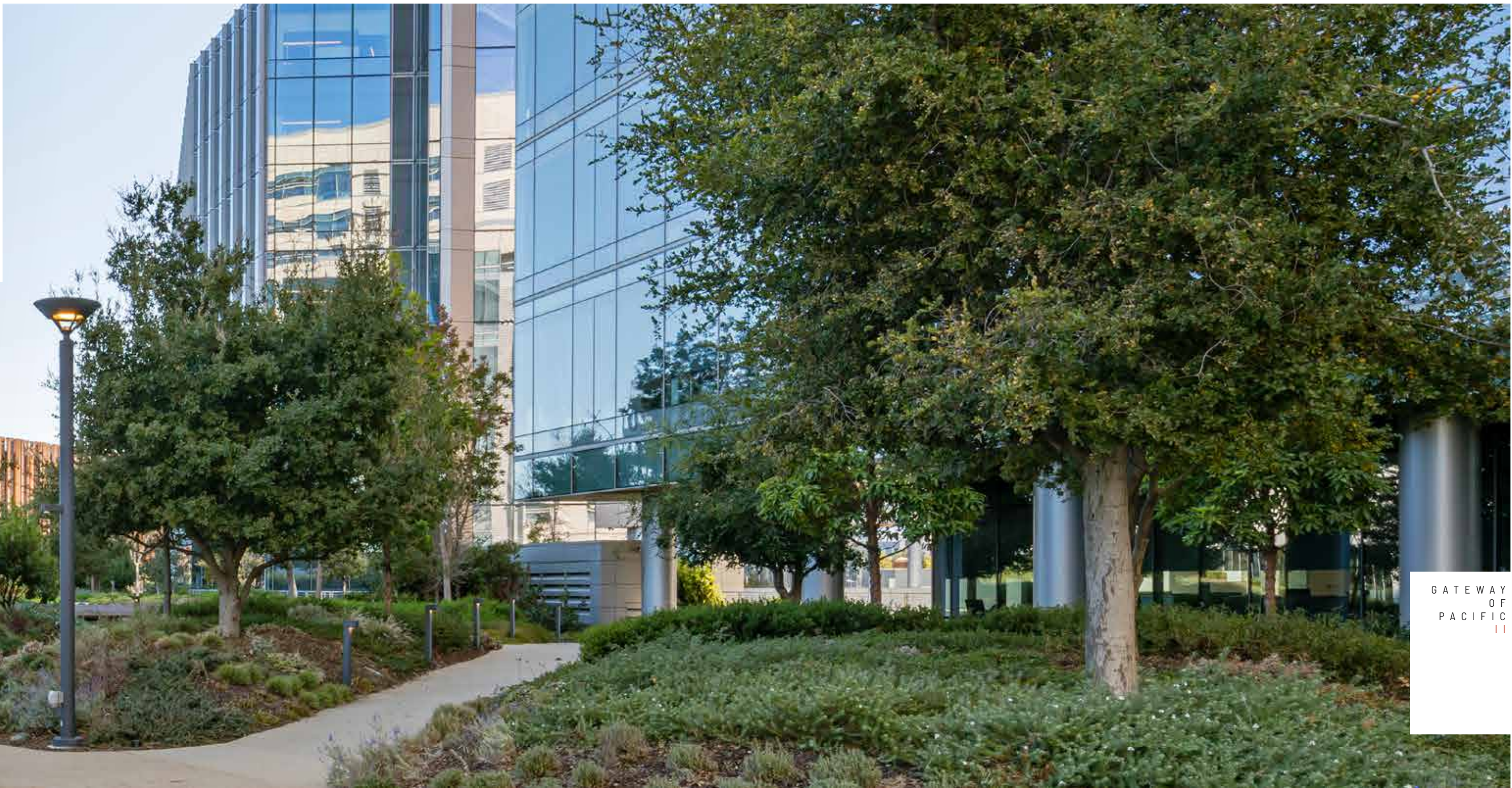
AMENITIES

Underground parking and structured parking

TRAVERSE ±50,000 SF free-standing amenity center

FORUM conference center

GATEWAY CENTRAL PARK is uninterrupted by vehicles
and offers a variety of park-like experiences on ±5.5
acres – from highly social places for interaction to areas
for quiet contemplation



GATEWAY
OF
PACIFIC
||

TR*W*ERSE

Experience modern luxury and sophistication at Traverse!

Our amenity center, located in the heart of Gateway of Pacific, offers a range of personalized culinary, fitness, and community experiences to make you feel empowered and connected.

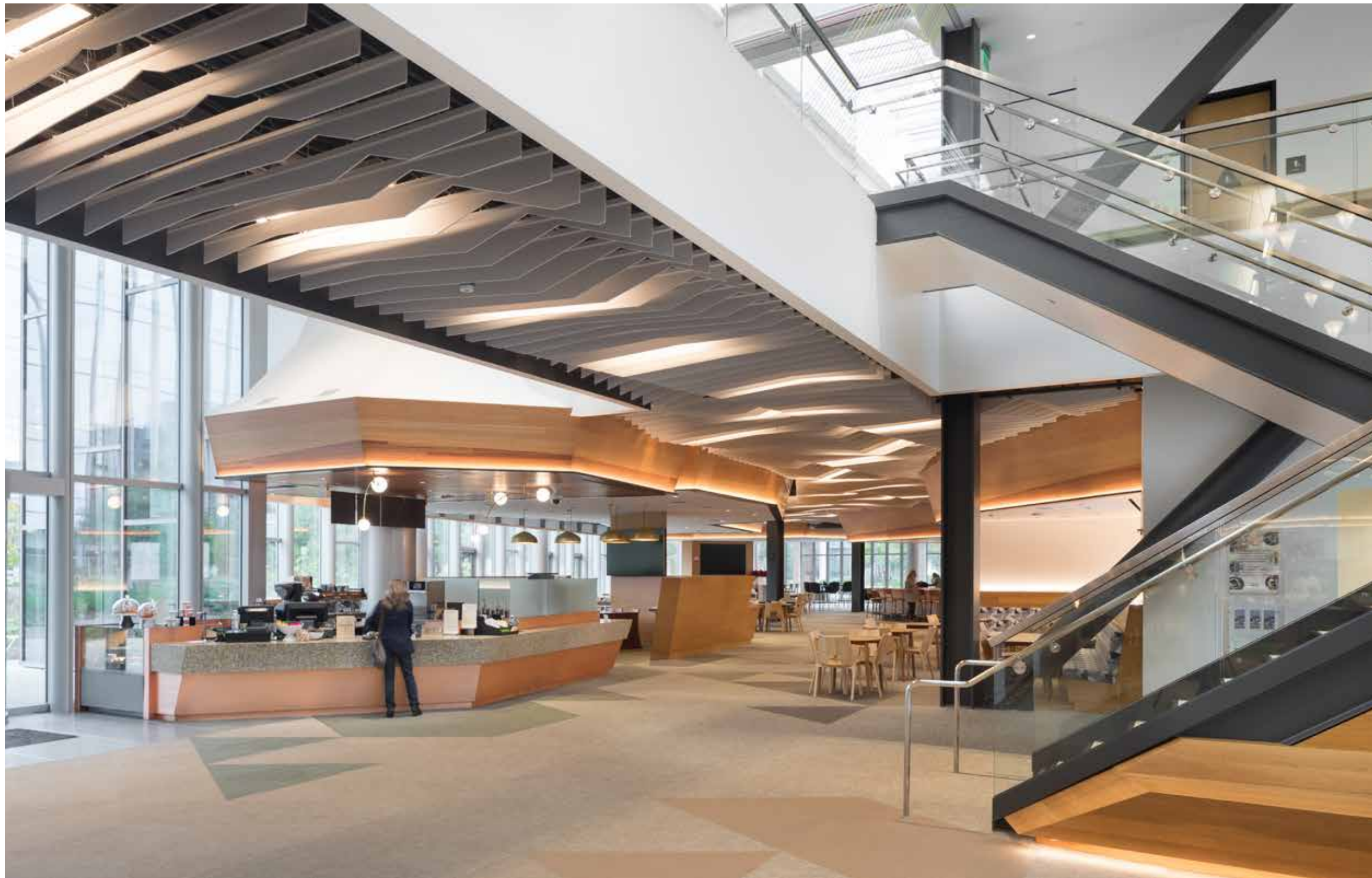
Additionally, Traverse is **LEED® Platinum certified** and earned a **Fitwel 2 Star Rating**, ensuring a workplace environment that enhances occupant health, wellness, and productivity.



SQUARE FOOTAGE	AMENITIES
±50,000	Bar and Restaurant
	Food Hall
	Meeting Spaces
	Spa & Health Club
	Multi-Functional Indoor-Outdoor Areas

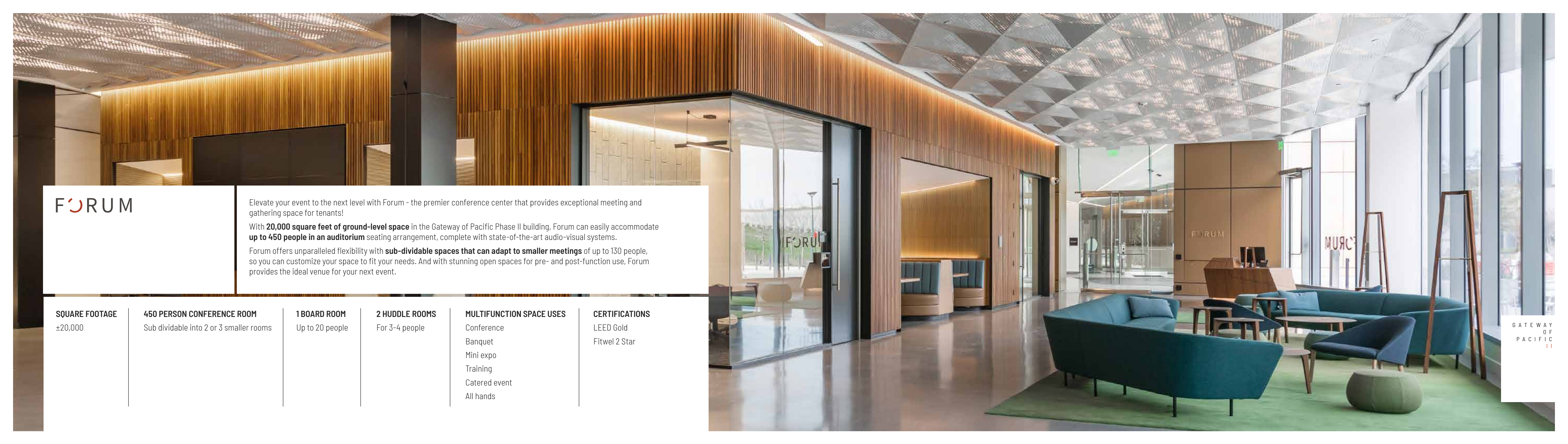


GATEWAY
OF
PACIFIC
||



TR*A*VERSE

GATEWAY
OF
PACIFIC
||



FORUM

Elevate your event to the next level with Forum - the premier conference center that provides exceptional meeting and gathering space for tenants!

With **20,000 square feet of ground-level space** in the Gateway of Pacific Phase II building, Forum can easily accommodate **up to 450 people in an auditorium** seating arrangement, complete with state-of-the-art audio-visual systems.

Forum offers unparalleled flexibility with **sub-dividable spaces that can adapt to smaller meetings** of up to 130 people, so you can customize your space to fit your needs. And with stunning open spaces for pre- and post-function use, Forum provides the ideal venue for your next event.

SQUARE FOOTAGE

±20,000

450 PERSON CONFERENCE ROOM

Sub dividable into 2 or 3 smaller rooms

1 BOARD ROOM

Up to 20 people

2 HUDDLE ROOMS

For 3-4 people

MULTIFUNCTION SPACE USES

Conference
Banquet
Mini expo
Training
Catered event
All hands

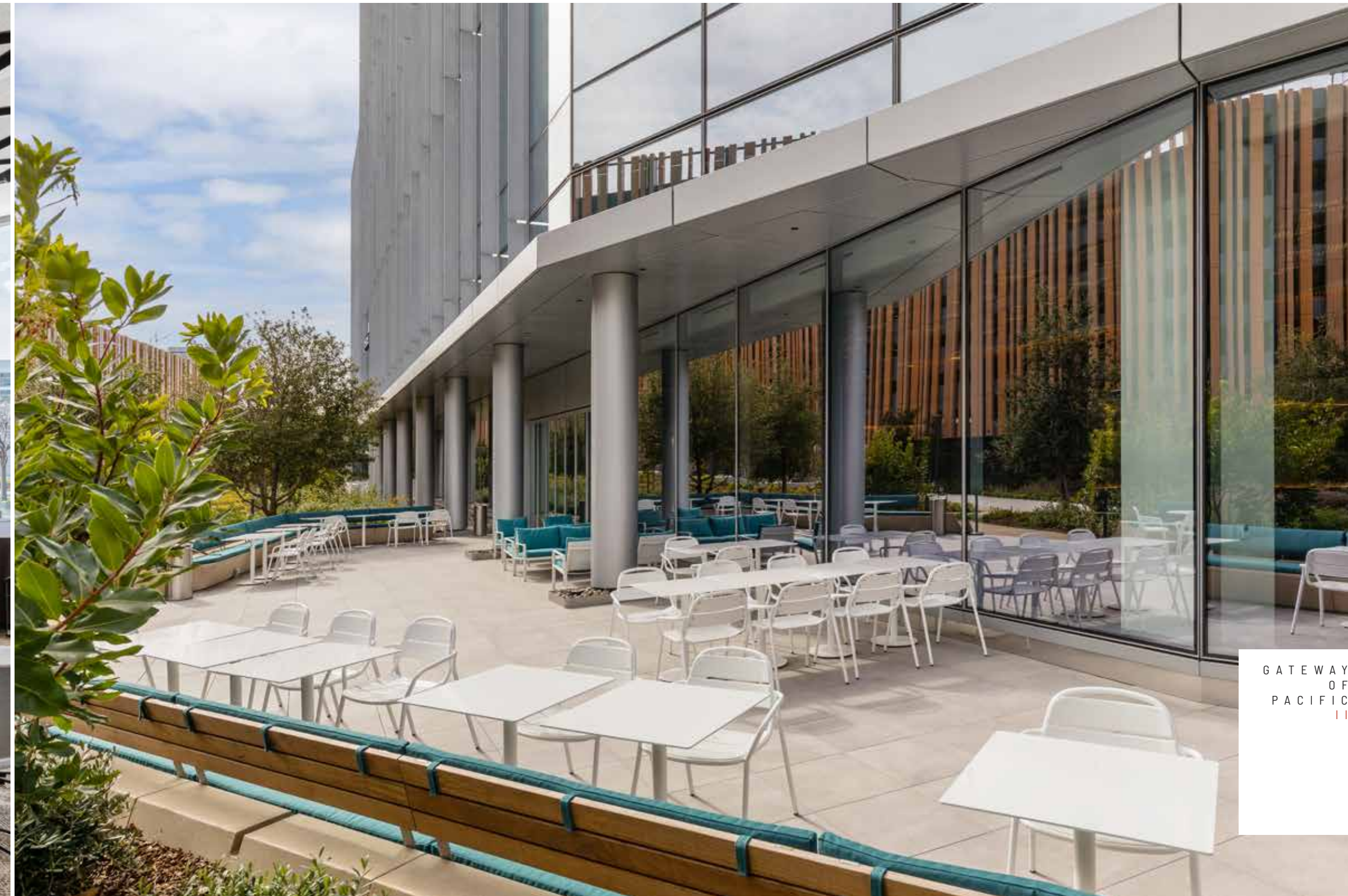
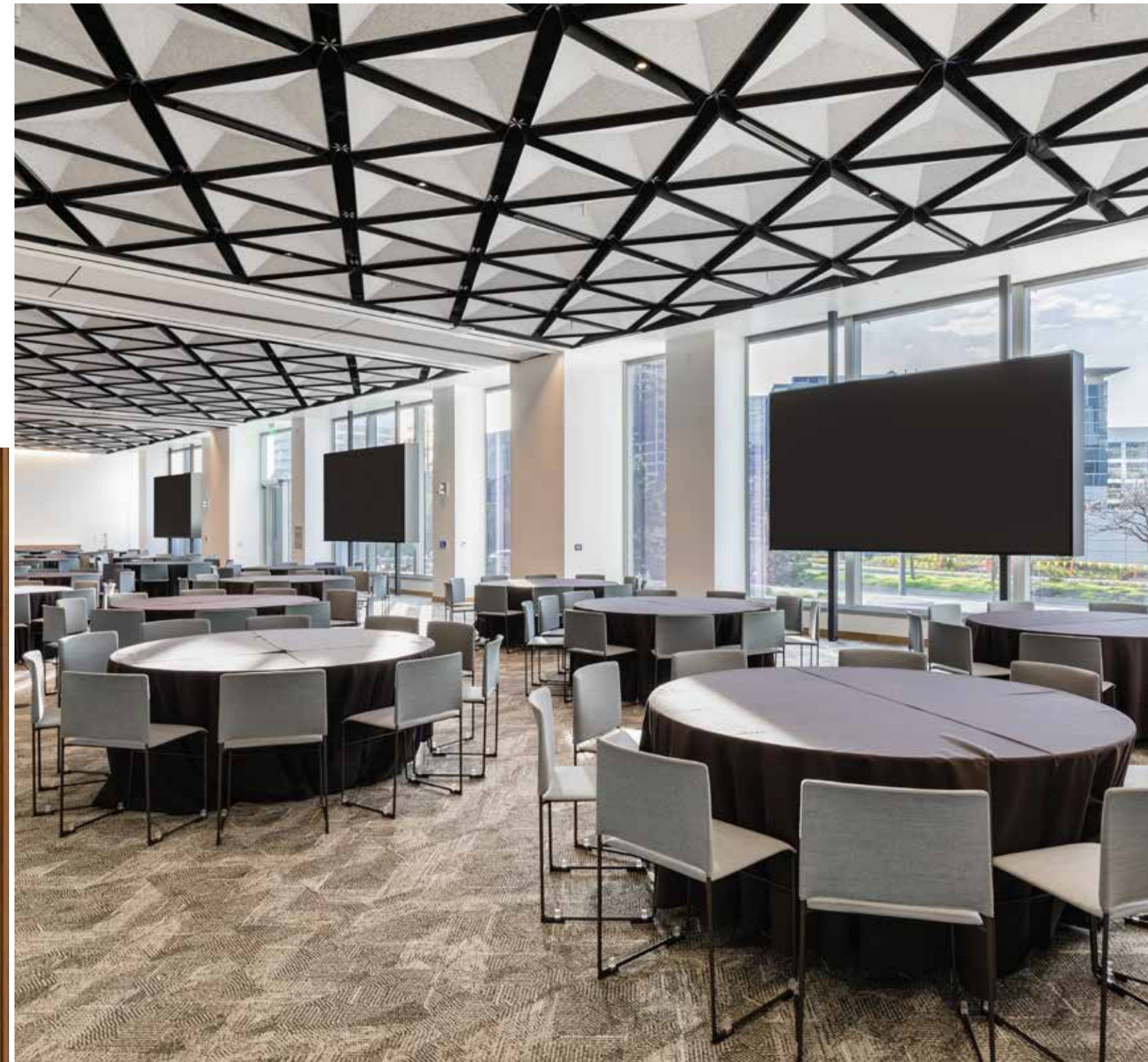
CERTIFICATIONS

LEED Gold
Fitwel 2 Star

GATEWAY
OF
PACIFIC
II



FORUM



GATEWAY
OF
PACIFIC
II

GATEWAY OF
PACIFIC II
±440,000 SF

AVAILABLE
±65,000 SF

AVERAGE FLOOR PLATE
±25,000 SF

MOVE-IN READY
NOW



GATEWAY
OF
PACIFIC
II



SOUTH VIEW,
GATEWAY BOULEVARD



NORTH VIEW,
CAMPUS INTERIOR

GATEWAY
OF
PACIFIC II
PHOTOS



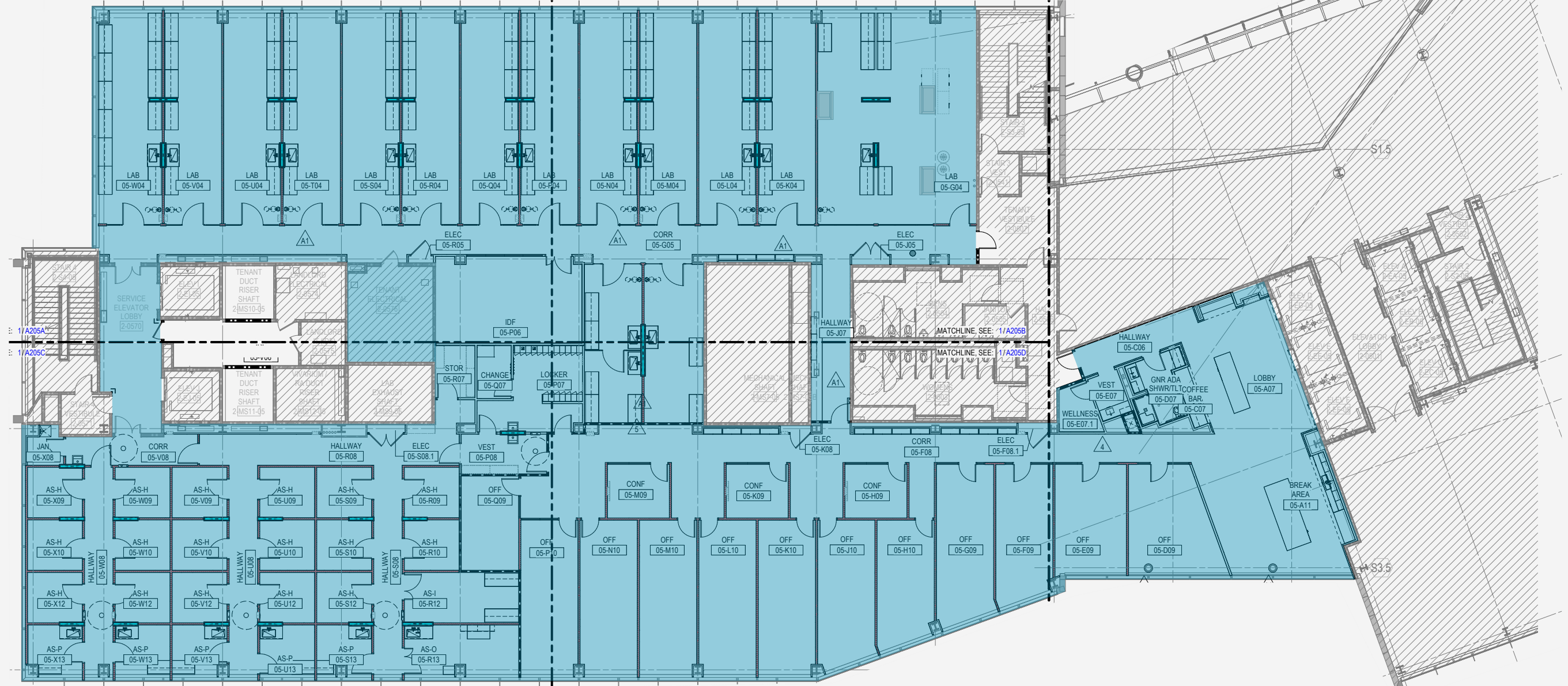
WEST VIEW,
CAMPUS INTERIOR

GATEWAY
OF
PACIFIC II

GATEWAY OF PACIFIC || FLOOR PLAN

LEVEL 5 OFFICE/LAB

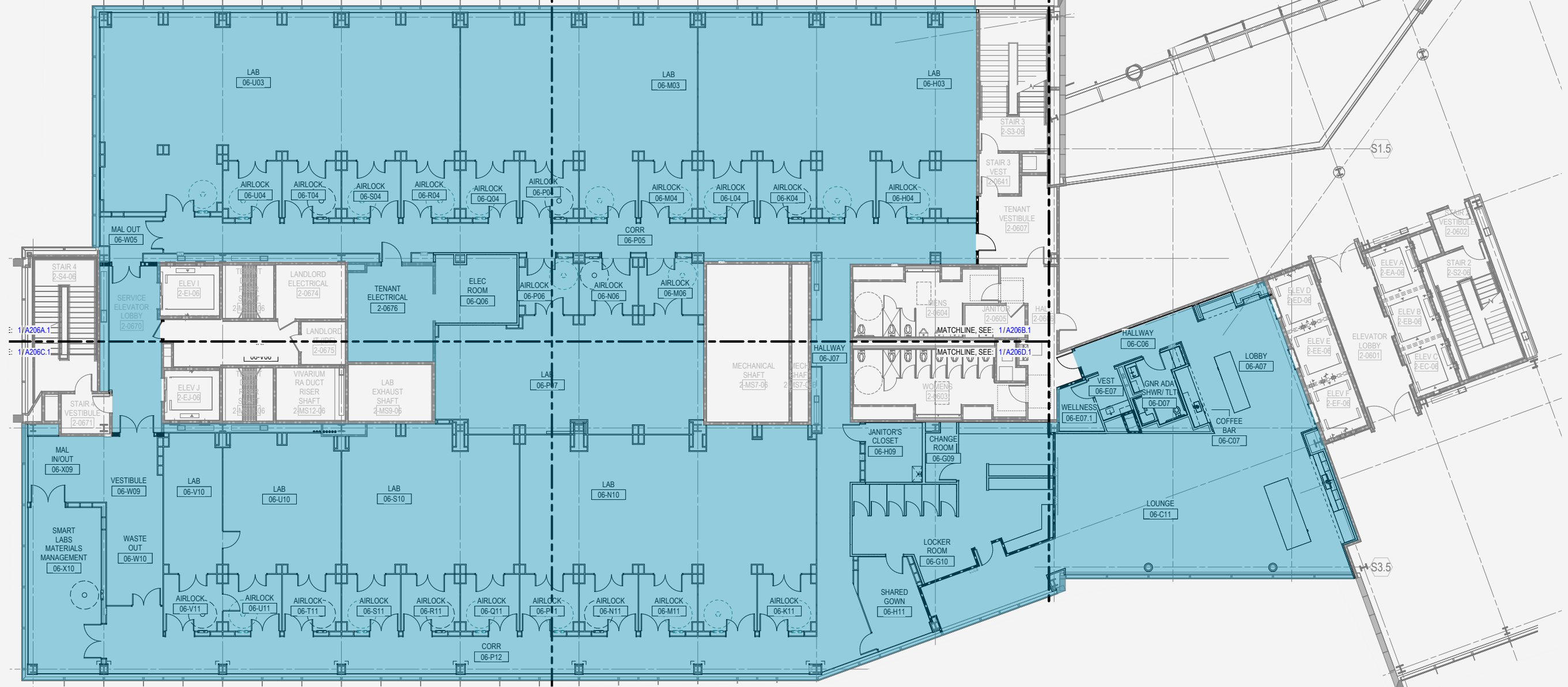
Test Fit



GATEWAY OF PACIFIC || FLOOR PLAN

LEVEL 6 OFFICE/LAB

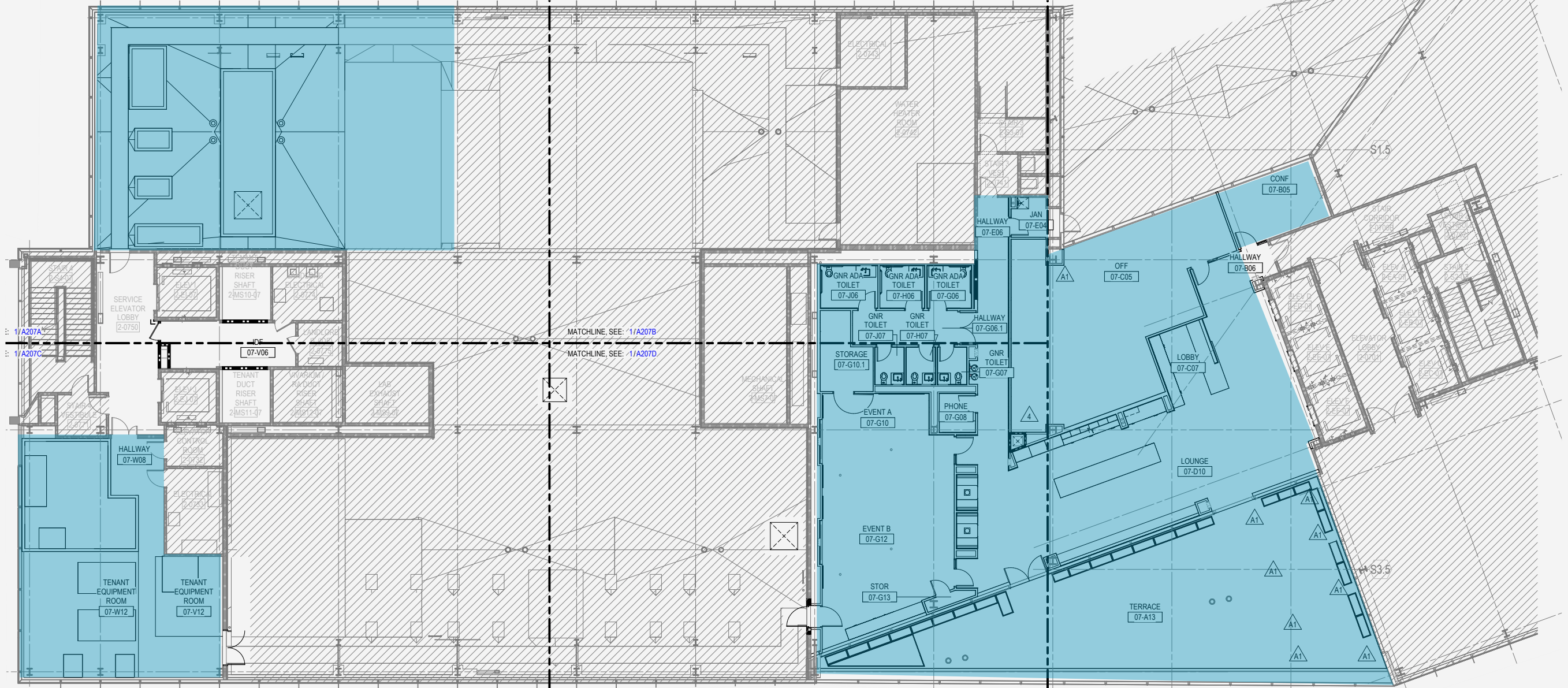
Test Fit



GATEWAY OF PACIFIC || FLOOR PLAN

LEVEL 7 OFFICE/LAB

Test Fit



ABOUT
BIOMED
REALTY

BIOMED REALTY, A BLACKSTONE REAL ESTATE PORTFOLIO COMPANY, IS A LEADING PROVIDER OF REAL ESTATE SOLUTIONS TO THE LIFE SCIENCE AND TECHNOLOGY INDUSTRIES.

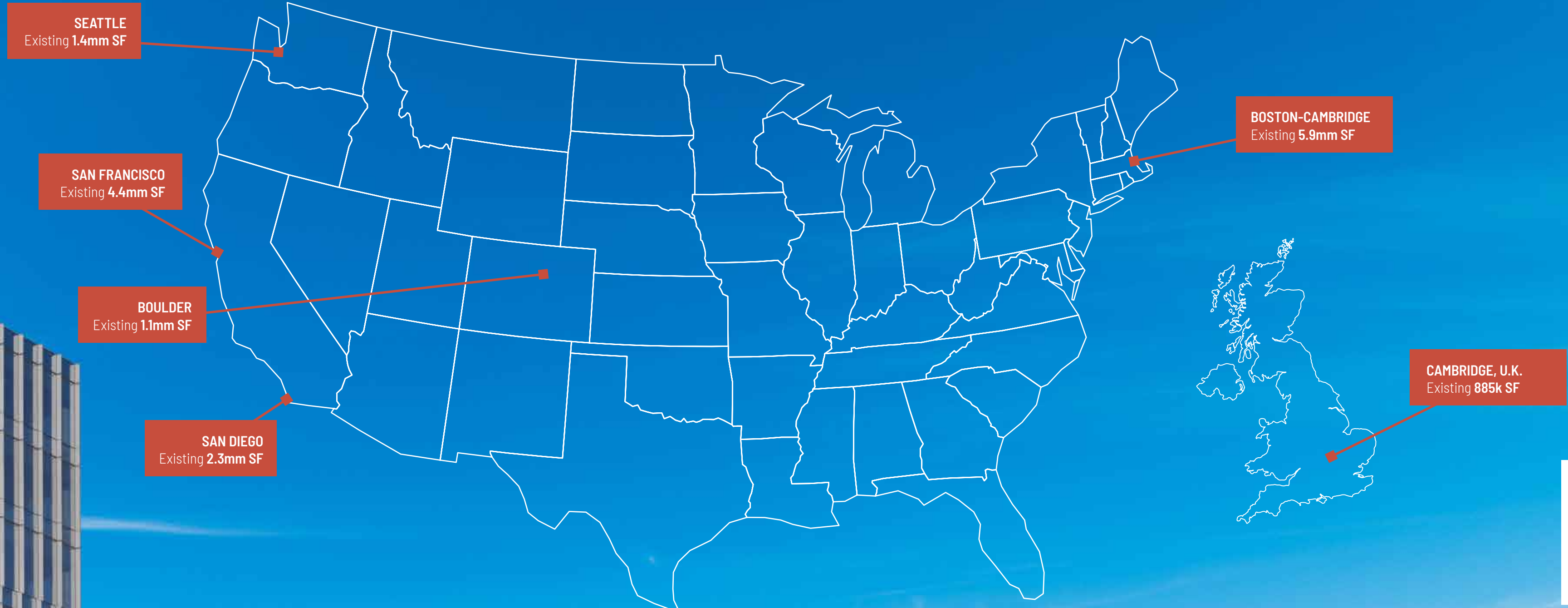
BioMed owns and operates high quality life science real estate comprising — as of September 30, 2024 — 16.1 million square feet concentrated in leading innovation markets throughout the United States and the United Kingdom, including Boston/Cambridge, San Francisco, San Diego, Seattle, Boulder and Cambridge, U.K.

In addition, BioMed maintains a premier in-process development platform with 2.5 million square feet of Class A properties in active construction and 8.9 million square feet of future development pipeline in these core innovation markets to meet the growing demand of the life science and technology industries.

16.1 MILLION SF
across 126 operating portfolio
assets

2.5 MILLION SF
of active development
pipeline

8.9 MILLION SF
of future development pipeline



Other: 313k SF existing portfolio (includes all assets operated by BioMed)

G A T E W A Y
O F
P A C I F I C
I I



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