

1100 ISLAND DRIVE
REDWOOD CITY, CA

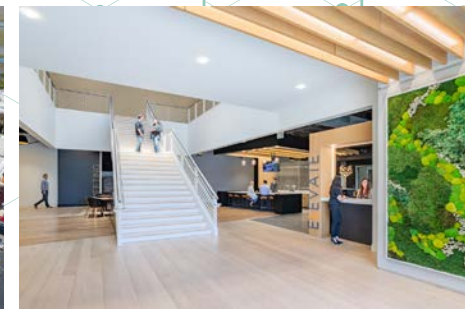
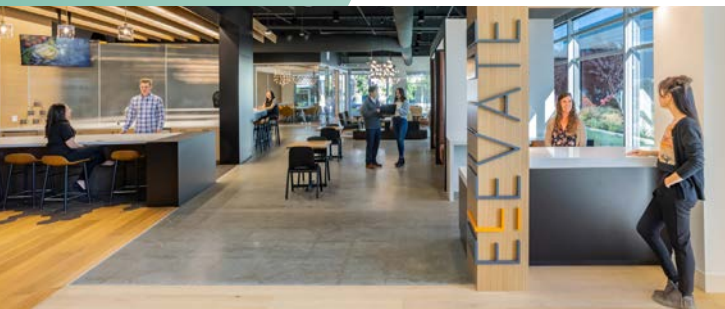
SUITE 101
PLUG & PLAY
SUBLEASE
13,165 SF
TERM THROUGH 5/31/2030





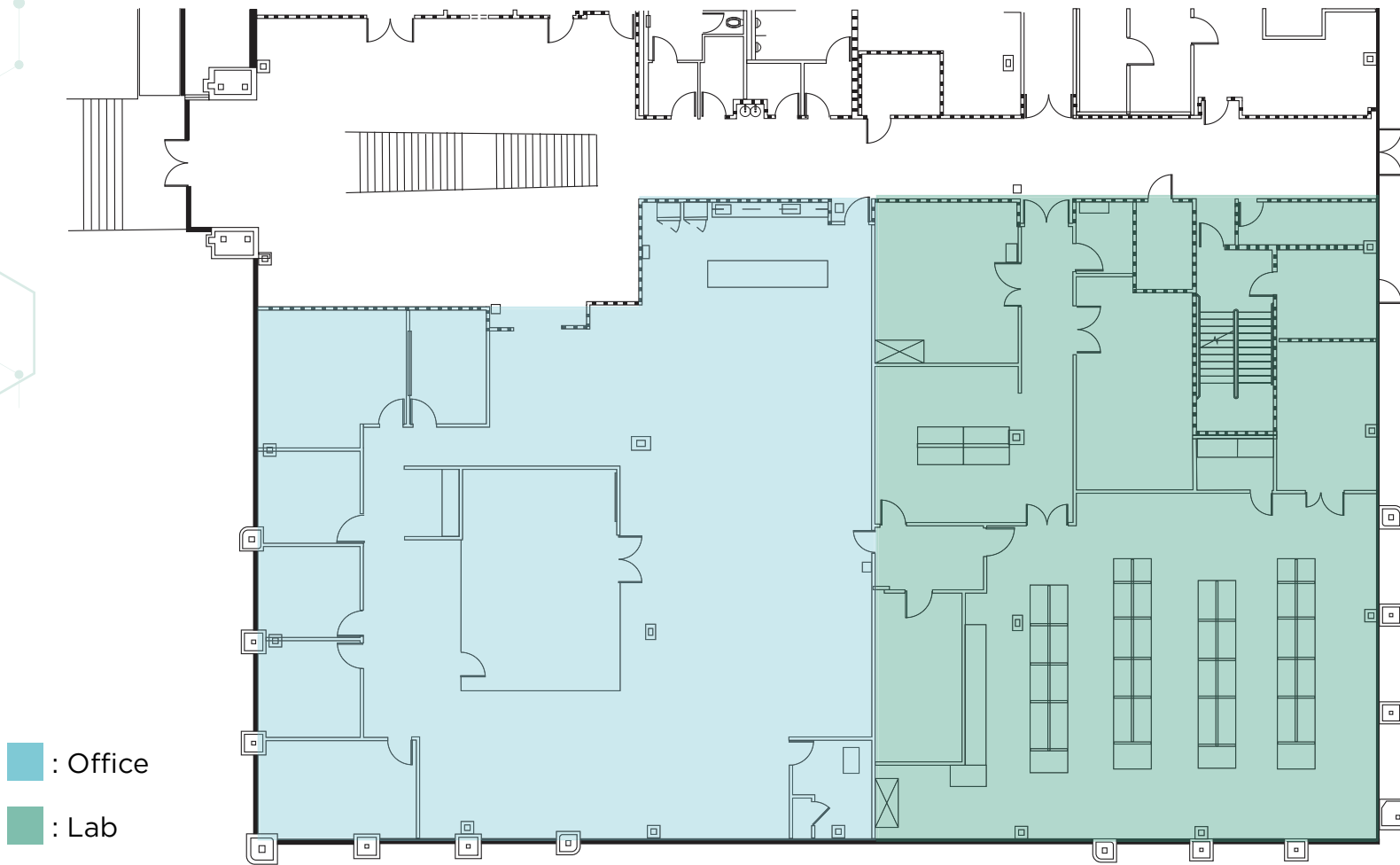
• PROPERTY HIGHLIGHTS

- The Largest Life Science and Innovation Campus on the San Francisco Peninsula - 20 Buildings, 1 Million SF
- Access to On-Site Amenities Including Lounge, Gym, Conference Center, and Board Rooms
- Dedicated Shuttle to CalTrain
- Abundant On-Site Parking
- Direct Access to Bay Trail



FLOOR PLAN

- Suite 101 - 13,165 SF
- 50/50 Lab to Office
- Mix of Private Offices, Conference Rooms and Open Space
- Highly Functional Fully Equipped Lab Space
- 2 TC Suites and 2 Lab Support Rooms
- Kitchen/Break Area
- Term Through: 5/31/2030





LOCAL AMENITIES

- Restaurants
- Hotels
- Banks
- Fitness

CITIBank

Sea Cloud Restroom
& Snack Shack

The Hollo
Cafe

1100 Island Dr

REDWOOD
SHORES

Hyatt House
Belmont

Wells Fargo
ATM

Bon Appetit
500 Cafe

Mistral Restaurant
& Bar

Tennis Court
Marlin Park

Extended Stay
America

Hobee
Restaurant

Liberty
ATM

Grand Bay
Hotel San Francisco

Nob Hill Foods
Starbucks
The Grill House
Una Mas
Mexican Grill

Wells Fargo
Bank
Chase Bank
Bank of
America

Bay Club
Redwood Shores

Dedicated shuttle from Belmont
Station to Redwood LIFE





**For More Information,
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