

1501

HARBOR BAY PARKWAY

2ND FLOOR, ALAMEDA, CA

Wet Lab Sublease
with New Improvements



- Available upon Landlord Consent
- Wet Lab/Office Sublease
- Flexible Rate & Term (LEX: Dec-32)
- Contact Broker for Pricing
- 2,000 - 16,844 SF
- Shared Office/Lab Sublease of up to 8,000 SF or the entire premises can be made available

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BUILDING HIGHLIGHTS

- ▶ 2,500 Amps @ 480V
- ▶ 100% outside air w/ 10 air changes per hour
- ▶ 250kw backup generator
- ▶ Ample parking
- ▶ Outdoor furnished lounge space

LAB HIGHLIGHTS

- ▶ BSL 1 Labs
- ▶ Multiple benches available
- ▶ 4 6' Fume Hoods
- ▶ 2 Large R&D labs
- ▶ 2 TC suites
- ▶ Labs Plumbed for CDA and Vacuum
- ▶ Multiple dishwashing stations with industrial sinks
- ▶ Glasswash / autoclave room
- ▶ Equipment room
- ▶ Trash and biohazard waste collection service
- ▶ Liquid nitrogen service
- ▶ Bracket for compressed gases
- ▶ Eye wash stations and lab showers
- ▶ Equipment Potentially Available



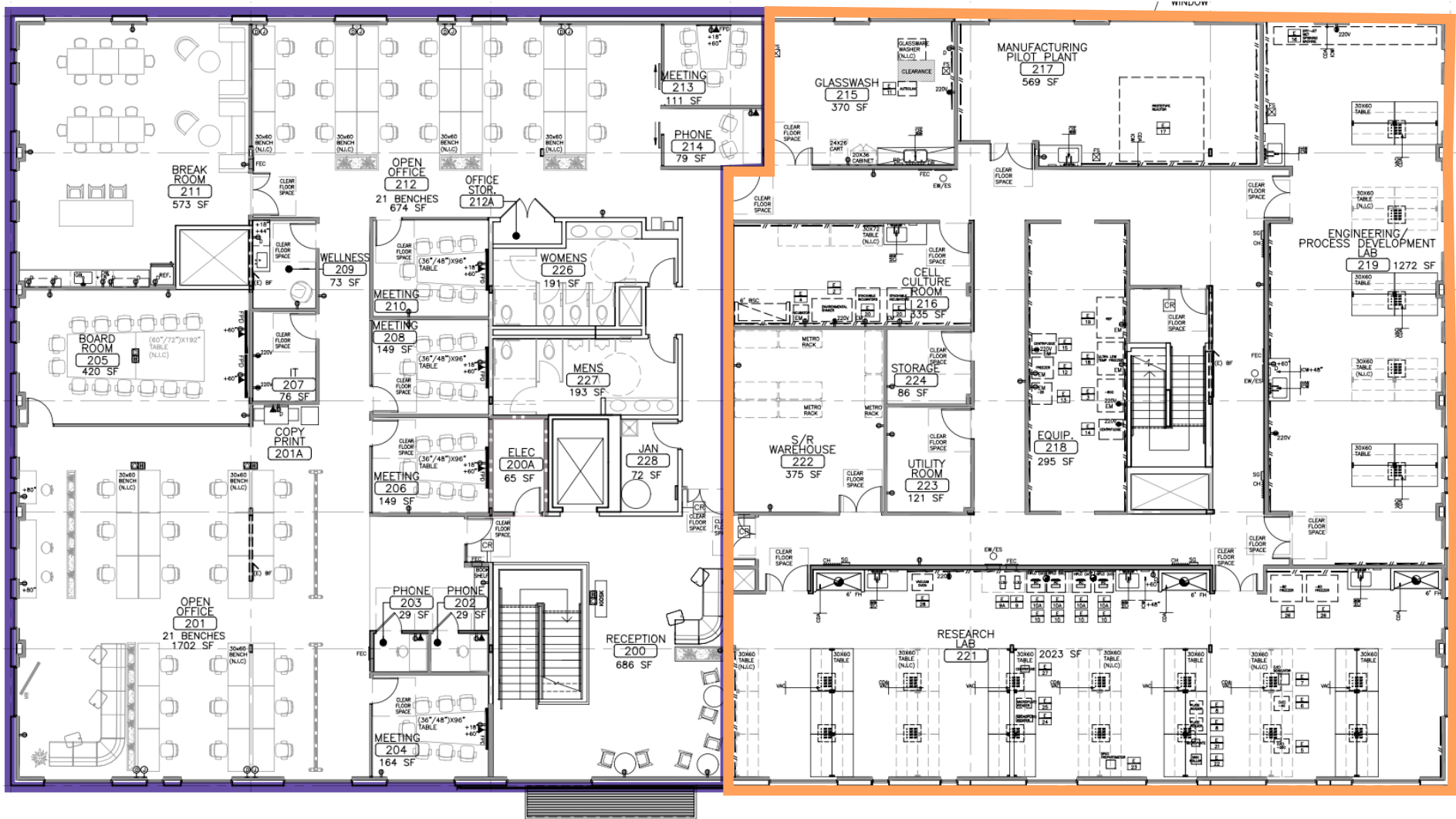
OFFICE HIGHLIGHTS

- ▶ Room for 50+ workstations
- ▶ 1 boardroom with screen to host large meetings
- ▶ 5 conference rooms
- ▶ 3 private offices/focus rooms
- ▶ FF&E potentially available
- ▶ Full kitchen
- ▶ Reception area
- ▶ Wellness room



FLOOR PLAN

- Office Space
- Lab Space



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CONTACTS

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