

PREPARED FOR:

Bayside Realty Partners
1091 Industrial Rd, Suite 200
San Carlos, CA 94070
Tel (650) 282-4621

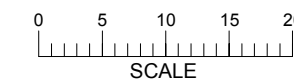
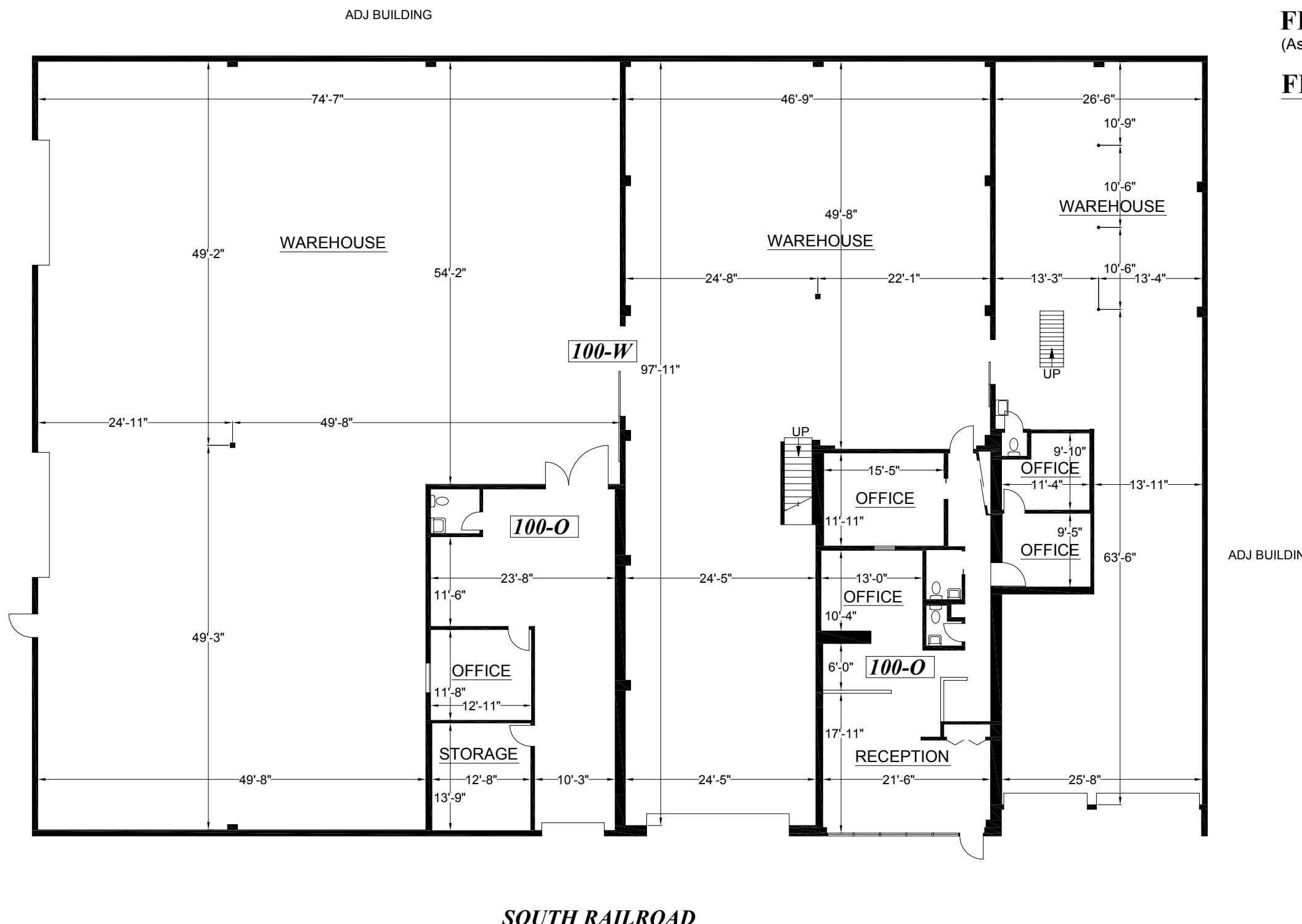
**229 SOUTH RAILROAD
SAN MATEO, CA**

FIRST FLOOR

(As Measured: December 2014))

FLOOR PLAN

Measured Area: 14,948 s.f.



Billing Summary	SQ.FT.
Measured Area:	17,129

Survey Accuracy: +/- 0.01 %

Note: All dimensions shown are rounded to the nearest inch, for informational purposes only. All measurements are recorded to 1/8" accuracy as documented in the final CAD drawing supplied.

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TEL: (415) 892-6808
FILE: 229 South Railroad (14-445)

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**229 SOUTH RAILROAD
 SAN MATEO, CA**

FIRST FLOOR
 (As Measured: December 2014))

LEASE PLAN



BUILDING SUMMARY	SQ.FT.
Total Rentable	17,129
Total Usable	17,128
Total Occupant	17,128
Floor Service & Amenity	0
Building Service	0
Building Amenity	0
Total Vertical Penetration	0

FLOOR SUMMARY	SQ.FT.
Total Rentable	17,129
Total Usable	17,128
Total Occupant	17,128
Load Factor	1.0000
Capped Load Factor	1.0000
Floor Service & Amenity	0
Building Service	0
Building Amenity	0
Total Vertical Penetration	0

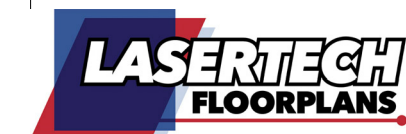
Suite #	Usable	Rentable	% of Tot. R.
100-O	2,457.9	2,457.9	14.3
100-W	12,487.5	12,487.6	72.9
Mezz	2,183.0	2,183.0	12.7



AREAS COMPUTED IN ACCORDANCE WITH
 ANSI/BOMA (Z65.2) 2012 INDUSTRIAL STANDARD,
 METHODOLOGY A (EXTERIOR ENCLOSURE).

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Survey Accuracy: +/- 0.01 %



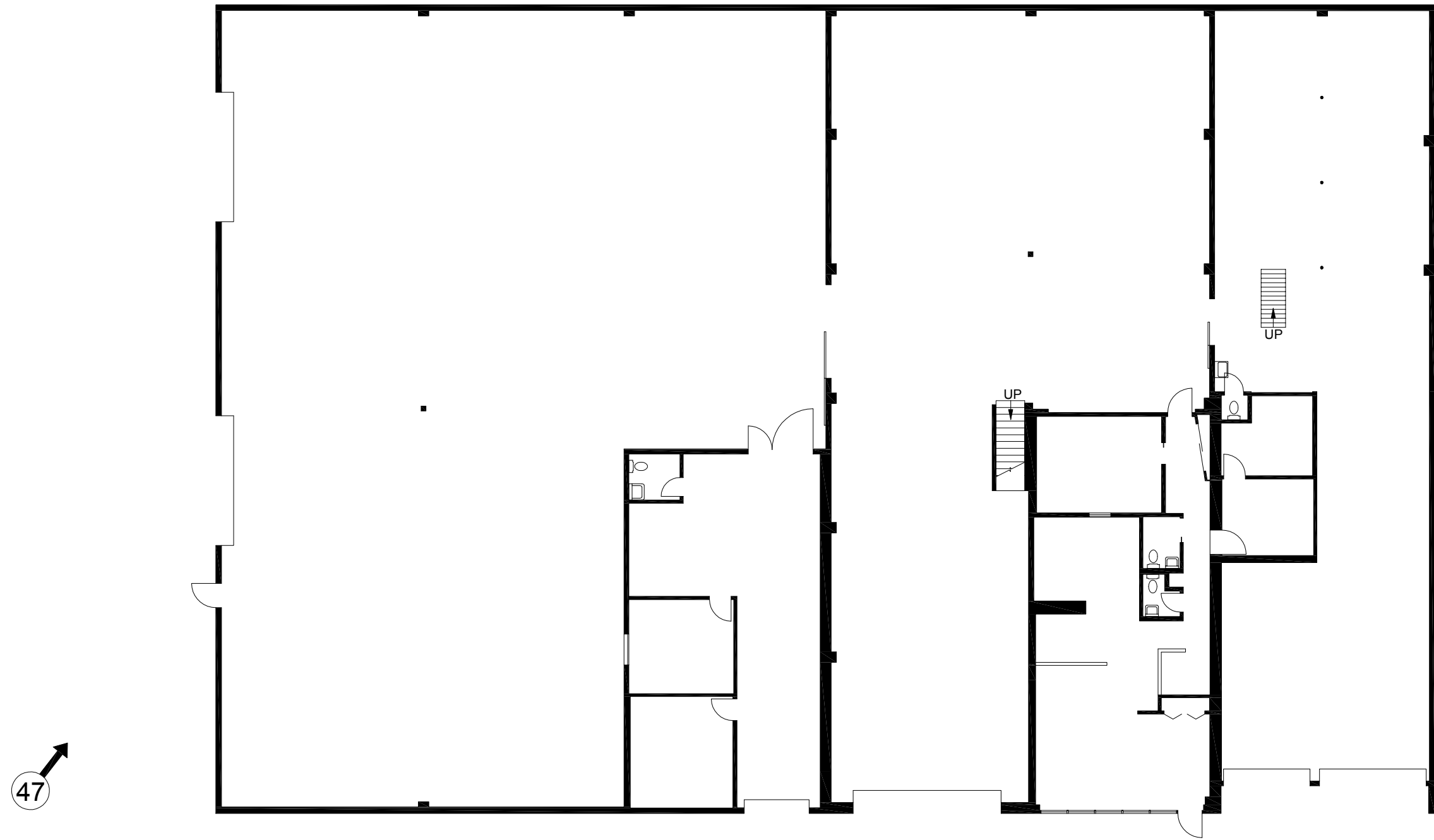
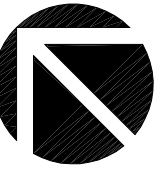
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FIRST FLOOR
(As Measured: December 2014))

PHOTO KEYMAP



47

46

45

44



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**229 SOUTH RAILROAD
SAN MATEO, CA**

MEZZANINE

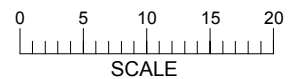
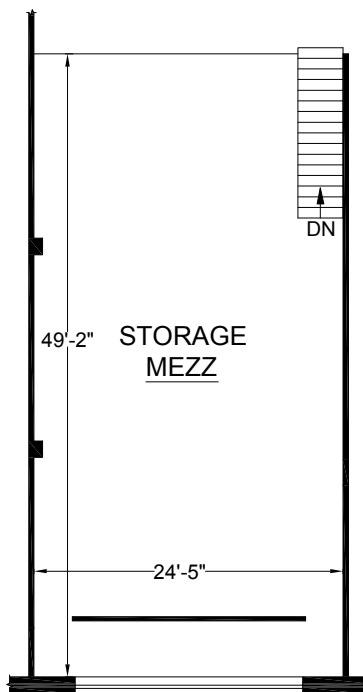
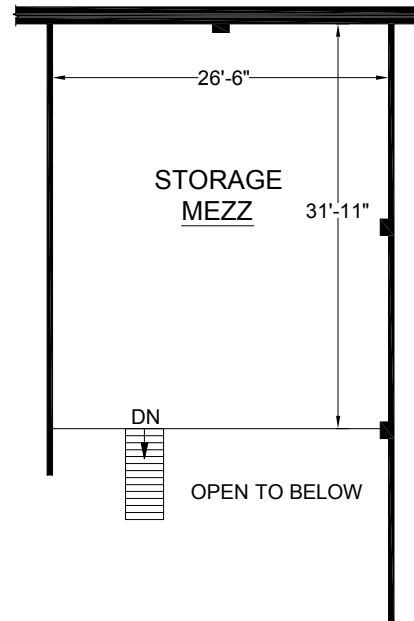
(As Measured: December 2014))

FLOOR PLAN

Measured Area: 2,183 s.f.



OPEN TO BELOW



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Survey Accuracy: +/- 0.02 %

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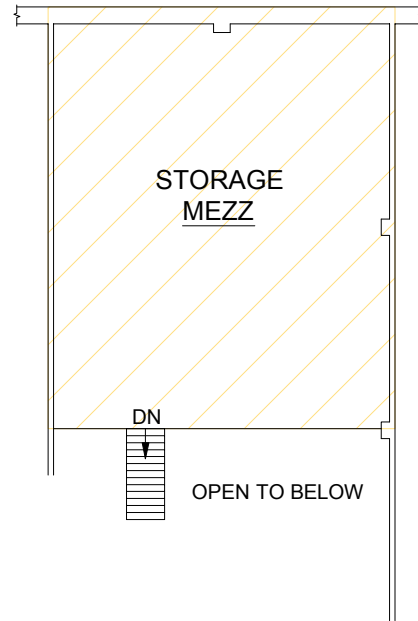
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MEZZANINE

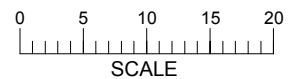
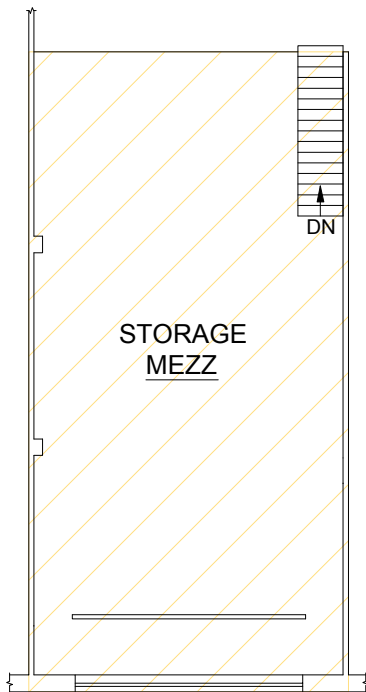
(As Measured: December 2014))

LEASE PLAN



OPEN TO BELOW

STORAGE MEZZANINE
SPACE IS INCLUDED IN
1ST FLOOR RENTABLE



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