

300

S. ELLSWORTH
SAN MATEO, CALIFORNIA

CLASS A: 100% MARKET READY & PLUG & PLAY

- 3 Blocks to Caltrain Bullet Stop
- Prime Corner Location in the Heart of Downtown San Mateo

**±8,842 SF 3rd Floor with Terrace
Overlooking 3rd Ave**



CLICK FOR VIRTUAL TOUR



NEWMARK

LANE PARTNERS

BEN STERN
650.688.8509
ben.stern@nmrk.com
CA RE License #01365215

JOHN KRAFT
650.358.5277
john.kraft@nmrk.com
CA RE License #01787698



PROPERTY HIGHLIGHTS

3 Blocks (6 Minute Walk) to Caltrain Bullet Stop

High Identity Corner in the Heart of
Downtown San Mateo

Class A 100% Market Ready and Plug & Play Througout

7 Conference Rooms, Up to 60 Workstations (40
Existing), Open Break Area

Adjacent to Central City Parking Garage
(395 Parking Stalls)

Designed to LEED Certified Standards
with Rooftop Solar in Place

Third Floor Terrace Overlooking Downtown

Roof Deck with Views of The Bay and Hills

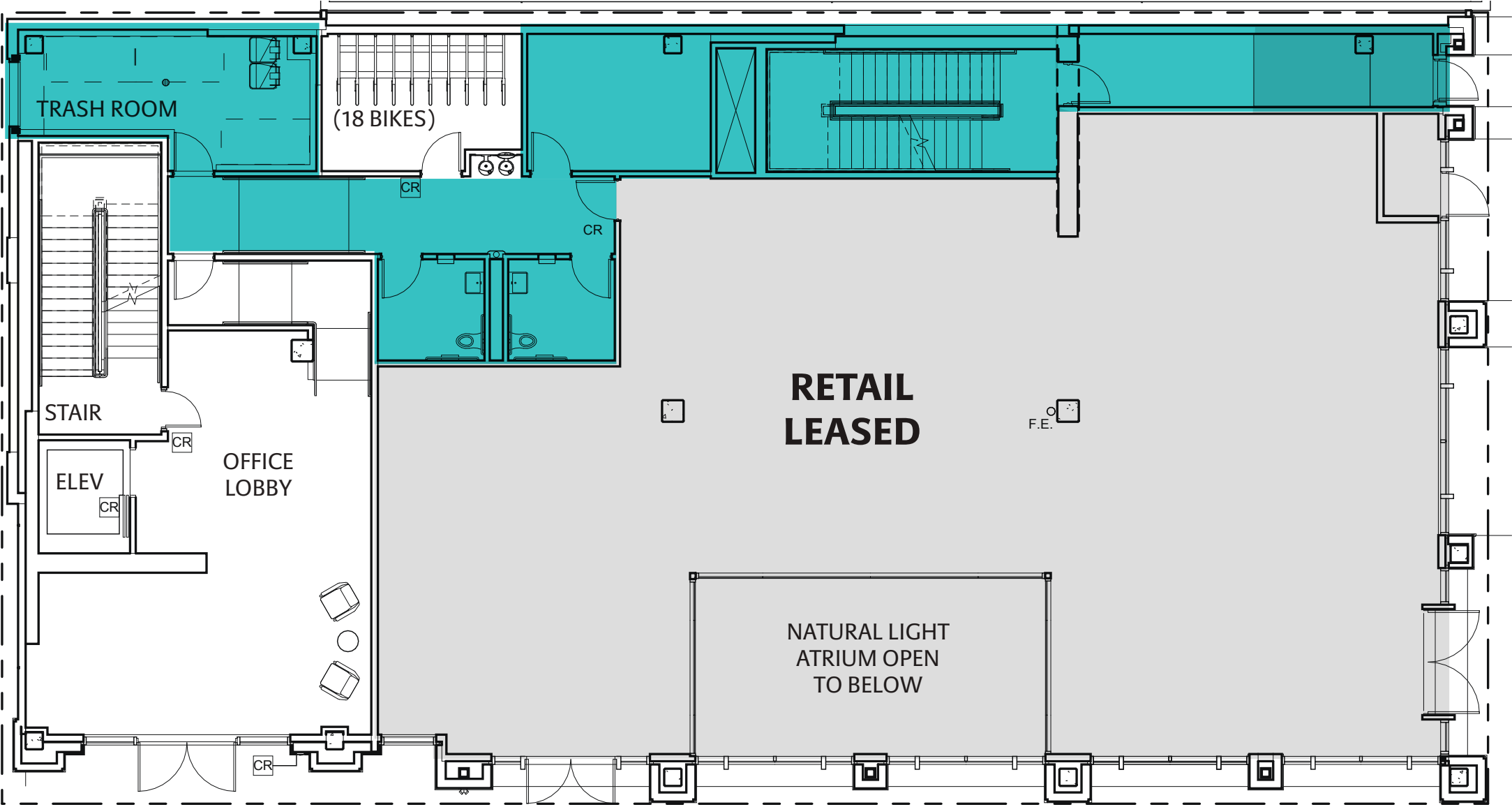
Secure Bike Storage



LOBBY

Retail

Common Area



FLOOR PLANS

3RD FLOOR – ±8,842 SF | Market Ready

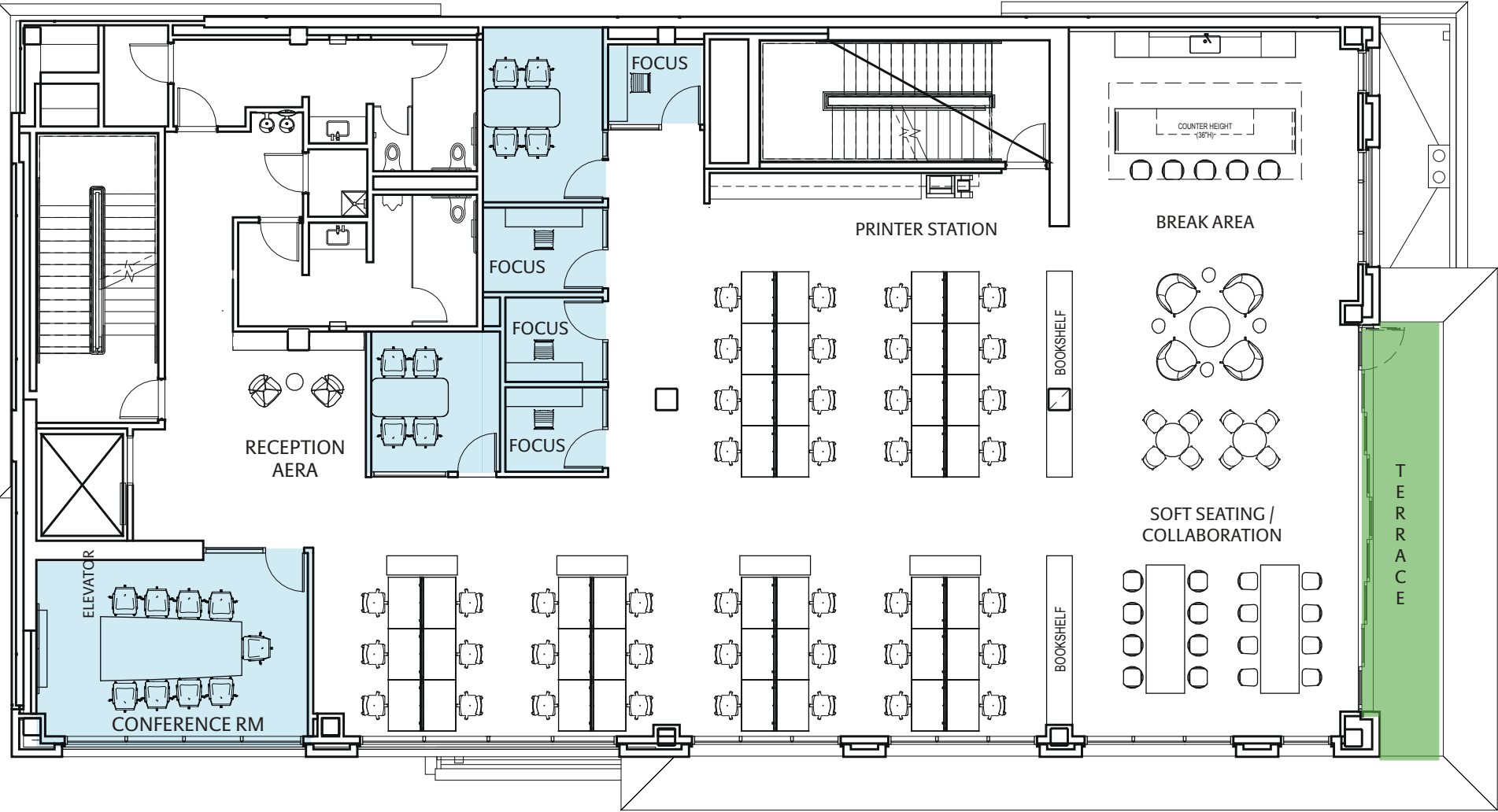
Sliding Glass Door
to Open Balcony
Overlooking 3rd Ave

15'
Ceiling

1
Open Break
Area

Up to 60
Workstations
(40 Existing)

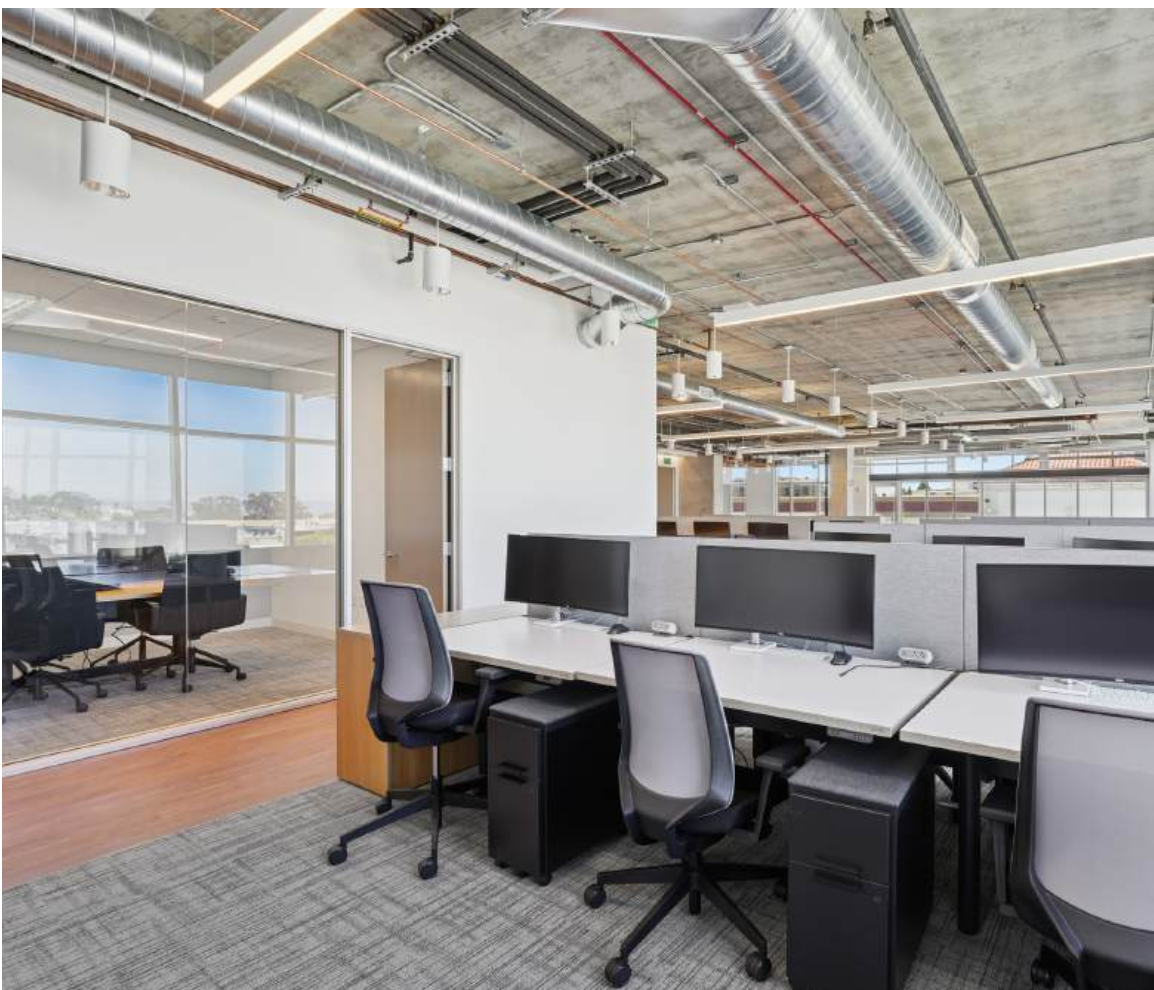
7
Conference
Rooms



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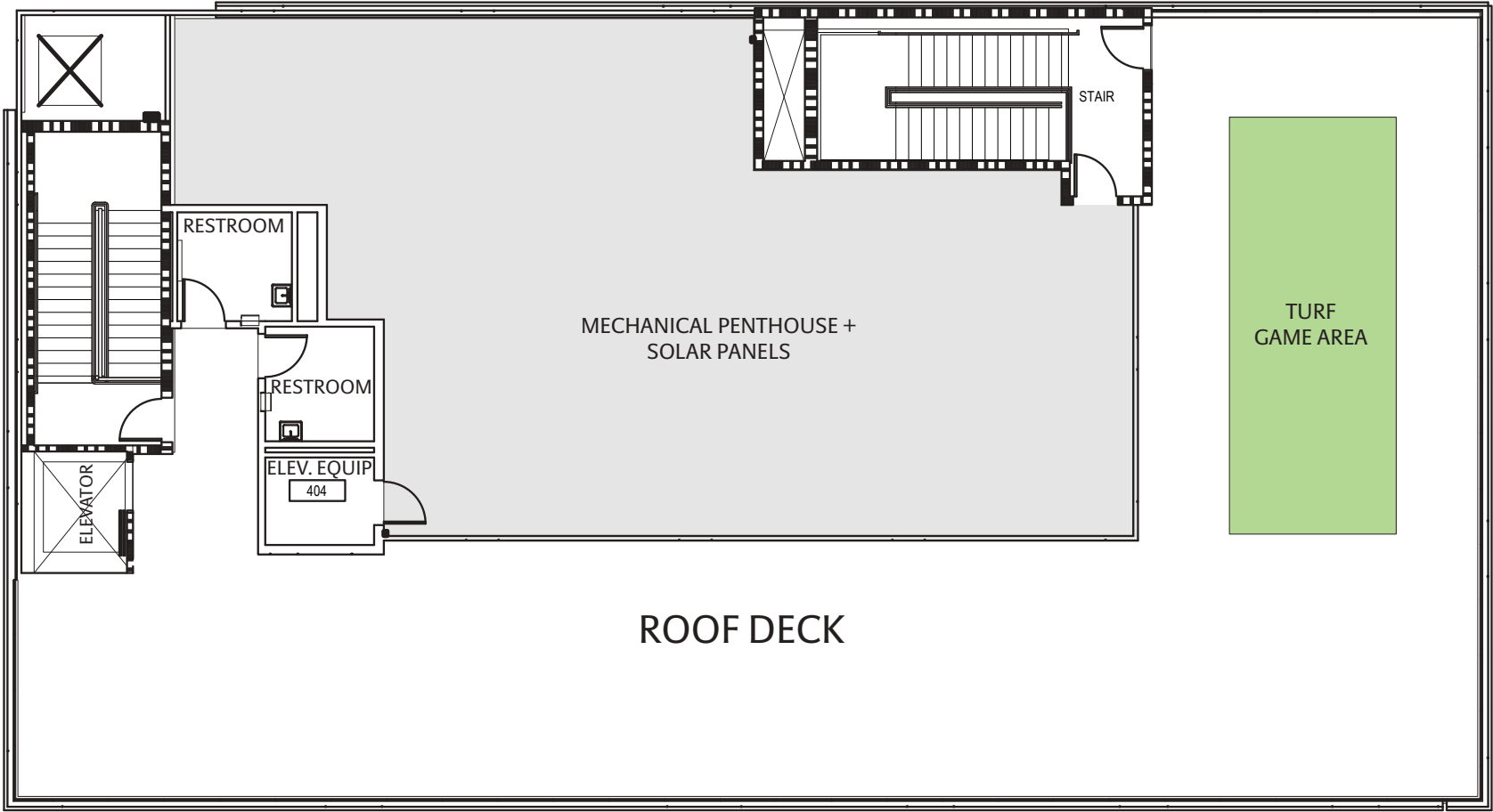
CONFERENCE ROOM



WORKSTATIONS

ROOF DECK

- Rare Private Roof Deck
- Perfect for Employee Gatherings and Hosted Events
- Elevator Accessible
- Outdoor Amenity Space Overlooking Downtown San Mateo
- Restrooms in Place
- Views of The Bay and Hills
- Outdoor Kitchen Ready - Plumbing and Gas Infrastructure in Place

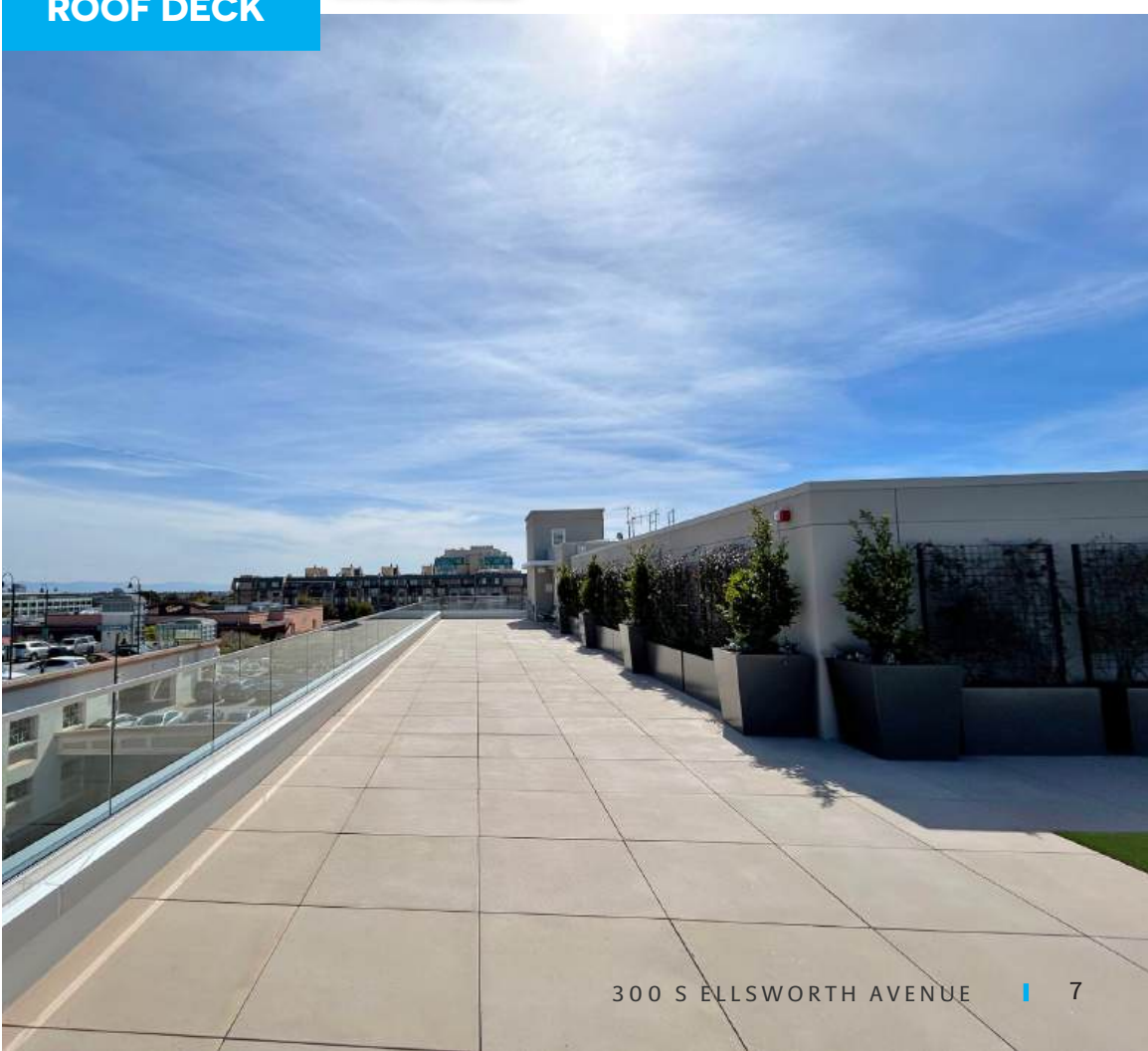


S. Ellsworth Avenue

E. 3rd Avenue



HYPOTHETICAL



Pictures represent the furniture to be installed at 300 Ellsworth, but are not representative of the space itself.



Downtown San Mateo Caltrain

BULLET TRAIN TO SAN MATEO

SAN FRANCISCO = 26 Minutes

PALO ALTO = 17 Minutes

SAN JOSE DIRIDON = 39 Minutes

300
S. ELLSWORTH



**DRAPER
UNIVERSITY**

**DRAEGER'S
MARKET**



45 RESTAURANTS



7 RETAIL

CONVENIENT ACCESS
CENTRAL PENINSULA LOCATION



300

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Senior Managing Director

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CA RE License #01787698

258 High Street | Palo Alto, CA 94301

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