

FOR LEASE

425 PAGE MILL ROAD, PALO ALTO, CA

±4,033 SQ. FT. RETAIL (DIVISIBLE)

±9,425 SQ. FT. OFFICE (DIVISIBLE)



**PREMIER
PROPERTIES**
COMMERCIAL
REAL ESTATE

BRAD EHIKIAN

Partner

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JON GOLDMAN

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JESSE EBNER

Vice President

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PROPERTY HIGHLIGHTS

- High Visibility Building Near the Intersection of El Camino and Page Mill Rd / Oregon Expy
- Available Immediately
- Excellent Signage Opportunities
- Adjacent to Stanford Research Park
- Traffic Counts Per Day: ±21,000
- Walking Distance to California Ave Business District & CalTrain Station
- Minutes from Stanford University and Downtown Palo Alto

PROPERTY DESCRIPTION

OFFICE: ±9,425 Sq. Ft.

- Suite 205: ±9,425 Sq. Ft.
- Build-to-Suit Space in Shell Condition
- Divisible Down to ±2,500 Sq. Ft.
- Beautiful Window Lines with Huge Windows
- 3.8/1000 On-Site Parking
- Four EV Charging Stations
- Shower Room

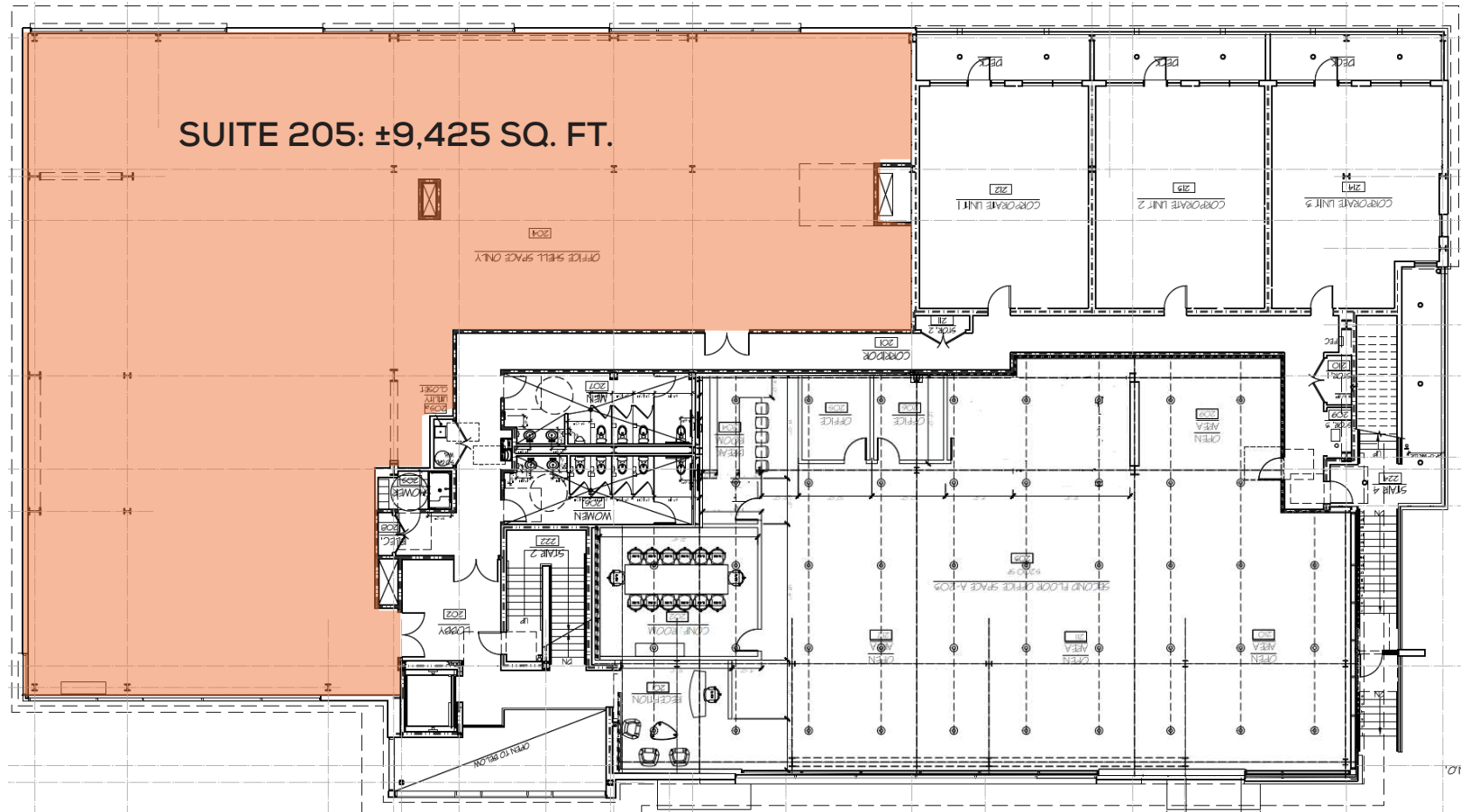
RETAIL: ±4,033 Sq. Ft.

- Suitable for Financial Services, Retail, and Personal Services
- 13 On-Site Parking Spaces
- Divisible for Up to Two Tenants
- Large, Open Layout Can Be Tailored to Tenant's Use
- Warm Shell Condition

4.25 PALLADIUM, PALLADITE, GADOLINITE

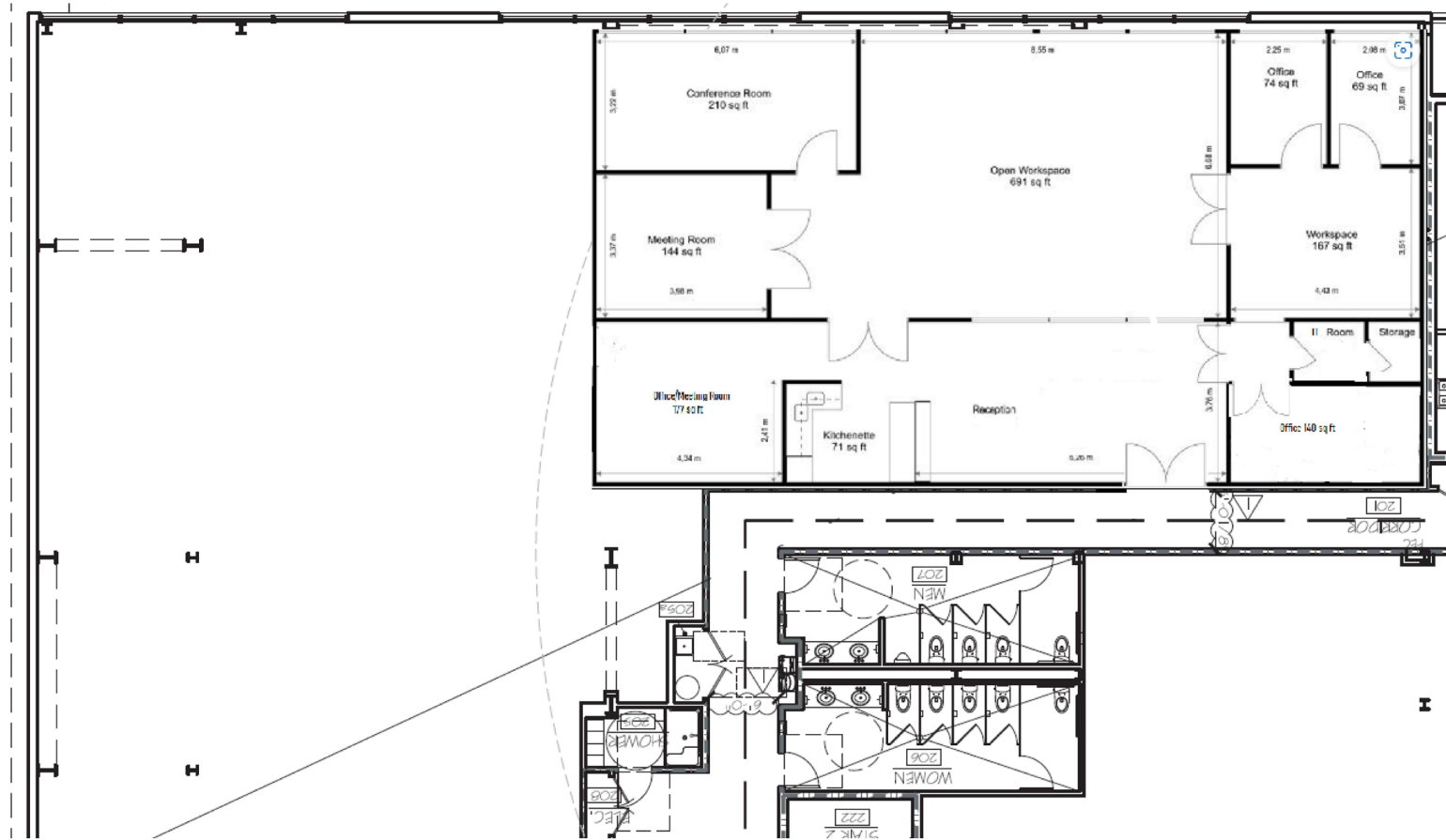


SECOND FLOOR PLAN



PAGE MILL ROAD

SUITE 205 POTENTIAL DIVISIBILITY PLAN



AMENITIES MAP

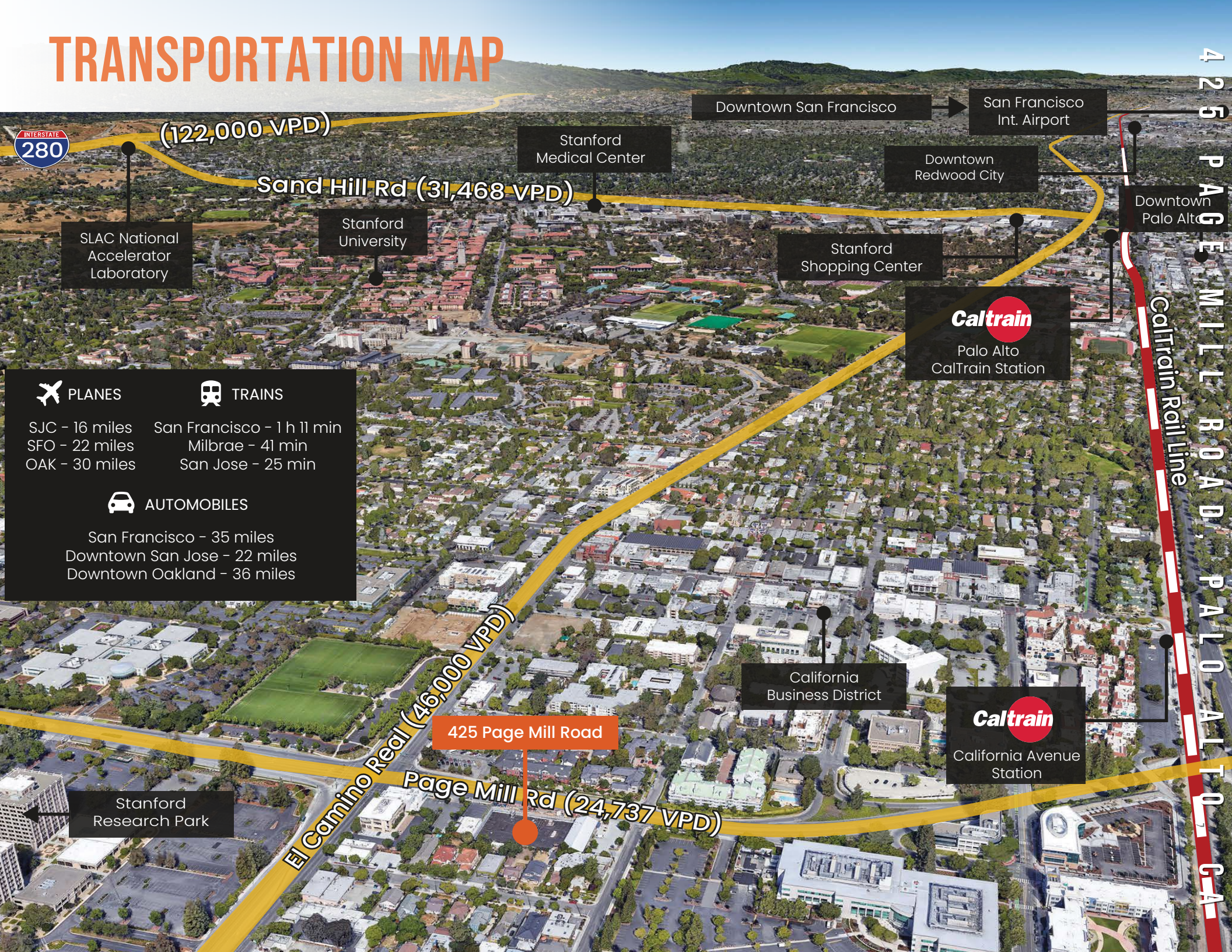


AMENITIES MAP

425 PAGE MILL ROAD, PALO ALTO, CA

- FIRST REPUBLIC
It's a privilege to serve you
- Village Flower Shoppe
- MJ SUSHI
Shekoh Confections
Artisanal Chocolates
- techCU
TECHNOLOGY CREDIT UNION
- svb
Silicon Valley Bank
- citibank
- WELLS FARGO
- LA BODEGUITA DEL MEDIO
- Lotus Thai Bistro
- Joanie's
- La Bohème
- zareen's
- Local Kitchens
- iTalico
- CALAVE
- pure barre
- BAUMÉ
- LEGENDS
- NITOBOKING STUDIO
- CAFFE RIACE
- BEET CAFE
- Fry's Electronics
- T-Mobile
- Kelly-Moore Paints
The Painter's Paint Store
- Bank of West
BNP PARIBAS
- SUMMIT BICYCLES
- SPOKE & MEAL
- ZOMBIERUNNER Coffee
- Mollie Stone's Markets
- Printers Cafe
(Palo Alto, CA)
- Terun
- SUN OF WOLF
Palo Alto Sol
- NATURAL ORGANIC FOODS
- California Ave (6,046 VPD)
- California Ave Train Station
- Caltrain Roll Line
- Alma St (34,700 VPD)
- Oregon Expy
- Page Mill Rd (24,737 VPD)
- El Camino Real (46,000 VPD)
- AT&T
- xfinity
- 82

TRANSPORTATION MAP



(122,000 VPD)

Sand Hill Rd (31,468 VPD)

Downtown San Francisco

San Francisco Int. Airport

Downtown Redwood City

Downtown Palo Alto

SLAC National Accelerator Laboratory

Stanford University

Stanford Medical Center

Stanford Shopping Center

Caltrain

Palo Alto CalTrain Station



PLANES



TRAINS

SJC - 16 miles
SFO - 22 miles
OAK - 30 miles

San Francisco - 1 h 11 min
Milbrae - 41 min
San Jose - 25 min



AUTOMOBILES

San Francisco - 35 miles
Downtown San Jose - 22 miles
Downtown Oakland - 36 miles

425 Page Mill Road

Page Mill Rd (24,737 VPD)

El Camino Real (46,000 VPD)

California Business District

Caltrain

California Avenue Station

Stanford Research Park

425 PAGE MILL ROAD, PALO ALTO, CA

DEMOGRAPHICS



ONE-MILE POPULATION: 23,361

MEDIAN AGE

34.3

HOUSEHOLD



FAMILIES



FAMILIES

5,429



Average Household Income

\$187,815

Average Household Size: **2.34** | Owner Occupied Housing Units: **4,055** | Renter Occupied Housing Units: **5,728** | Median Household Income: **\$129,293** | Average Household Income: **\$187,815**

MAJOR EMPLOYERS:

Data for all businesses in area	1 mile	3 miles	5 miles
Total Businesses:	1,470	8,248	14,543
Total Employees:	19,676	151,087	222,070
Total Residential Population:	23,361	143,827	271,906
Employee/Residential Population Ratio (per 100 Residents)	84	105	82



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