

1125 Merrill St
Class A+ Office Space 5,239 SF

Delivery Q4

Christian Prella ■ 650.688.8504 ■ cprelle@ngkf.com ■ CA RE License #01888351

Howard E. Dallmar ■ 650.688.8530 ■ hdallmar@ngkf.com ■ CA RE License #00864566

Bryte Bellotti ■ 650.473.4767 ■ bbellotti@ngkf.com ■ CA RE License #01944321



PRINCE STREET
PARTNERS



Newmark
Knight Frank

HIGHLIGHTS

- >> Incomparable Class A+ Office Space For Lease
- >> Irreplaceable Location Attributes;
Walk Centric – Eat Centric –
Bike Centric – Transit Centric
- >> Ample Underground, Secured Parking
(±4/1000) Including 2 EV Charging Stations
- >> Bike Storage
- >> Abundant Outdoor Space Amongst the
Building's 2 Covered Terraces
- >> Premier Architecture and Design by
Hayes Group Architects
- >> Designed to LEED Gold Standard

Developer

ST PRINCE STREET
PARTNERS

Architect

HAYES
GROUP
ARCHI
TECTS



Project Timeline

**November
2018**

Groundbreaking

**October
2019**

**Delivery/Tenant
Improvements
Commence**

**February
2020**

Tenant Occupancy



Downtown Menlo Park Current Development Map and Notable Walk to Amenities



Station 1300
1300 El Camino Real
200k sf New Development



1125 MERRILL ST
MENLO PARK



1020 Alma
1020 Alma Street
25k sf Under Construction
Tenants to Include:
Hillspire LLC,
Schmidt Family Foundation,
Schmidt Ocean Institute



506 & 556 Santa Cruz
506 & 556 Santa Cruz Ave.
55k sf New Development

VALPARAISO AVE

OAK GROVE AVE

CHESTNUT LN

CRANE ST

SANTA CRUZ AVE

MENLO AVE










LIVE OAKS AVE

EL CAMINO REAL

ALMA ST

ROBLE AVE

AMENITIES

-  1010 El Camino Real
Café Borronne
-  555 Santa Cruz Ave
British Bankers Club
-  635 Santa Cruz Ave
Leftbank Brasserie
-  1149 Chestnut St
Coffeebar
-  1143 Crane St
The Refuge
-  641 Santa Cruz Ave
Bistro Vida
-  816 Santa Cruz Ave
Mademoiselle Café
-  827 Santa Cruz Ave
Galata Bistro
-  820 Santa Cruz Ave
Ristorante Angelo Mio

WHAT'S NEW

Menlo Park's revitalized downtown includes several transformative, mixed-use developments slated to attract a new and young demographic to work and live within a few blocks of Santa Cruz Avenue. The resurgence of downtown Menlo Park also includes 6 'street cafes' as part of the street dining program. **1125 Merrill Street**, alongside other city programs, are set to evoke a strong sense of community and connectivity, bringing renewed vibrancy to downtown Menlo Park.



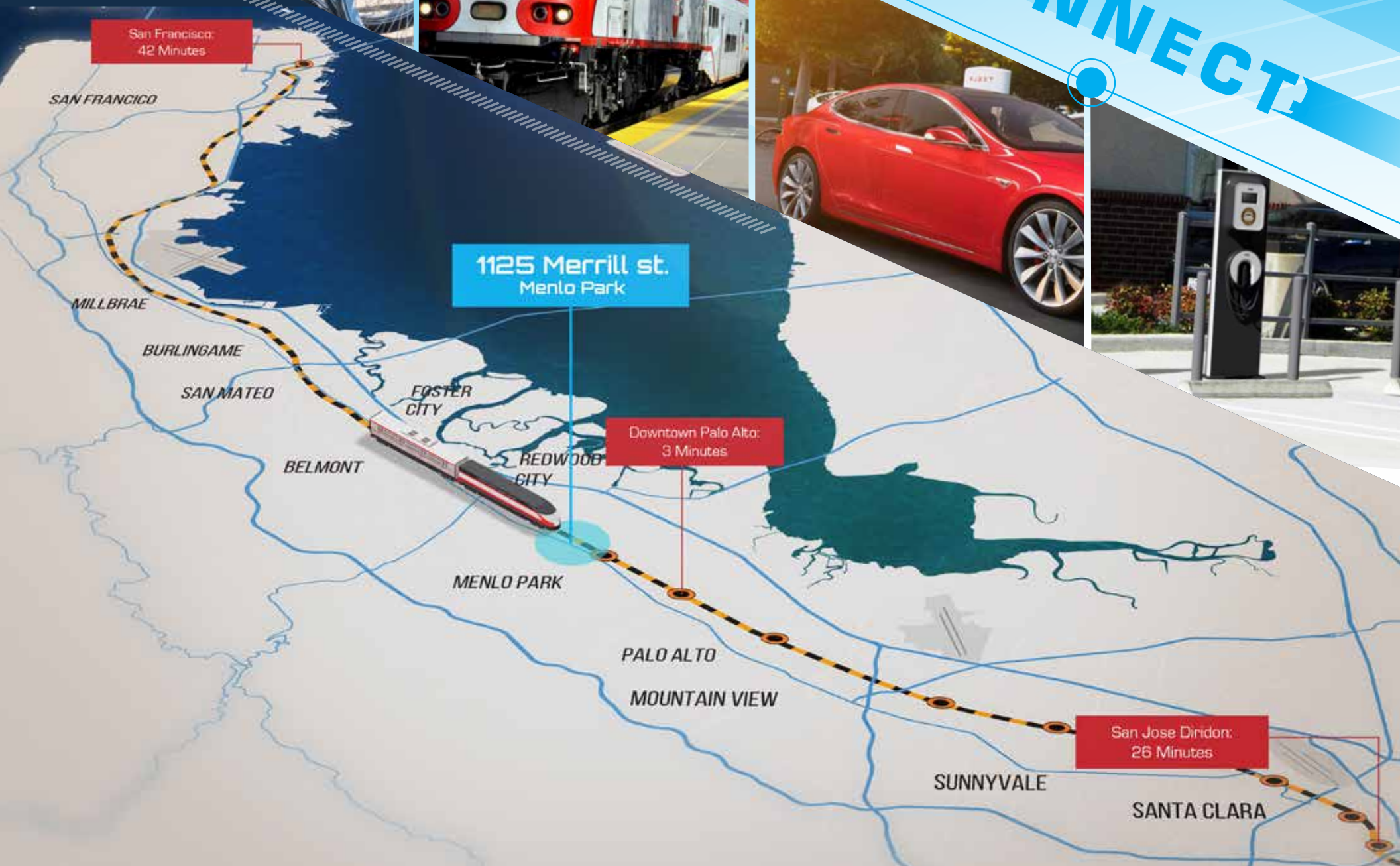
650 Live Oak
650 Live Oak Ave
25k sf New Development



500 El Camino
Stanford/Arrillaga
220k sf of Class A Office Space



BE CONNECT

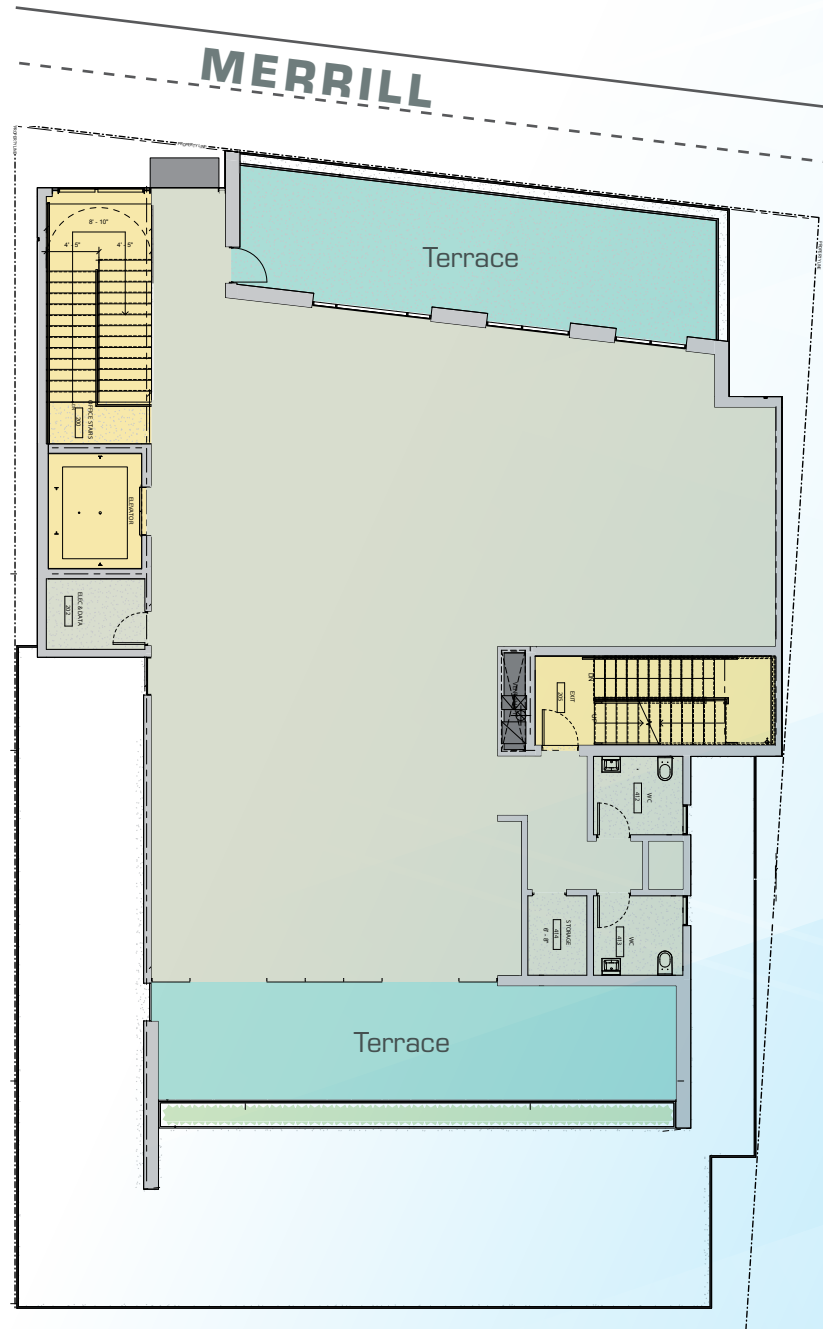


SITE PLAN



1125 Merrill St

1125 MERRILL St / Second Floor - 5,239 SF





**Newmark
Knight Frank**

Christian **Prelle** ■ **650.688.8504** ■ **cprelle@ngkf.com** ■ CA RE License #01888351

Howard **E. Dallmar** ■ **650.688.8530** ■ **hdallmar@ngkf.com** ■ CA RE License #00864566

Bryte **Bellotti** ■ **650.473.4767** ■ **bbellotti@ngkf.com** ■ CA RE License #01944321

245 Lytton Ave #150, Palo Alto, CA 9430

The distributor of this communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice. 18-0393.08/2018