



STATION 5
BAY MEADOWS

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Station 5 is located at the southwest corner of S. Delaware and E. 31st, and immediately borders the Hillsdale Caltrain Station. The office building is clad in terracotta, glass and aluminum, and the perimeter is topped with a graceful metal cornice. The four-story glass lobby will face the Town Square and provide expansive views of S. Delaware Street. Retail and active use space fronts S. Delaware Street and parking is located under and within the building.

Building Features

Bay Meadows is home to an office campus composed of five buildings perfect for creative space. Each one is constructed to adhere to sustainable building practices designed to LEED Gold standards. With up to 763,000 rentable square feet (RSF) of office and retail space, Bay Meadows Station is the largest, new, Class A development on the San Francisco Peninsula – all located within California’s most progressive urban village.

- Campus-like setting in walkable, mixed-use community
- 763,000 RSF
- Distinctive architecture
- LEED Gold certification
- Two-story open entrance lobby with 14’ glass curtain pivoting wall system that allows for full opening to the plaza
- Large, flexible floor plates with 12’6” floor to ceiling heights
- Optimize planning with 30’x30’ column spacing and 5’ planning module
- Floor-to-ceiling glass and high floor-to-floor dimensions maximizing natural light
- State-of-the-art building operating systems providing highest levels of energy efficiency and comfort
- Parking ratio up to 2.5 per 1,000
- Bicycle storage and shower/locker room facilities in each building
- Ability to deliver backup power and service from multiple fiber providers

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3150 SOUTH DELAWARE STREET



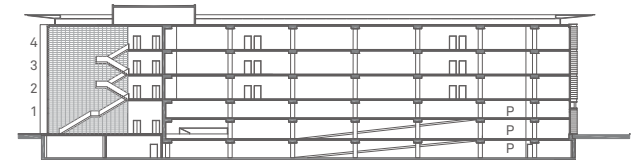
Information

95,000 RSF

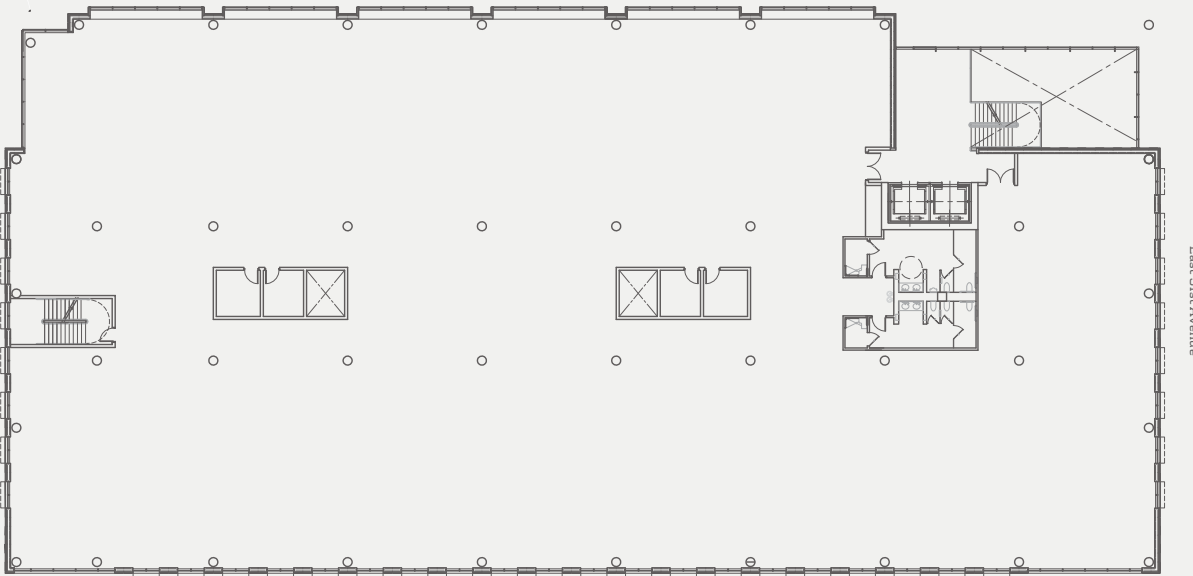
Typical Floor Configuration

RSF: **30,000 SF**

Additional Plan Views



Cross Section



South Delaware Street

East 31st Avenue

Leasing Information:

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baymeadows.com

 **Cornish & Carey Commercial**
Newmark Knight Frank

WILSON
MEANY