

The Landing[®] Spec Suites

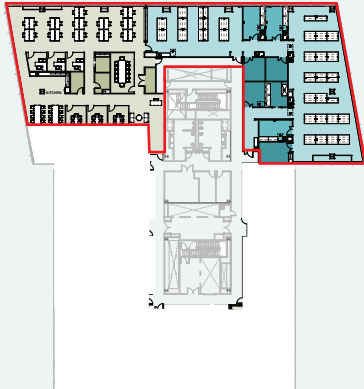


1701 Bayshore Highway

Second Floor:
Suite 1 - 17,700 SF
Suite 2 - 8,500 SF
Suite 3 - Leased



The Landing



Suite 1 Ready Now

17,700 rsf

Lab 54% | Office 46%

Lab

- (61) Benches
- (1) Lab support room
- (3) TC rooms
- (1) Glasswash/autoclave room
- (1) Freezer room
- (1) Lab waste/mechanical room

Office

- (6) Private offices/huddle rooms
- (1) Conference room
- Dedicated IT/electrical/storage rooms
- Reception/open collab area
- Open office (seating up to 24)
- Dedicated kitchen/ break area



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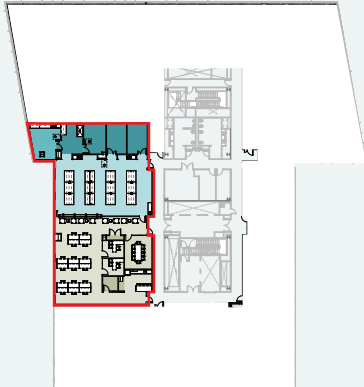
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Suite 2 Ready Now

8,500 rsf

Lab 54% | Office 46%

Lab

- (24) Benches
- (1) TC room
- (1) Glasswash/autoclave room
- (1) Freezer/lab support room
- (1) Lab waste/mechanical room

Office

- (1) Conference room (10 people)
- (2) Private office/huddle rooms
- (1) IDF room
- (1) Storage closet
- Reception/open collab area
- Open office (seating up to 16)
- Dedicated kitchen/break area



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