



SHARON HEIGHTS SHOPPING CENTER

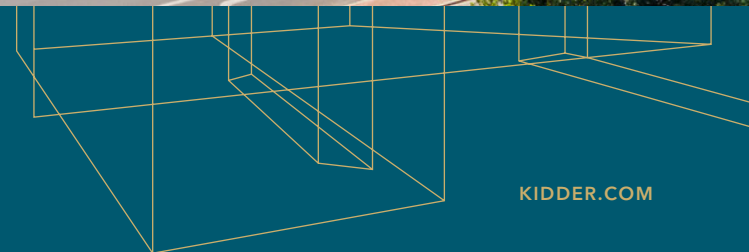
NEW LEASING OPPORTUNITY | ±72,000 SF SHOPPING CENTER GLA | 325 SHARON PARK DR, MENLO PARK, CA



**Kidder
Mathews**

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FOR LEASE

Sharon Heights Shopping Center

325 SHARON PARK, MENLO PARK, CA 94025



PROPERTY OVERVIEW

FROM ± 350 SF to $\pm 3,636$ SF

THE Venerable Peninsula Shopping Center Anchored by Safeway, CVS, Wells Fargo, & Starbucks

CLOSE proximity to Downtown Menlo Park, Woodside, Stanford University, Downtown Palo Alto, & El Camino Real

\$54.00 NNN asking rent

HIGHLIGHTS

CLOSE proximity to I-280

DIRECTLY off of Sand Hill Road, the "Main Street" of Venture Capital that connects I-280 to El Camino Real (SR-82)

RARE Retail Opportunities to access an established demographic

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POPULATION

1 Mile	8,098
3 Miles	68,832
5 Miles	261,386



DAYTIME POPULATION

1 Mile	9,027
3 Miles	94,080
5 Miles	284,400



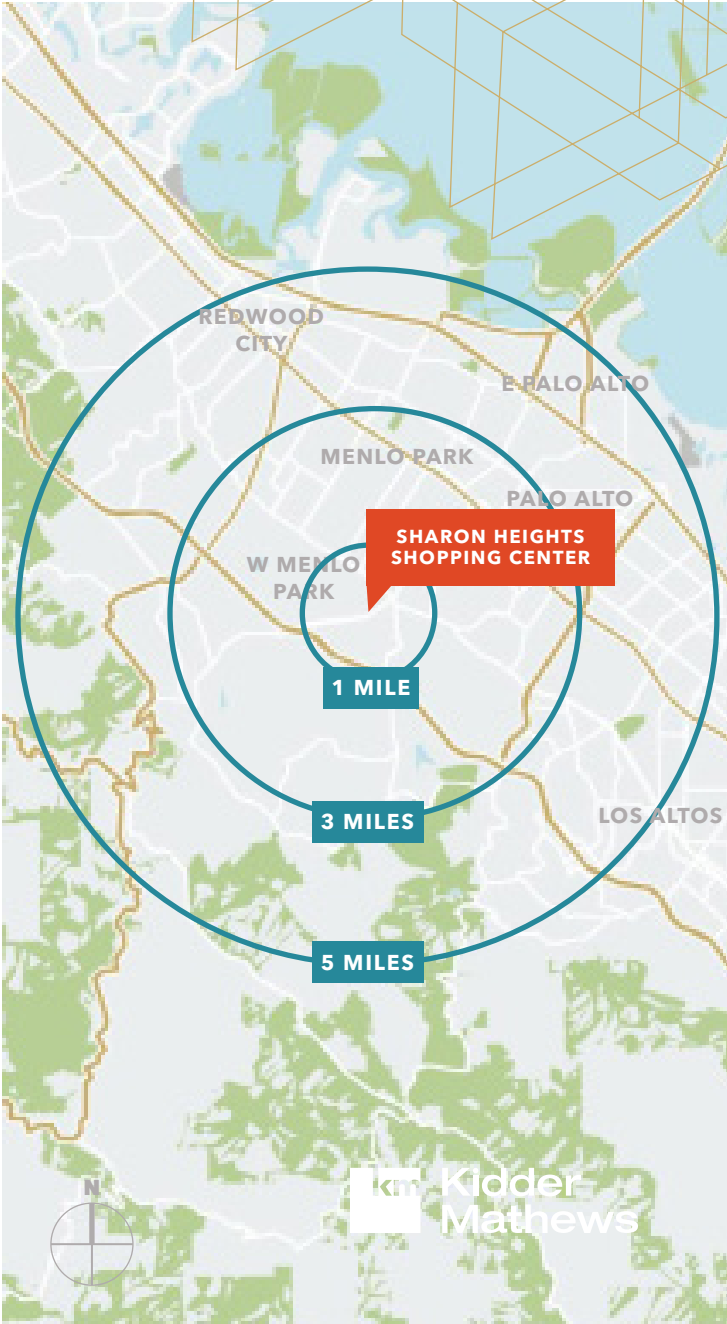
MEDIAN HOUSEHOLD INCOME

1 Mile	\$200,001
3 Miles	\$166,446
5 Miles	\$146,839



MEDIAN AGE

1 Mile	44.3
3 Miles	36.1
5 Miles	37.6



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DRIVE TIMES FROM SUBJECT

Downtown Menlo Park	8 Mins
Downtown Palo Alto	10 Mins
Stanford University	2 Mins
San Francisco International Airport	26 Mins
San Jose International Airport	26 Mins



3,482 MPSI



19,449 MPSI



9,603 MPSI



31,446 MPSI



23,305 ADT



28,713 MPSI

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SHOPPING CENTER

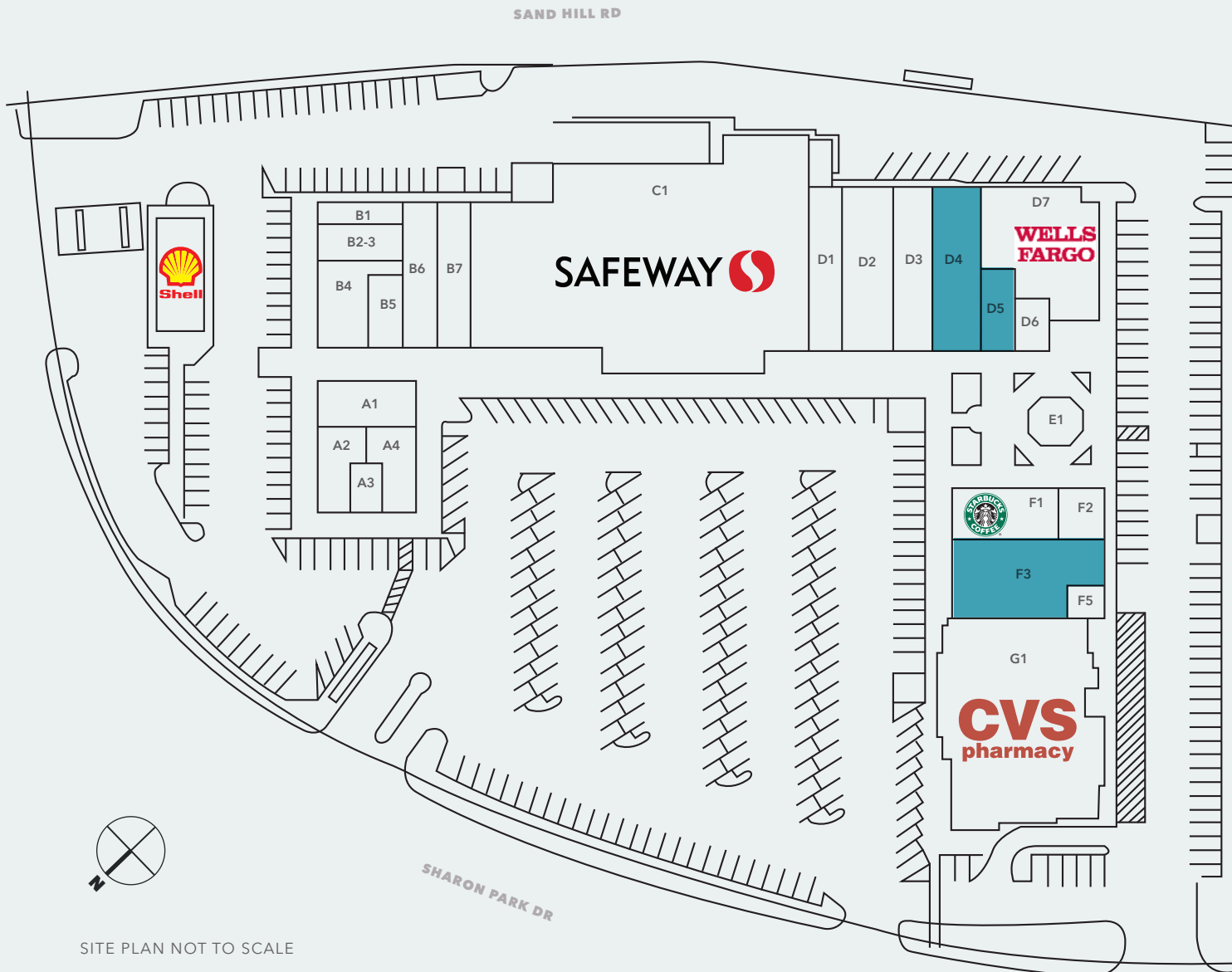


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SITE PLAN

Suite	Tenant	SF
A1	Eric's Gourmet Deli	
A2	Restaurant Mitsunobu	
A3	Preeti's Eye Threading	
A4	Wild Berry Yogurt	
B1	European Show Service	
B2-3	State Farm Insurance	
B4	El Cerrito Restaurant	
B5	Lovely Nails	
B6	Peak Performance Chiropractic	
B7	Sharon Heights Cleaners	
C1	Safeway	
D1	Woodside Bakery & Cafe	
D2	USPS	
D3	Weight Watchers	
D4	Available	± 3,286
D5	Available	± 1,000
D6	Erin Mac Jewlers	
D7	Wells Fargo	
E1	Shady Lane Gifts	
F1	Starbucks	
F2	Great Clips	
F3	Pending	± 3,478
G1	CVS Pharmacy	

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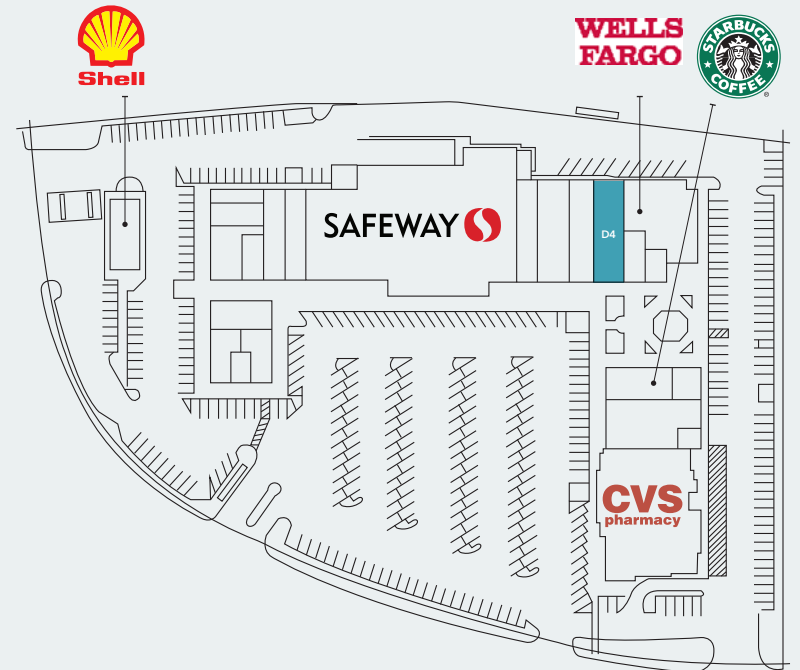
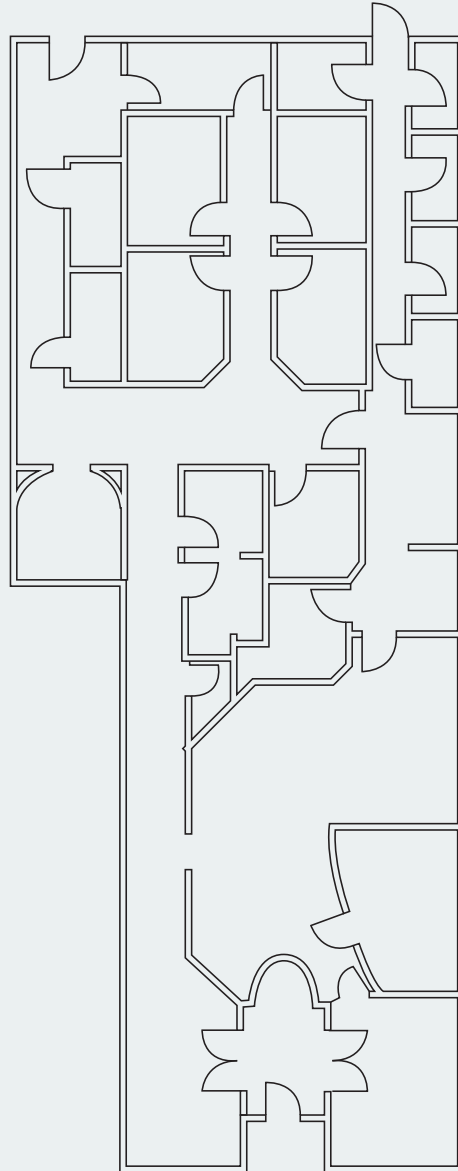
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SUITE D4

± 3,286

SQUARE FEET



FLOOR PLAN NOT TO SCALE

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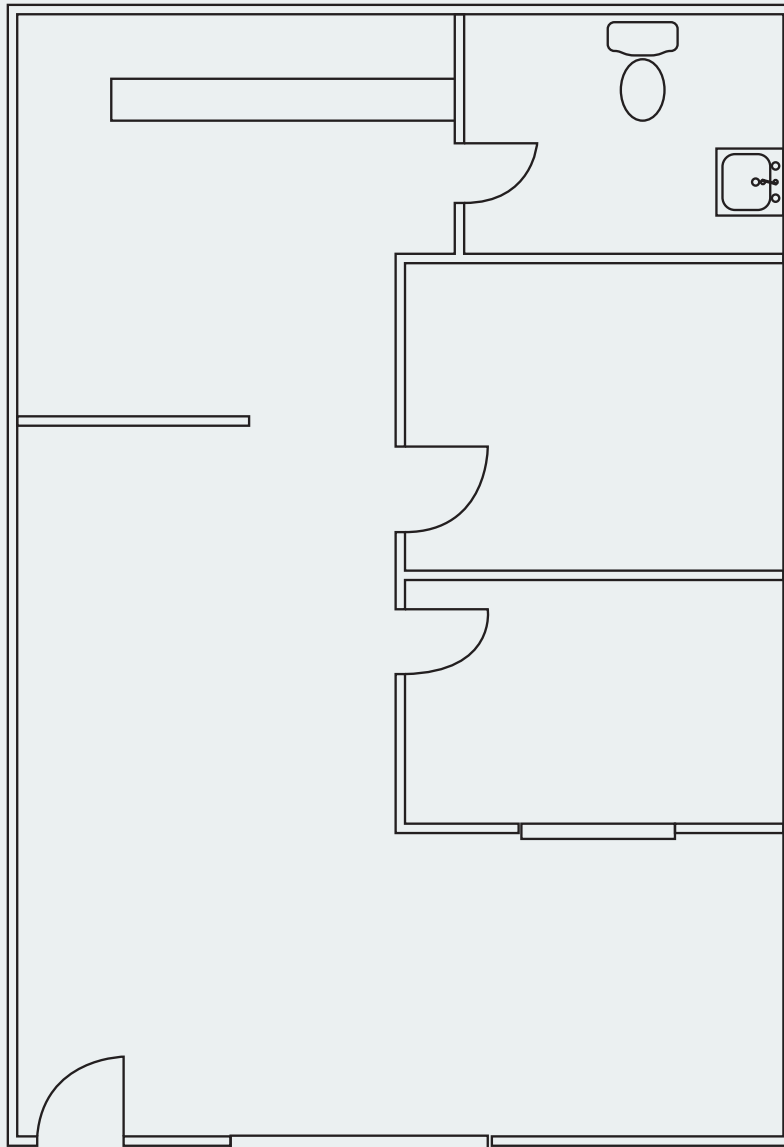
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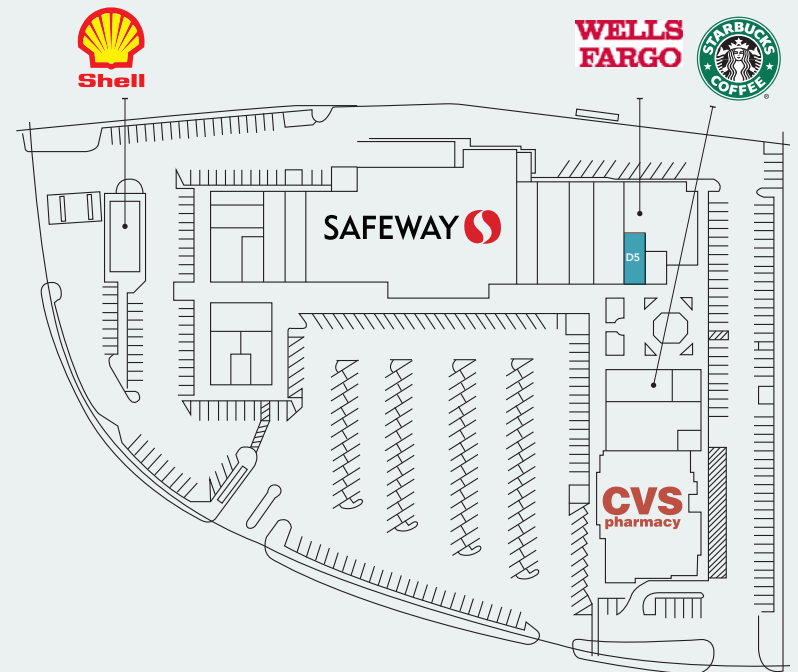
SUITE D5

± 1,000

SQUARE FEET



FLOOR PLAN NOT TO SCALE



km Kidder Mathews

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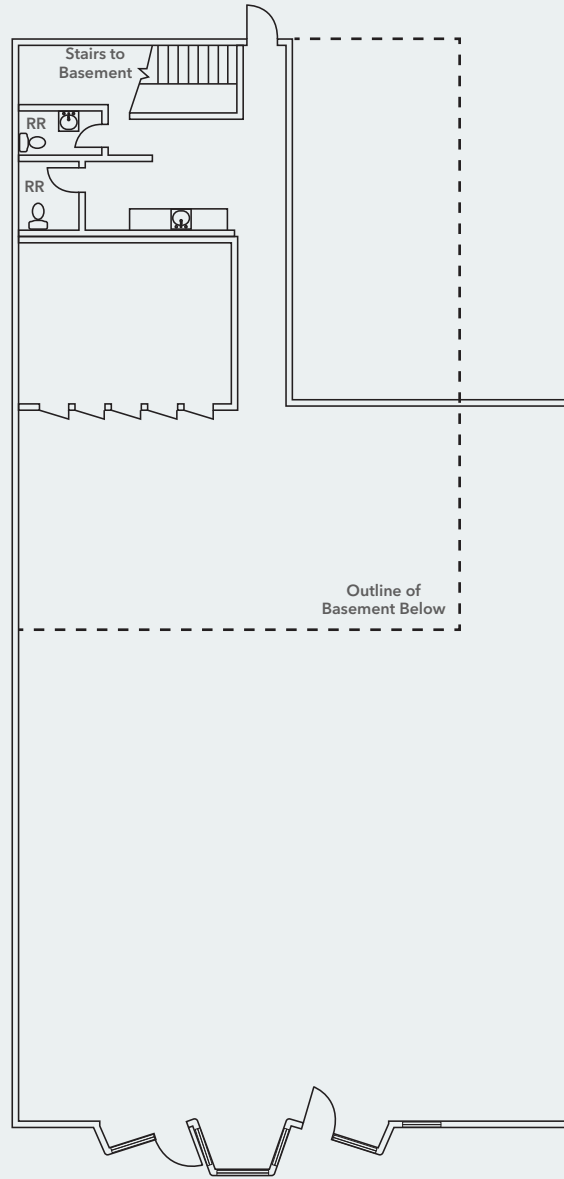
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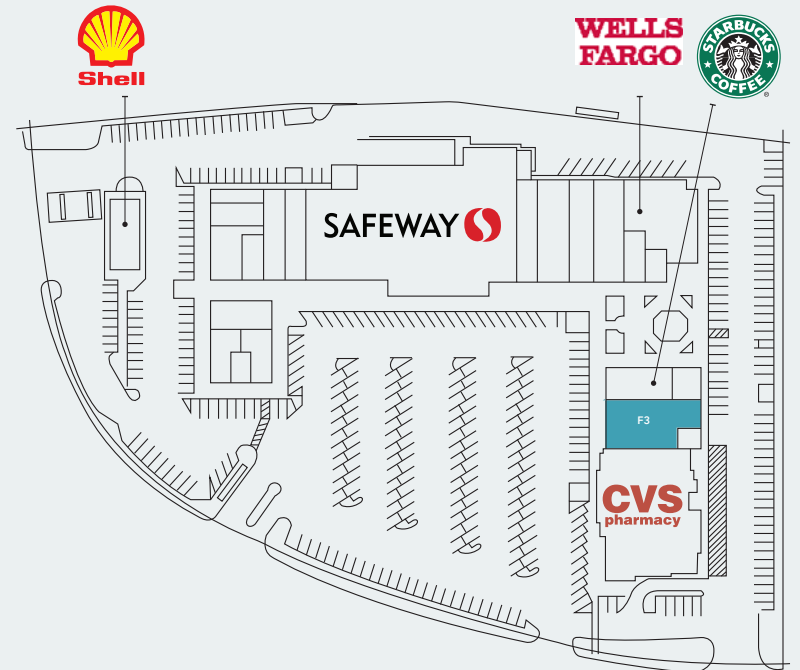
SUITE F3

± 3,478

SQUARE FEET



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Venture Capital Firms

Companies

**ANDREESEN
HOROWITZ**

Groupon
Lyft
Pinterest

DFJ

Tesla
SpaceX
Twitter

**KLIENER
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Airbnb
Robinhood
Intuit

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ENTERPRISE
ASSOCIATES**

Casper
Desktop Metal
Robinhood

**REDPOINT
VENTURES**

DraftKing
Dou
Netflix

**SEQUOIA
CAPITAL**

23andMe
Doordash
KAYAK

km Kidder
Mathews

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