

GIC BELMONT BUILDING B SITE PLAN

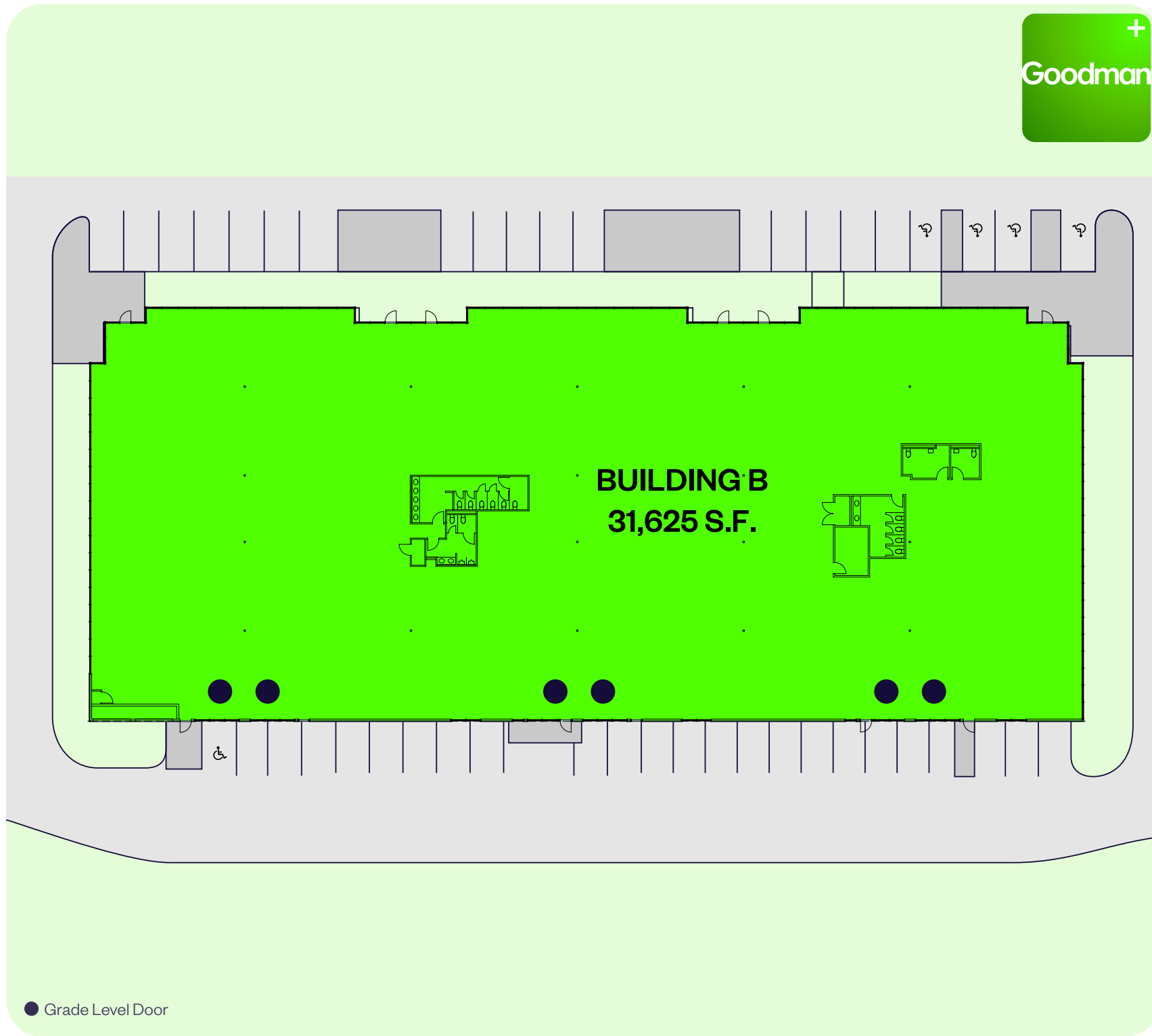


BUILDING B

400 Harbor Blvd.	31,625 sqft Office
Electrical	1,600 Amps 120/208V
Clear height	14'
Grade level doors	6 positions available
Existing restrooms	5
- Fully conditioned space - Fully built-out office. Zoning for Office, R&D, and other light industrial uses. 10 Year term Available	

Offices can be removed to create open floorplan ideal for R&D, medical device and robotics uses.

Available September 1st, 2026



GIC BELMONT BUILDING C SITE PLAN

BUILDING C

400 Harbor Blvd.	27,590 sqft Office
Electrical	1,600 Amps 120/208V
Electrical	400 Amps 277/480V
Clear height	14'
Grade level doors	8 positions available
Existing restrooms	6

- Fully built-out office
- Zoning for Office, R&D and Warehousing
- Existing 3,000 SF data center with infrastructure for generator power
- Term: Up to 10 years

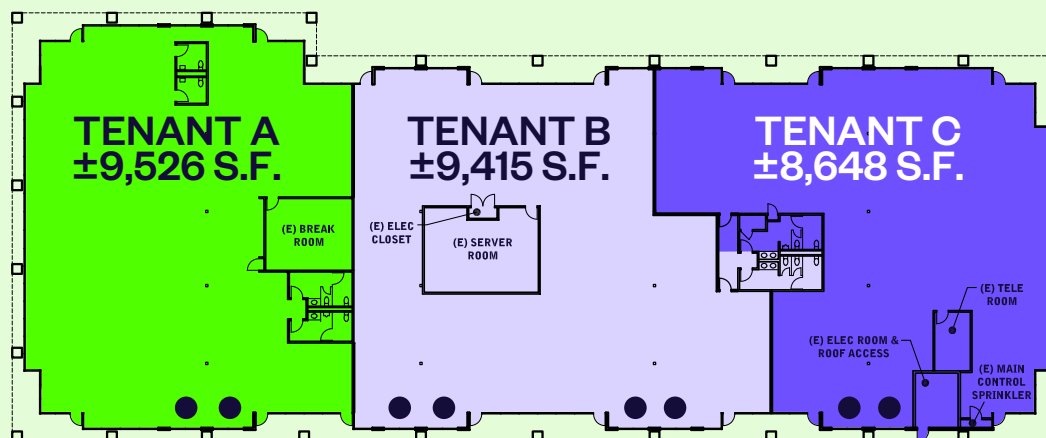
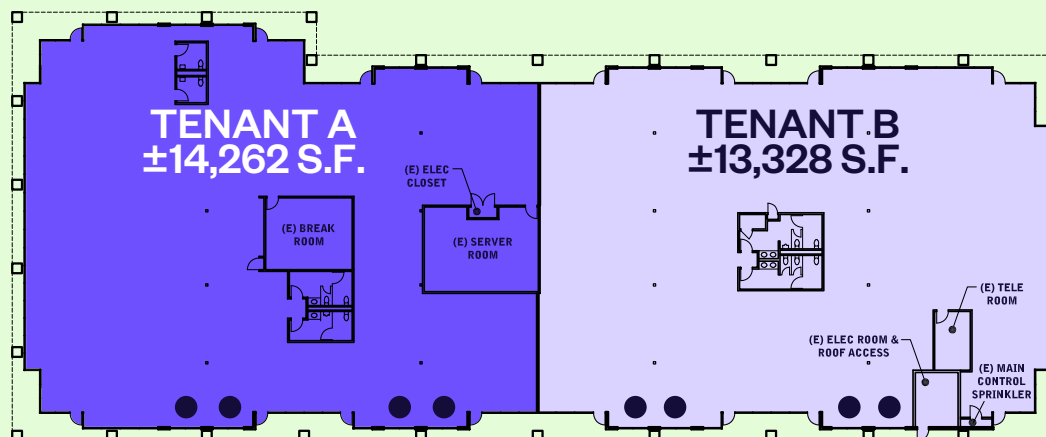
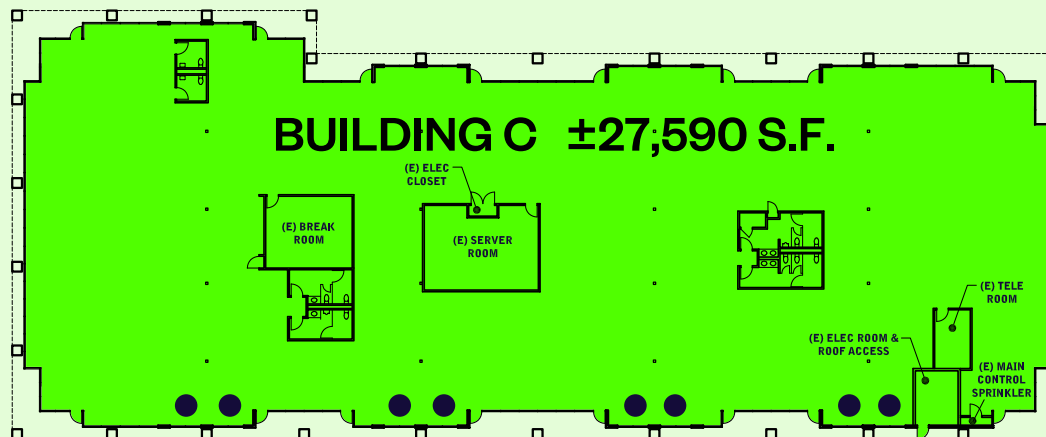
Office can be converted to R&D and warehouse by removing storefront windows and activating existing roll-up doors in multiple locations.

3 Divisible Options:

- Entire Building
- Tenant A & B
- Tenant A, B & C

Available immediately for office use. Flexible Terms.

■ FOR LEASE



● Grade Level Door

GIC BELMONT BUILDING D SITE PLAN

BUILDING D

Suite 270	2,853 sqft Warehouse
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Electrical	200 Amps 208V
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Clear height	14'
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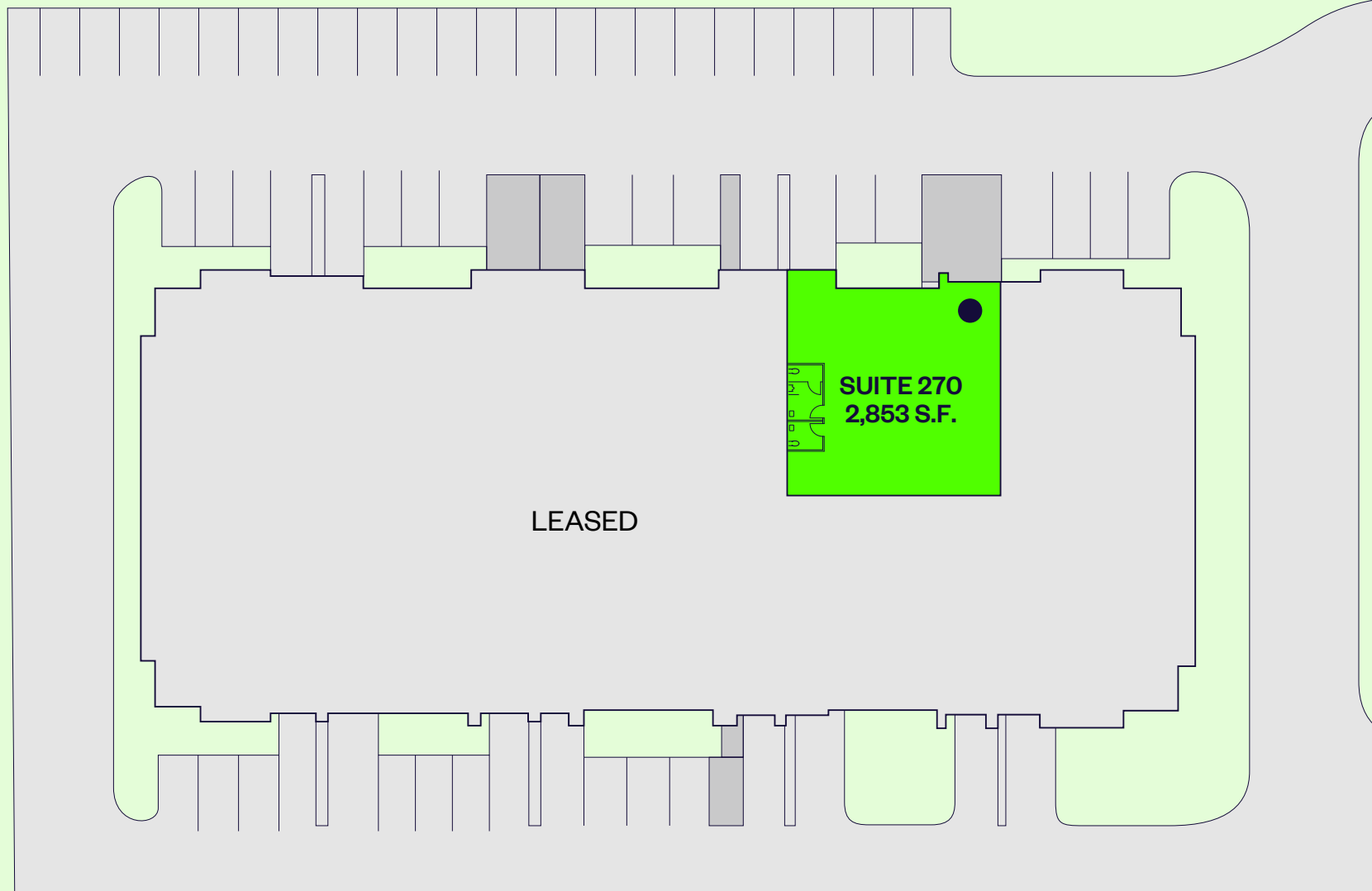
Grade level doors	1
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- 1 Roll-up door
- HVAC R&D space
- Permitted for R&D build-out

Existing restrooms	2
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Flexible storage solutions with restroom facilities, or adaptable spaces that can be customized for R&D or office use.

Available immediately for warehouse use. Flexible Terms.



● Grade Level Doors

■ FOR LEASE

GIC BELMONT BUILDING E SITE PLAN



BUILDING E 12,345 SQFT MOVE-IN READY

Suite 350	6,129 sqft Office
Electrical	125 Amps 480V 200 Amps 208V

- Fully conditioned office space
- Additional power available in building

Existing restrooms	2
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Suite 310	13,603 sqft Warehouse
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Clear Height	18'-6"
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Available November 2026.

Suite 310A	7,285 sqft Warehouse
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Office	2,500 sqft
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Electrical	225 Amps / 208V
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Grade Level Doors	1
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Clear Height	18'6" / 10' drop ceiling
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- 1 Private office
- 1 Meeting room

Suite 312	8,564 sqft Warehouse
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Electrical	225 Amps 480V 375 Amps 208V
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Grade Level Doors	2
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Clear Height	18'-6"
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Existing restrooms	2
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Suite 310A and 312 can be combined or leased as individual suites.

FOR LEASE



● Grade Level Doors