

7TH FLOOR LAB & OFFICE FINISHES



FLOOR 10 • 32,163 FULL FLOOR

DELIVERY:

- Separate 16,085 SF and 16,079 SF lab units that can be combined into one full floor suite
- Plug & play lab/office suites
- Fully furnished modular casework & fume hoods
- Fully furnished offices with well appointed pantries
- Customizable lab support rooms

TERM:

Flexible

LAB MECHANICAL INFRASTRUCTURE:

- High capacity VAV HVAC system designed for 8 air changes/hour
- pH neutralization system
- Fume hood exhaust system with built in redundancy
- Backup generator, and robust electrical capacity

AMENITIES:

- Ground floor amenity center
- Bike room with private showers
- Gated parking lot
- Drive-in loading docks

10TH FLOOR: 32,163 RSF

- Lab Benches: 101
- Fume Hoods: 7
- Lab Sinks: 8
- Lab Support Rooms: 10
- Conference: 2
- Office/Huddle Rooms: 14
- Wellness Room: 2
- Workstations: 56



PREBUILT FINISHES



AMENITY CENTER

- Ground floor amenity center
- Gated parking lot
- Bike room with private showers
- Drive-in loading docks

