

37,000 SQFT Downtown Mountain View Office Project Receives Unanimous Approval
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Real Estate Outlook 2020

Core TOD Location Adjacent to Downtown Mountain View Caltrain will Offer Class A Creative Office Space

Mountain View, CA., November 18, 2019 – Today the CM-MV LLC joint venture, which is managed and majority-owned by Marwood, received unanimous approval from the Mountain View City Council to build a 37,000 GSF Class A office project with ground floor retail and three levels of underground parking at 701-727 W. Evelyn Avenue. The property is located in

downtown Mountain View at Castro Street and directly across from the Mountain View Caltrain Station.

Vincent Woo and Tim McEnery of Marwood were the lead executives working on the deal. After an extremely complex entitlement process lasting more than four years and extensive negotiations involving the City-owned “Lot 4” redevelopment and hotel project, Marwood was able to achieve consensus and garner unanimous City Council support for its project. Vincent Woo, President and Founder of Marwood stated, “When CM-MV LLC purchased this property over four years ago, we knew the approval process would be daunting. But we also recognized this location at Castro Street and the Mountain View Caltrain is one of the premier office locations in the entire Silicon Valley. We worked tirelessly with Planning Staff to achieve the right balance of office space and parking to meet the needs of the greater Mountain View community including residents, local businesses, and employers.”

“We recognize the importance of Transit Oriented Development (TOD) and the quickly-changing automobile landscape throughout Silicon Valley, and particularly in this core location. With creativity and flexibility in mind, having an innovative parking solution was critical to all stakeholders involved in the project. CM-MV LLC committed to a substantial contribution to Mountain View’s city-wide parking solution efforts. In doing so, we have provided the City another tool for long-term intelligent planning for growth,” said Tim McEnery, Director at Marwood.

Raquel Bito of Steinberg Hart is the lead architect on the project. Key contributions were also made by Kathy Thibodeaux of KM Thibodeaux Consulting, Matthew Visick of Reuben, Junius & Rose, members from Kier & Wright and TDM Specialists who respectively provided political and land use advisory services, civil services and transportation demand management services.

For leasing inquiries, please contact Tim McEnery at tim.mcenery@marwoodcompany.com.

About Marwood

Established in 2012, Marwood is a commercial real estate investment and development company headquartered in San Jose, California with an office in San Francisco. Marwood is involved across multiple real estate investment disciplines including entitlement and ground up development, value-add renovation, core-plus acquisitions, and Opportunity Zone investments. With a focus on long term value creation for its investors and partners, Marwood has completed over \$1 billion in project value and manages an investment portfolio of more than 1.2 million square feet located throughout Northern California and in Portland, Oregon. For more information please visit www.marwoodcompany.com