



PROJECT SUMMARY

The project consists of the renovation of the existing 5-story, 85-foot-tall building located at 259 East Grand Avenue, with an anticipated B-Group Life Science Research and Development occupancy combining office and laboratory uses. The scope includes full interior demolition of approximately 150,000 square feet, encompassing the removal of all existing finishes and MEP systems. Selective exterior demolition includes removal of glazing at the main entrances, louvers on the east and west elevations, cladding and glazing at egress stairs, glass panels at building canopies, and rooftop mechanical equipment. The project also includes the construction of three new roof-to-ground shafts for HVAC distribution and a service elevator. Work is being performed under an accelerated and compressed schedule with a crew of more than 40 personnel.

INDUSTRY

Commercial
↳ Pharmaceutical

DIVISIONS

> Demolition

259 East Grand Ave

📍 San Francisco, CA

Renovation of a 150,000 SF, 5-story life science building with full demo, new shafts, and rooftop mechanical removal under tight schedule.

CLIENT/OWNER

ARE, Alexandria Real Estate Equities, Inc.

GENERAL CONTRACTOR



DURATION

3 Months

COMPLETION DATE

February 2026

CONTRACT VALUE

\$1,781,155.00

PROJECT SIZE

150,000 Sqft

CREW SIZE

40

* Project Code: 25577