



Werqwise

A seven-story tenant improvement converting floors into new office spaces for Werqwise in San Mateo.

4 West 4th Avenue
San Mateo, CA

A seven-story tenant improvement converting floors into new office spaces for Werqwise in San Mateo, CA. The goal was to convert the floors into new office spaces ready for installation of Werqwise’s Werqwall systems and subsequent leasing to their tenants. Project scope included demolition and improvements to the basement, 2nd, 3rd, and 4th floors. The 6th floor was newly constructed from an unused roof space into a leasable rooftop penthouse, complete with connection to the existing elevator shaft and with all new MEP infrastructure and units.

MARKET SECTOR(S)

- ✓ [Tenant Improvement](#)
- ✓ [Core & Shell](#)

CLIENT/OWNER	Werqwise
ARCHITECT	Twinsteps Architecture
SIZE	56,425 SF
CONSTRUCTION	4.5 months
COMPLETION	July 2021

BUDGET	\$2,652,000
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Tell Me More:
www.teamwrkx.com/projects/werqwise

