

MISSION WEST PROPERTIES INC  
Form 15-12G  
December 31, 2012

UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington, D.C. 20549

FORM 15

CERTIFICATION AND NOTICE OF TERMINATION OF REGISTRATION UNDER SECTION 12(g) OF THE  
SECURITIES EXCHANGE ACT OF 1934 OR SUSPENSION OF DUTY TO FILE REPORTS UNDER  
SECTIONS 13 AND 15(d) OF THE SECURITIES EXCHANGE ACT OF 1934.

Commission File Number: 001-34000

MISSION WEST PROPERTIES, INC.

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(Exact name of registrant as specified in its charter)

10050 Bandlely Drive  
Cupertino, California 95014  
(408) 725-0700

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(Address, including zip code, and telephone number, including area code of registrant's principal executive offices)

Common Stock, par value \$.001 (CUSIP: 605203 10 8)

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(Title of each class of securities covered by this Form)

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(Titles of all other classes of securities for which a duty to file reports under section 13(a) or 15(d) remains)

Please place an X in the box(es) to designate the appropriate rule provision(s) relied upon to terminate or suspend the duty to file reports:

Rule 12g-4(a)(1)  x  
Rule 12g-4(a)(2)  o  
Rule 12h-3(b)(1)  x  
Rule 12h-3(b)(2)  o  
Rule 15d-6  o

Approximate number of holders of record as of the certification or notice date: Zero (0) holders

Pursuant to the requirements of the Securities Exchange Act of 1934, Mission West Properties, Inc. has caused this certification/notice to be signed on its behalf by the undersigned duly authorized person.

Date: December 28, 2012

MISSION WEST PROPERTIES, INC.

By: /s/ Raymond V. Marino  
Raymond V. Marino, Corporate Secretary