Cassidy Turley

FOR LEASE

MARINERS LANDING

Sausalito, California

Office | Warehouse | Retail | Art Studio

For more information, please contact:

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Owned and operated by:

WESTCORE PROPERTIES

781 Lincoln Avenue, Suite 100
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Property Highlights

- Mixed use project; eight buildings ±114,442 SF building area
- Variety of uses, suite sizes, and configurations available
- Strategic Sausalito location
- Walking distance to water front, harbor, restaurants, banks and retail
- Near Kinko's, FedEx, US Post Office, and Mollie Stone's Market
- Ample parking and easy access to US 101
- Zoning: Industrial-Marinship Overlay District

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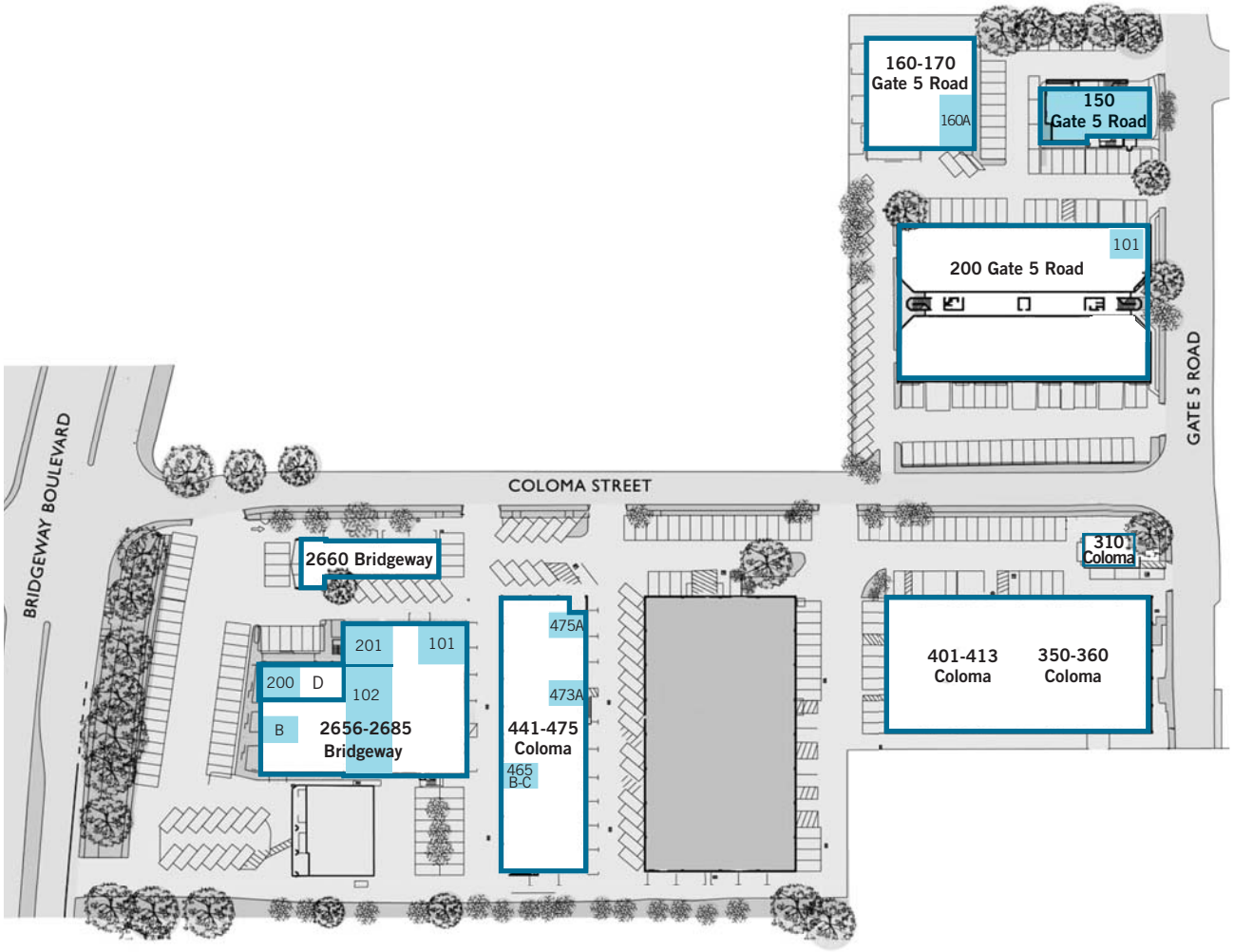
Spaces Available

2656 Bridgeway	(Total: 9,332 SF)	
Suite #	Size	Use
200	2,302	Office
B	794	Retail / Office
D	1,987	Office
2658 Bridgeway	(Total: 15,518 SF)	
Suite #	Size	Use
101	2,851	Office
201	838	Office
102	3,764	Warehouse
150 Gate 5 Road	(Total: 5,072 SF)	
Suite #	Size	Use
Standalone Bldg.	5,072	Office
160-170 Gate 5 Road	(Total: 7,970 SF)	
Suite #	Size	Use
160 - A	1,221	Office
441-475 Coloma	(Total: 23,706 SF)	
Suite #	Size	Use
465 B&C	771	Art Studio/Ind.
473-A	871	Art Studio/Ind.
475A	497	Art Studio/Ind.
200 Gate 5 Road	(Total: 13,323 SF)	
Suite #	Size	Use
101	675	Warehouse



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Space Available

Office

Building	Suite #	Size	Description	Lease Rate	Utilities
150 Gate 5 Road	Standalone Office Bldg.	±5,072 RSF	Ground floor: six private offices, conference room, open work area, two restrooms. Second floor: seven private offices, conference room, two restrooms, open work area, outdoor deck	$2.50psf	Included
2658 Bridgeway	101	±2,851 RSF	Ground floor suite, recently upgraded, five private offices, conference room, copy room, kitchen, storage	$2.85psf	Included
2656 Bridgeway	200	±2,302 RSF	Second floor suite, six private offices, two conference rooms, break room, copy room	$2.50psf	Included
160-170 Gate 5 Road	160 - A	±1,221 RSF	Ground floor office, three private offices, open work area, private bathroom, sink	$2.00psf	Included
2658 Bridgeway	201	±838 RSF	Second floor suite, three private offices on window line, storage closet	$2.50psf	Included
2656 Bridgeway	D	±1,987 RSF	Ground floor office building, signage facing Bridgeway, five private offices, open work area, storage, private restroom	$2.85psf	Included

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Space Available

Retail / Office

Building	Suite #	Size	Description	Lease Rate	Utilities
2656 Bridgeway	B	±794 RSF	Open floor plan retail space, storefront windows facing Bridgeway (Zoned office, some retail uses accepted)	$2.50psf	Included

Art Studio / Industrial

Building	Suite #	Size	Description	Lease Rate	Utilities
441-475 Coloma	465 B&C	±771 RSF	Second floor suite, open floor plan, laminate wood floors, open ceiling exposed wood beam, sink	$2.00psf	Included
441-475 Coloma	473-A	±871 RSF	Second floor suite, open floor plan, laminate wood floors, storage closet, sink	$2.00psf	Included
441-475 Coloma	475A	±497 RSF	Second floor suite, open floor plan, utility sink	$1.75psf	Included

Warehouse

Building	Suite #	Size	Description	Lease Rate	Utilities
2658 Bridgeway	102	±3,764 RSF	Warehouse, 22' clear height, grade level roll-up door, private restroom, kitchenette, storage mezzanine	$1.80psf	Included
200 Gate 5	101	±675 RSF	Single roll-up door	$2.00psf	Included

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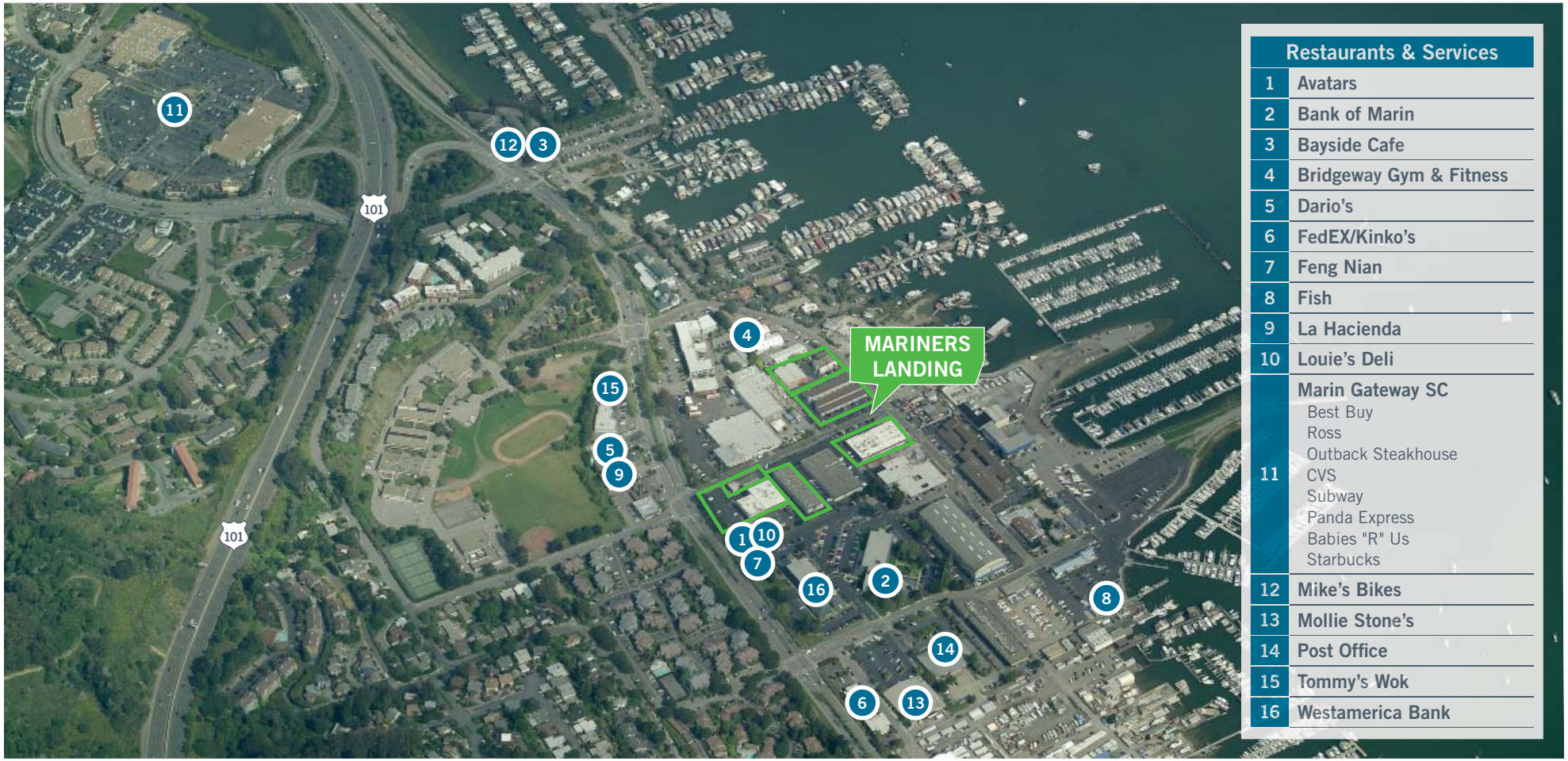
Location



Restaurants & Services	
1	Avatars
2	Bank of Marin
3	Bayside Cafe
4	Bridgeway Gym & Fitness
5	Dario's
6	FedEX/Kinko's
7	Feng Nian
8	Fish
9	La Hacienda
10	Louie's Deli
11	Marin Gateway SC Best Buy Ross Outback Steakhouse CVS Subway Panda Express Babies "R" Us Starbucks
12	Mike's Bikes
13	Mollie Stone's
14	Post Office
15	Tommy's Wok
16	Westamerica Bank

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Property Photographs

441-475 Coloma

2656 Bridgeway

2658 Bridgeway

401-413 Coloma

150 Gate Five

200 Gate Five

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