

FAIRFAX
SQUARE

OFFICE/RETAIL SPACE AVAILABLE
FOR LEASE

85 BOLINAS ROAD | FAIRFAX | CA

±721 RSF UP TO ±1,493 RSF \$3.50/RSF/MONTH, MODIFIED GROSS



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HIGHLIGHTS:

- Two-story professional retail building in the heart of downtown Fairfax
- On-site parking lot for the exclusive use of tenants and their clients
- Secure common areas with men's and women's restrooms on both floors
- Building is walking distance to numerous restaurants, amenities and across the street from Peri Park
- Asking \$3.50/RSF/Month, Gross
- Tenants are responsible for their own utilities, interior janitorial and prorata share of increases in operating expenses over a base year
- Central Commercial (CC) zoning allows for retail uses
- Owner will consider tenant improvements for a 3-5 year lease



AVAILABLE SUITES

SUITE 1 (±772 RSF)

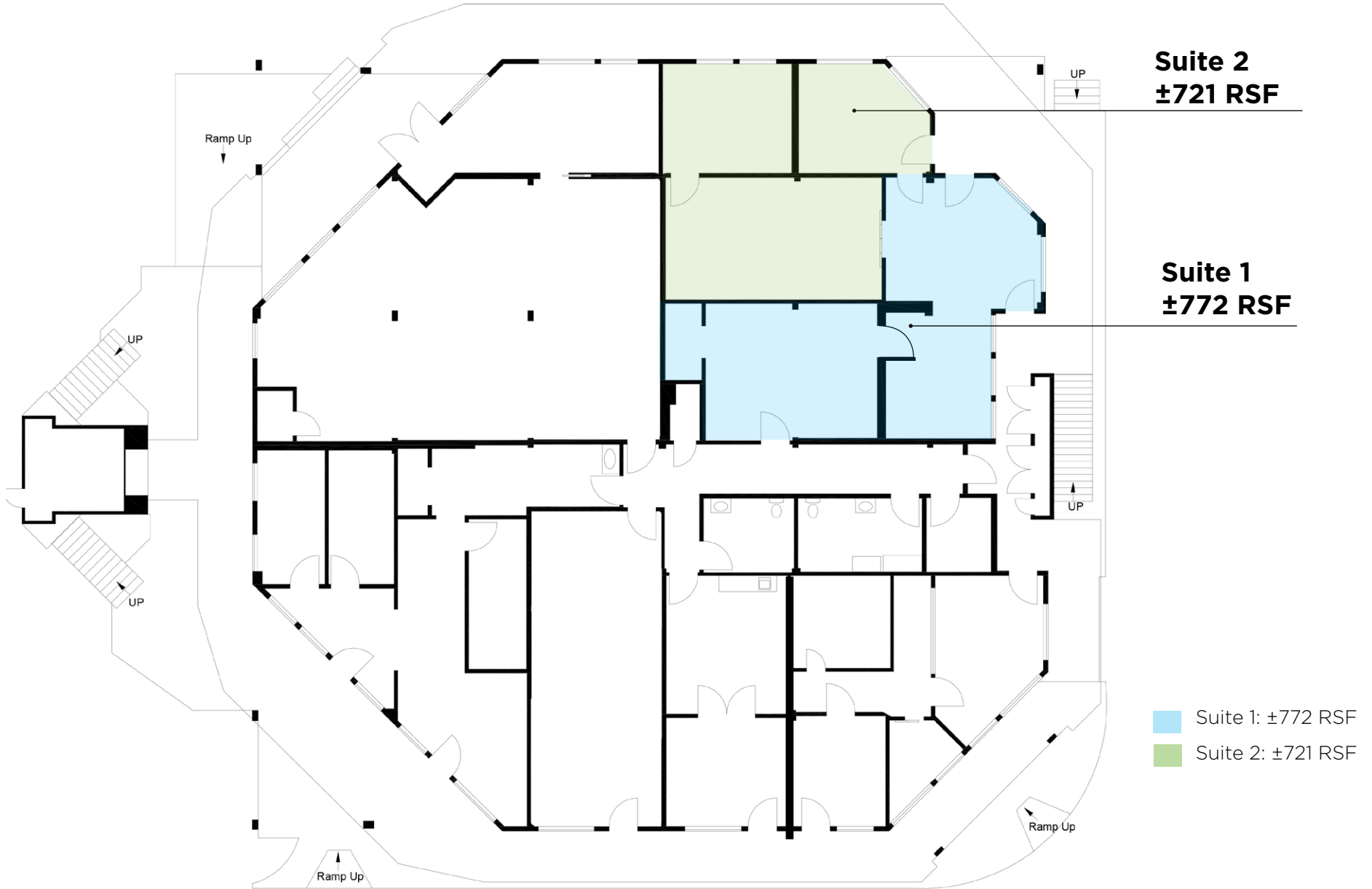
SUITE 2 (±721 RSF)

(SUITES 1 & 2 CAN BE COMBINED
FOR A TOTAL OF ±1,493 RSF)



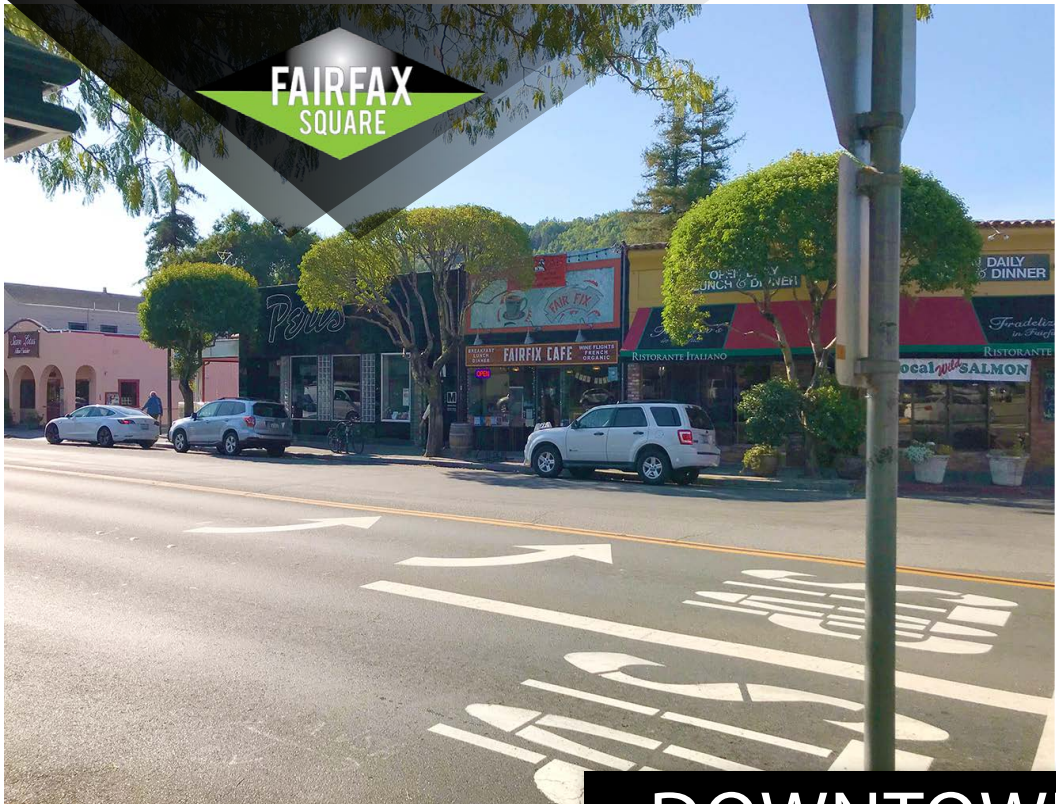
FLOOR PLAN - FIRST FLOOR

UPCOMING AVAILABILITY

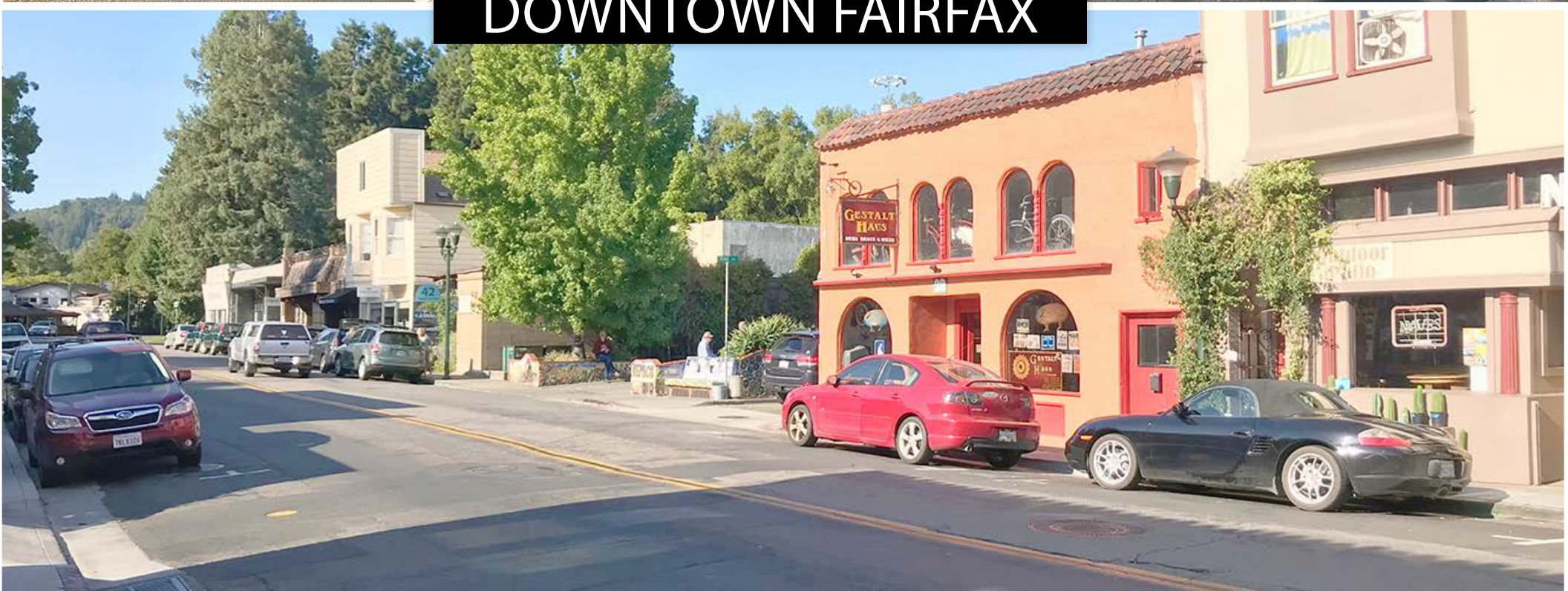


NOTE: SUBJECT TO CHANGE. FLOORPLANS ARE NOT TO SCALE AND FOR USE OF REFERENCE ONLY.

FAIRFAX
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DOWNTOWN FAIRFAX





Fairfax Coffee
Roastery

Gestalt Haus

Fadelizio's Ristorante

Village Sake Japanese Pub

Mas Masa

85 Bolinas Road

Fairfax Farmer's Market

Peri Park

Broadway

Bolinas Road

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