

# 7200

## REDWOOD BOULEVARD

NOVATO | CALIFORNIA

# CLASS A OFFICE

IN THE CENTER OF DOWNTOWN NOVATO



7200

NORTH BAY CENTER

**NEWMARK**

**GRAHAM STREET REALTY**  
REAL ESTATE INVESTMENTS

**FOR LEASE** ±1,580 RSF to ±6,559 RSF  
\$2.50/RSF - \$2.65/RSF/MONTH, FULL SERVICE

# PROPERTY HIGHLIGHTS

7200 REDWOOD BOULEVARD | NOVATO



Convenient to Highway 101.



Across from the Novato Fair Shopping Center and walkable to Downtown Novato's many amenities and services.



Highly visible monument signage available facing Redwood Boulevard.



Exclusive parking in front and behind the building. Covered parking available.



Spaces have excellent window-lines, abundant natural light, and outdoor balconies.



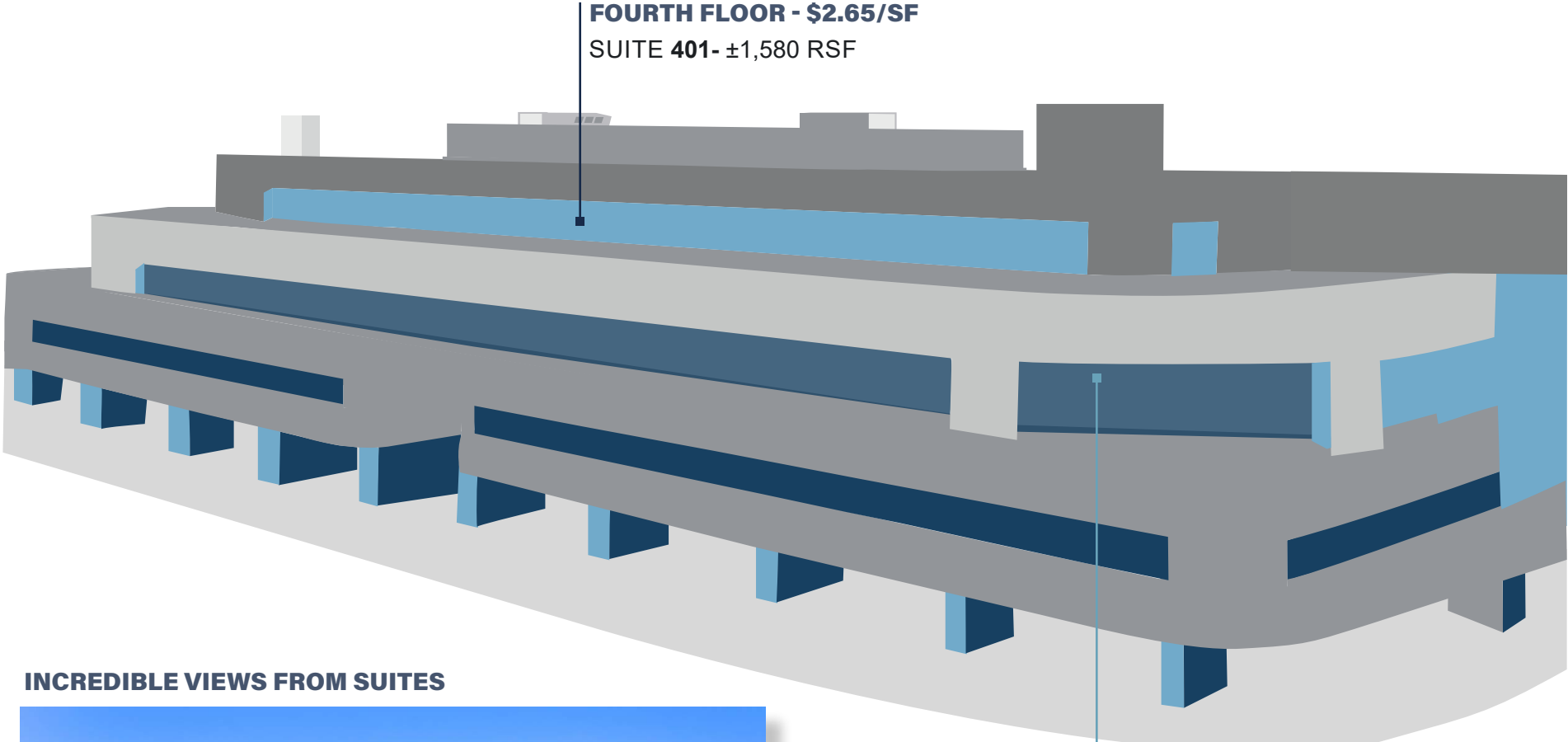
New paint, new baseboards, and upgraded LED lighting.



On-site gym with showers and lockers.



NEWMARK / GRAHAM STREET REALTY



**FOURTH FLOOR - \$2.65/SF**  
SUITE 401- ±1,580 RSF

**THIRD FLOOR - \$2.50/SF**  
SUITE 312- ±2,294 RSF  
SUITE 320- ±4,265 RSF  
Can be combined for  
±6,559 RSF

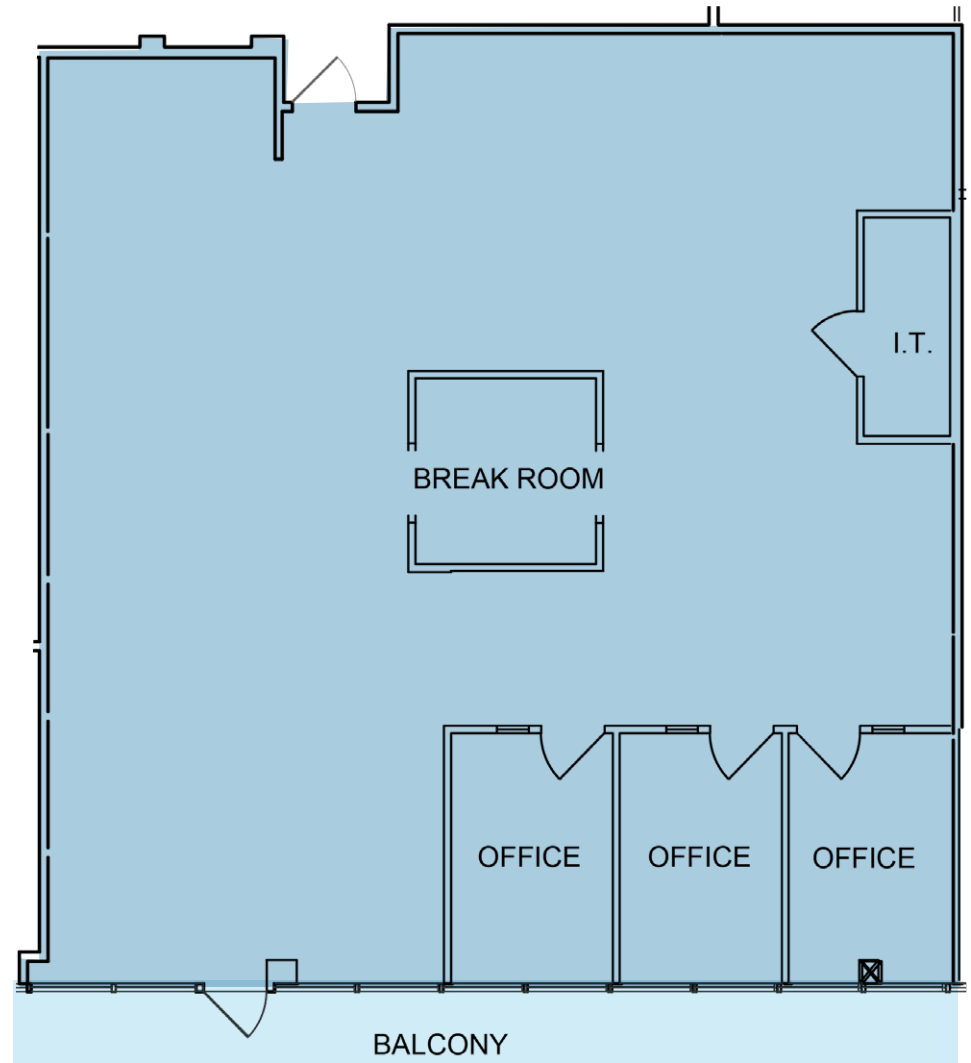
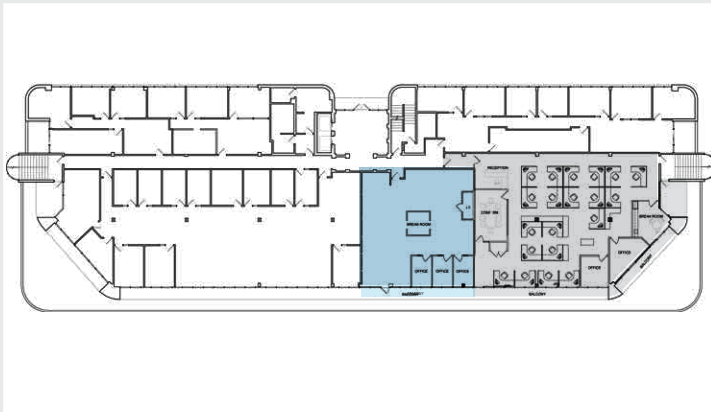
### INCREDIBLE VIEWS FROM SUITES



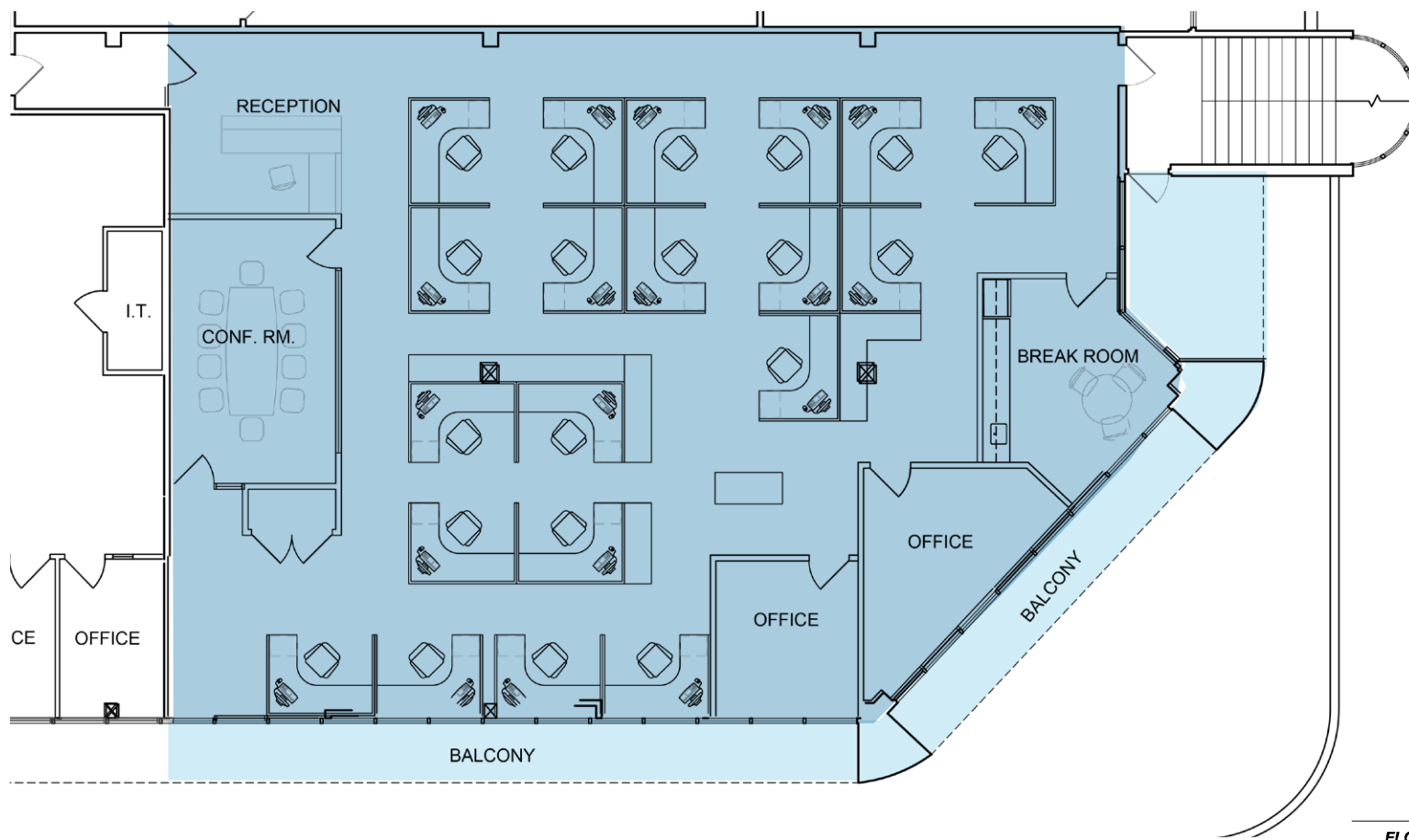
## SUITE 312 ±2,294 RSF

- Modern reception area
- Flexible layout with multiple private offices
- Kitchenette
- Private entry to balcony with gorgeous hillside views
- Can be combined with Suite 320 for ±6,559 RSF

FULL FLOOR PLAN

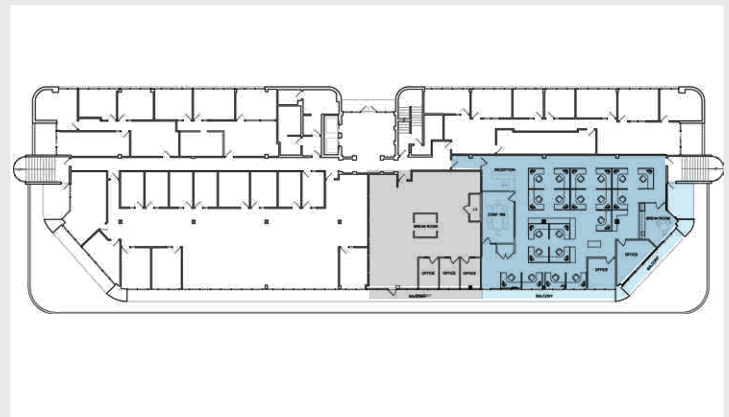


FLOOR PLANS NOT TO SCALE



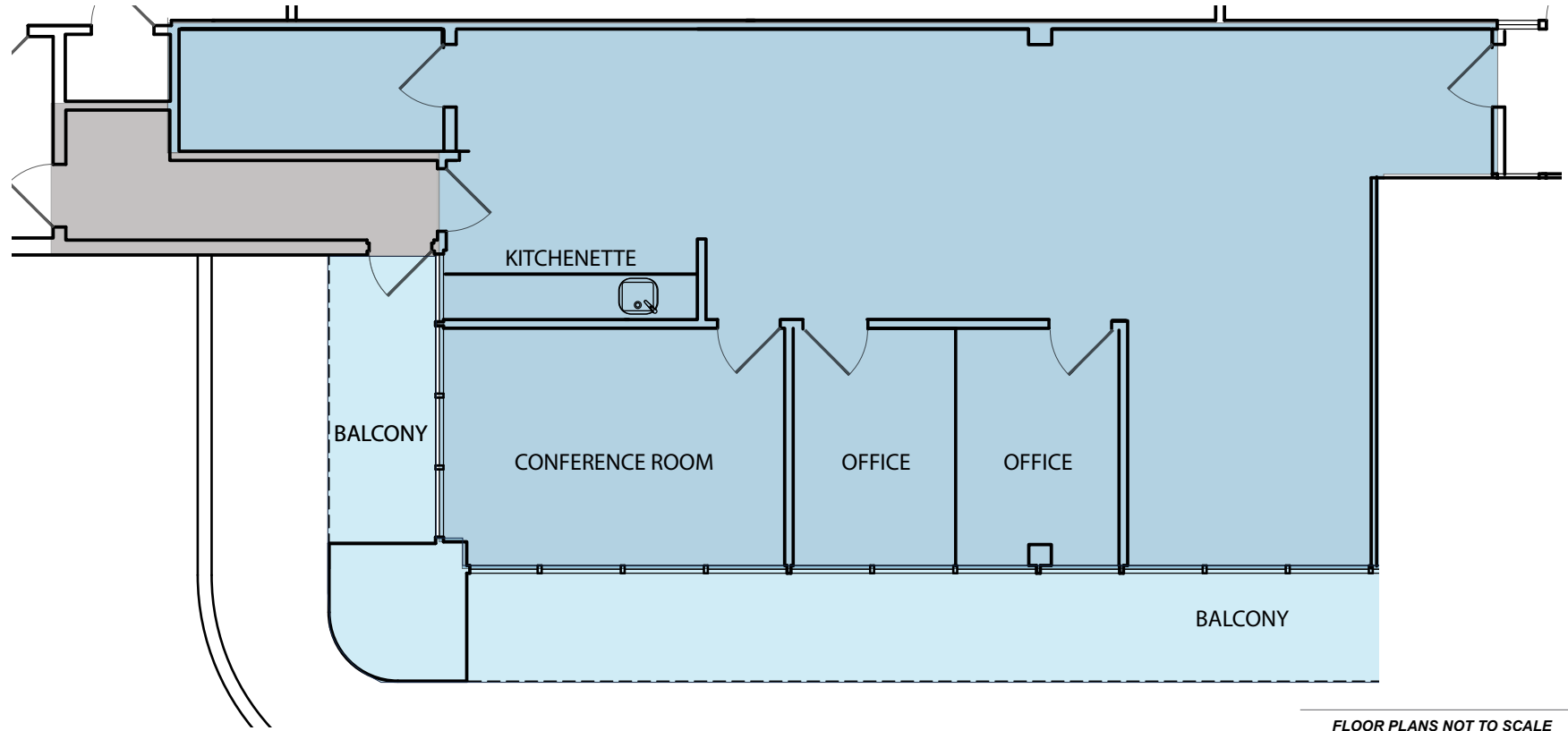
FLOOR PLANS NOT TO SCALE

FULL FLOOR PLAN



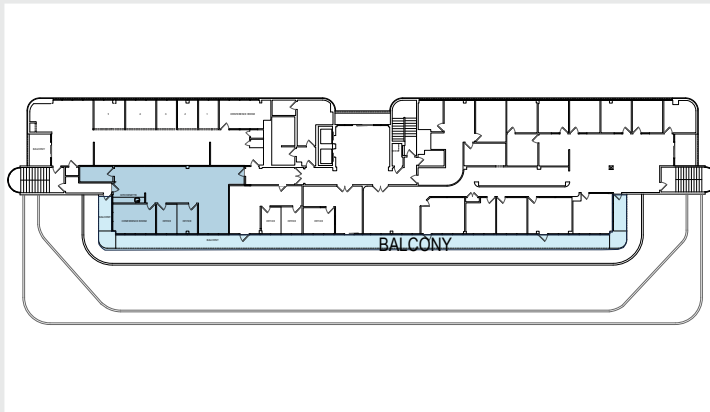
## SUITE 320 ±4,265 RSF

- Panoramic hillside views and abundant natural light
- Surrounded by accessible large balcony
- Open floor plan with new paint, carpet, and LED lighting installed
- Ready to build spec suite shown as the floor plan above - Floor plan is flexible depending on a Tenant's needs
- Can be combined with Suite 312 for ±6,559 RSF



FLOOR PLANS NOT TO SCALE

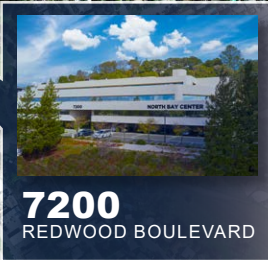
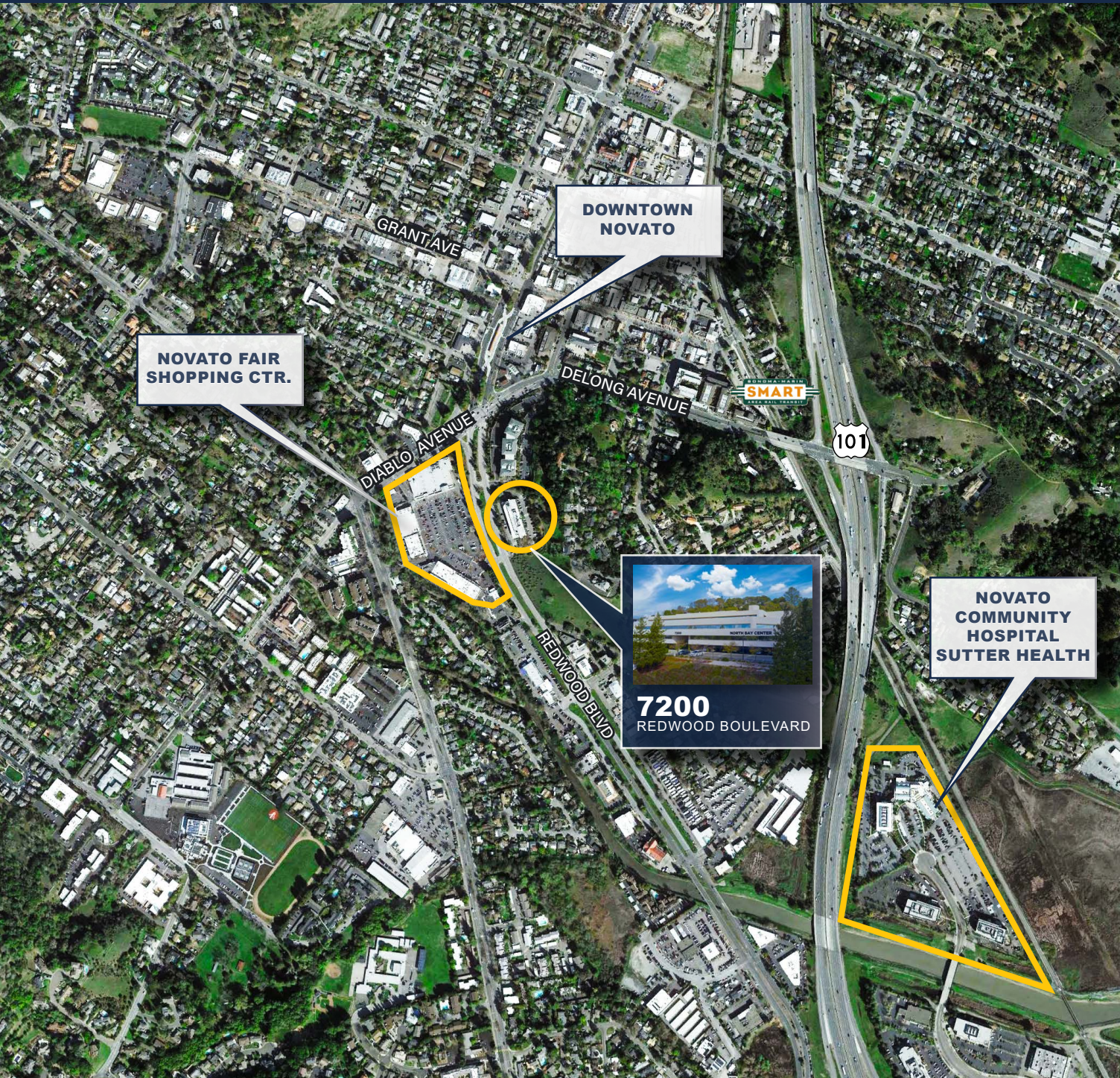
## FULL FLOOR PLAN



## SUITE 401 ±1,580 RSF

- Updated kitchenette
- Large corner conference room
- Two private offices
- Open work space
- Storage
- Accessibility to the balcony





## NOVATO FAIR SHOPPING CENTER



## MORE AMENITIES NEARBY



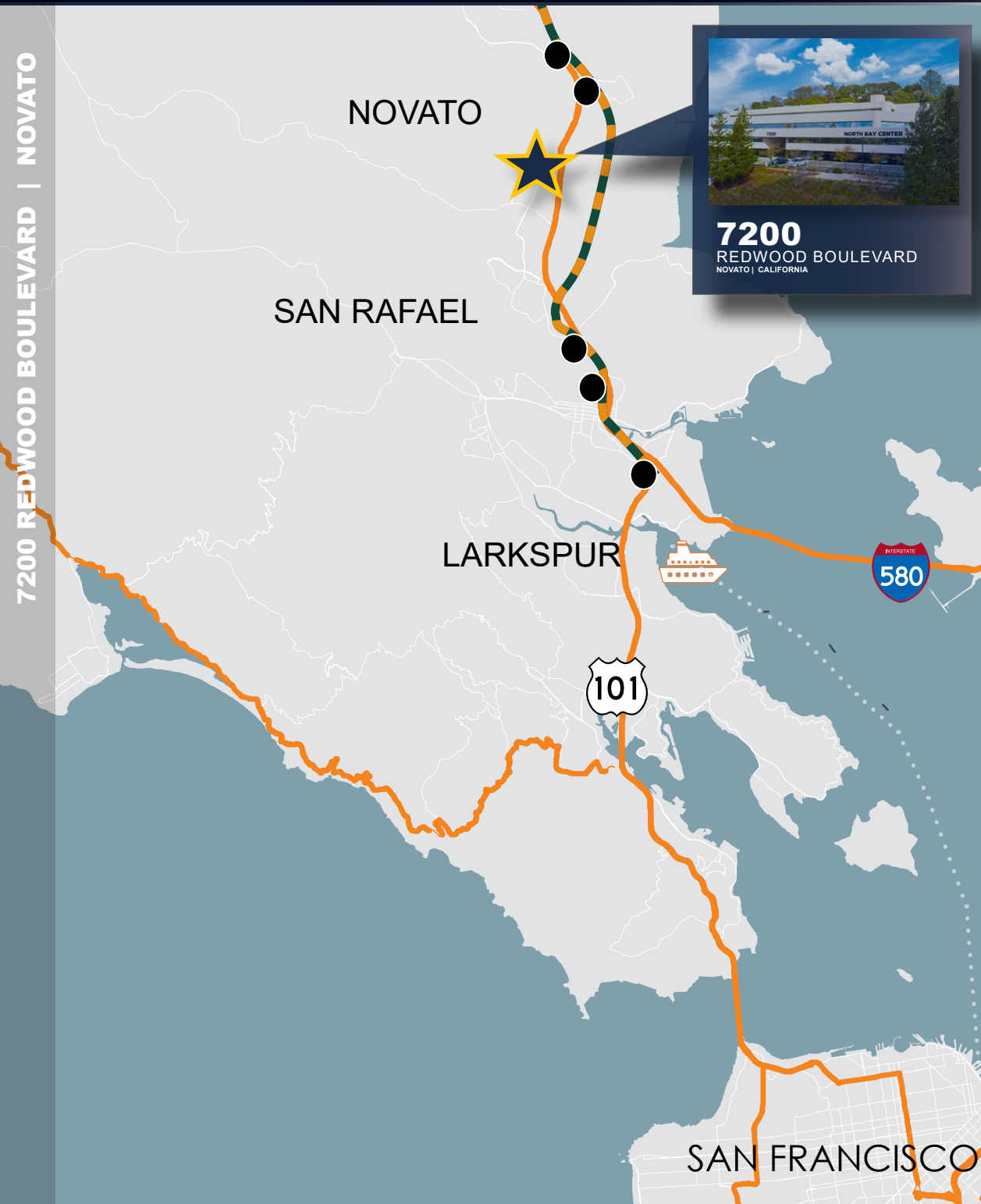
## DOWNTOWN NOVATO AMENITIES





# TRANSPORTATION MAP

7200 REDWOOD BOULEVARD | NOVATO




**7200**  
REDWOOD BOULEVARD  
NOVATO | CALIFORNIA

WALK TO NOVATO FAIR SHOPPING CENTER 3 MINUTES

WALK TO SMART STATION 12 MINUTES

DRIVE TO LARKSPUR LANDINGFERRY TERMINAL 18 MINUTES

DRIVE TO PETALUMA 12 MILES

 Route Larkspur to Santa Rosa

 Smart Stations

# 7200 REDWOOD BOULEVARD NOVATO | CALIFORNIA



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Last updated: 2023.08.21 10:56 AM

**NEWMARK**

**GRAHAM STREET REALTY**  
REAL ESTATE INVESTMENTS