

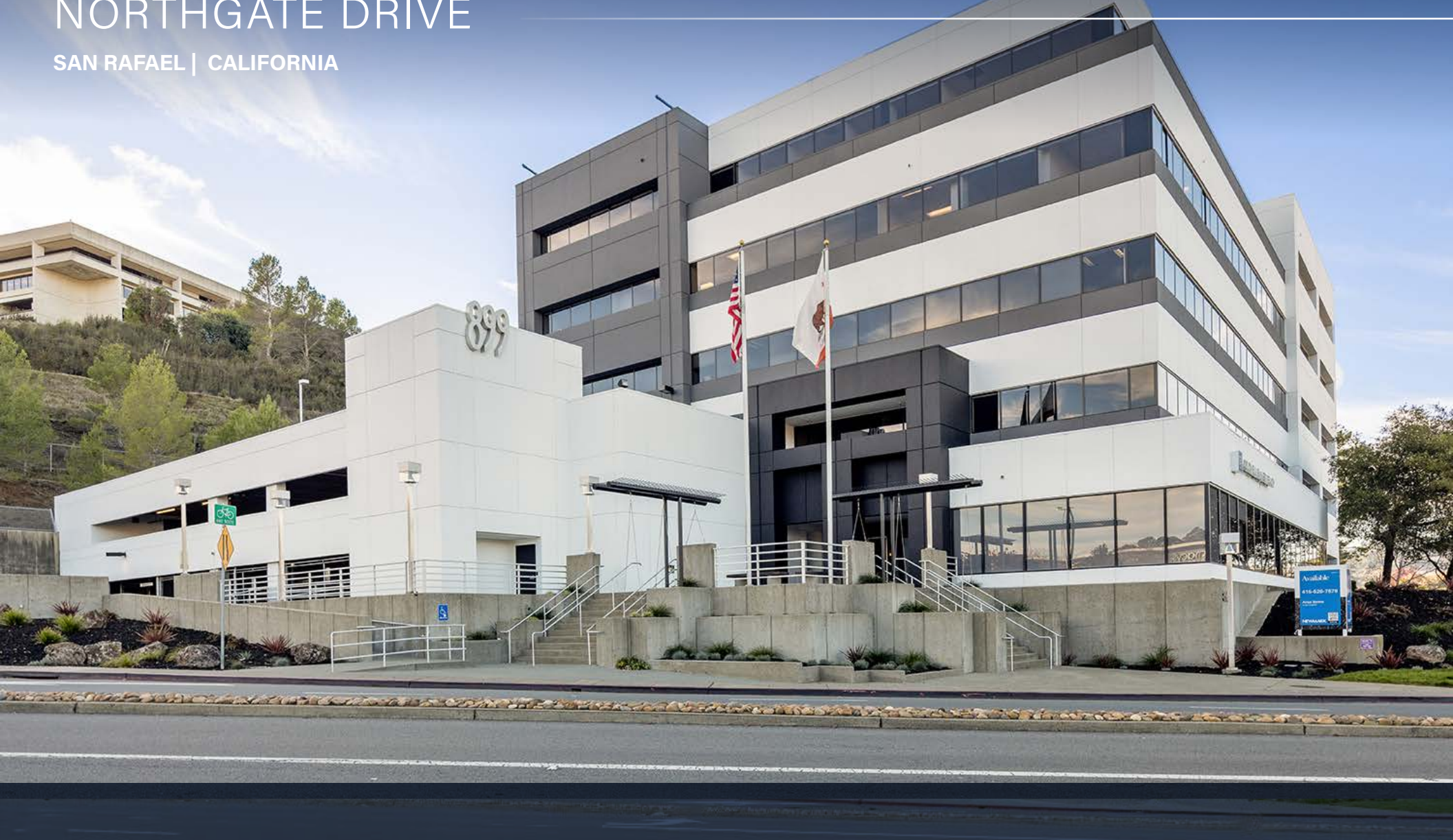
899

NORTHGATE DRIVE

SAN RAFAEL | CALIFORNIA

CLASS A OFFICE

THE HEART OF NORTHGATE DISTRICT



NEWMARK

GRAHAM STREET REALTY
REAL ESTATE INVESTMENTS

FOR LEASE Up to ±26,551 RSF
\$3.50/SF/MONTH, FULL SERVICE

PROPERTY HIGHLIGHTS

899 NORTHGATE DRIVE



Updated, modern lobby with high-end finishes accessible to covered parking garage



Across from the Northgate Mall and walkable to many amenities and services



Conveniently located 2 minutes from Highway 101



Building signage available

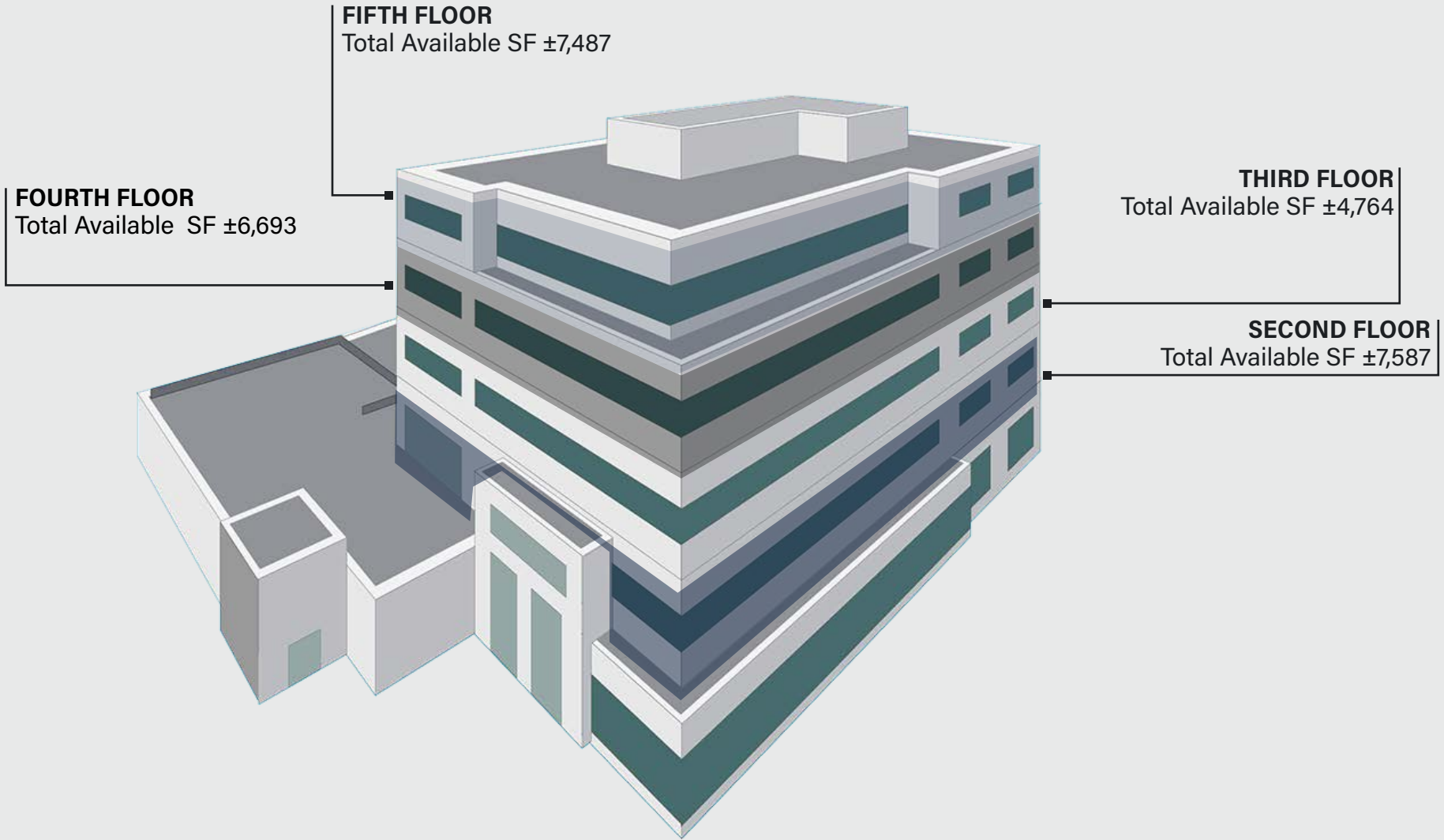


Multi-tenant, office and medical spaces with large window lines for abundant natural light



Private, covered garage parking (3.75/1,000 RSF)





SECOND FLOOR

SUITE **200** - ±4,459 RSF
 SUITE **210** - ±3,128 RSF
 (Can be combined for ±7,587 RSF)

THIRD FLOOR

SUITE **301** - ±3,449 RSF
 SUITE **302** - ±1,315 RSF

FOURTH FLOOR

SUITE **410** - ±2,902 RSF
 SUITE **415** - ±3,791 RSF

FIFTH FLOOR

SUITE **530** - ±7,487 RSF

899 NORTHGATE DRIVE



NEWMARK / GRAHAM STREET REALTY

SUITE 200 ±4,459 RSF

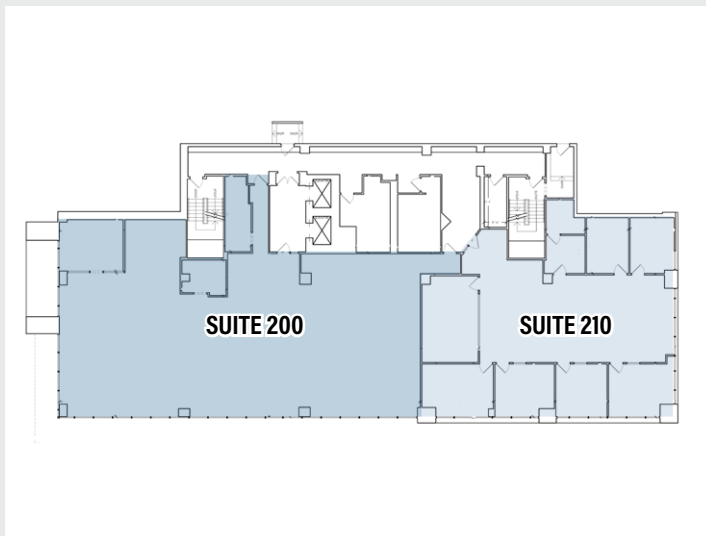
- Expansive open layout
- 2 private offices
- Kitchenette
- IT room
- Direct garage access off hallway

SUITE 210 ±3,128 RSF

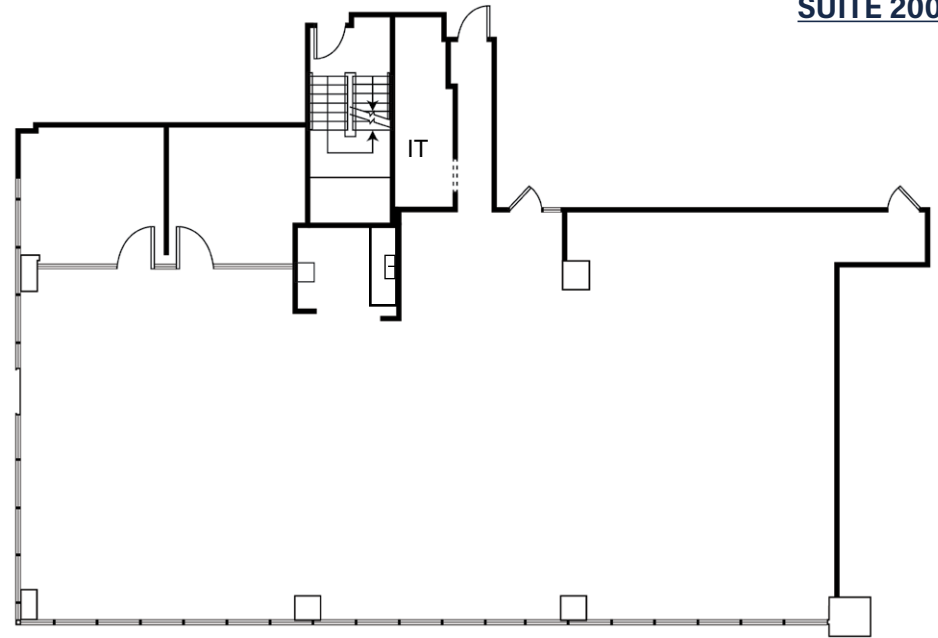
- Reception area
- Open work area
- 5 private offices with glass side-lights
- Glass-lined conference room
- Kitchenette
- Direct garage access off hallway

(Suites 200 & 210 can be combined for ±7,587 RSF)

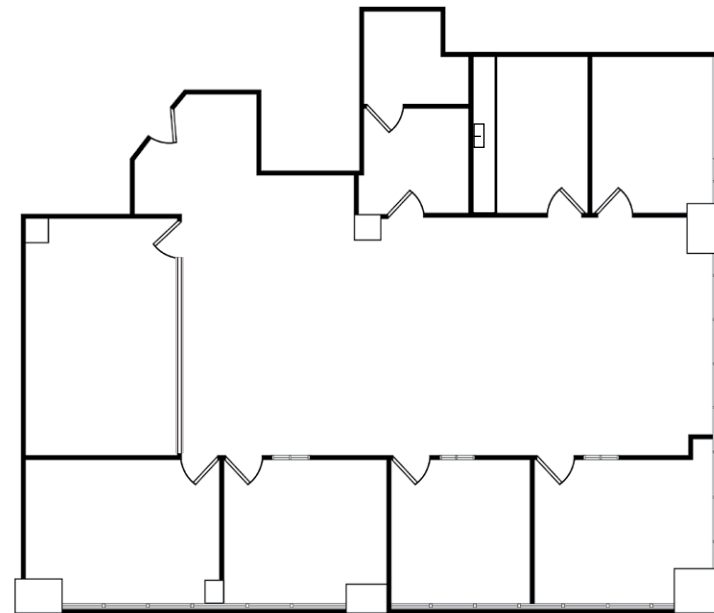
FULL FLOOR PLAN



SUITE 200



SUITE 210



FLOOR PLANS NOT TO SCALE

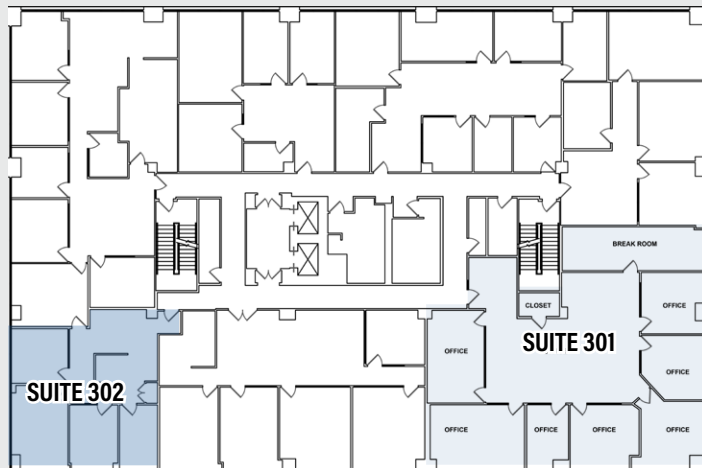
SUITE 301 ±3,449 RSF

- Reception area
- Open work area
- 6 private offices with glass side-lights
- Conference room
- Kitchenette
- Northwest views

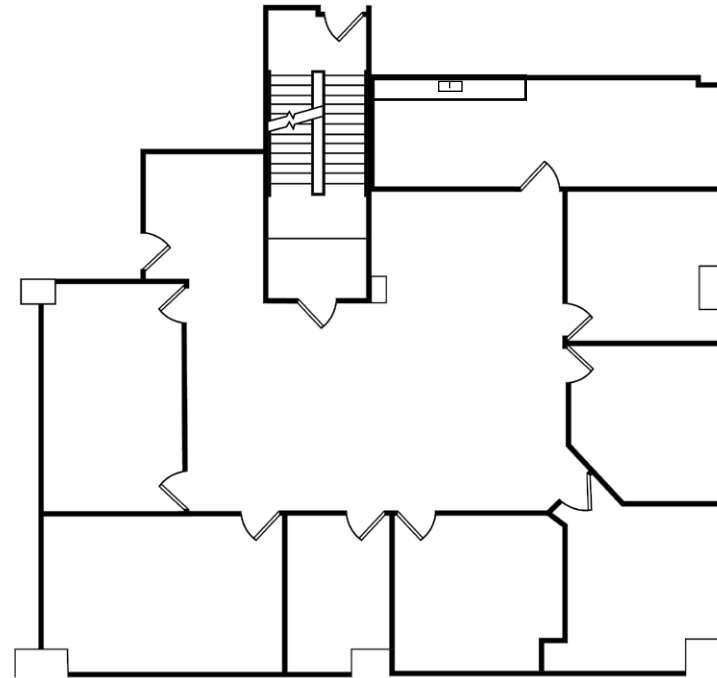
SUITE 302 ±1,315 RSF

- Reception area
- 3 private offices
- Conference room
- Storage closet
- Northeast views

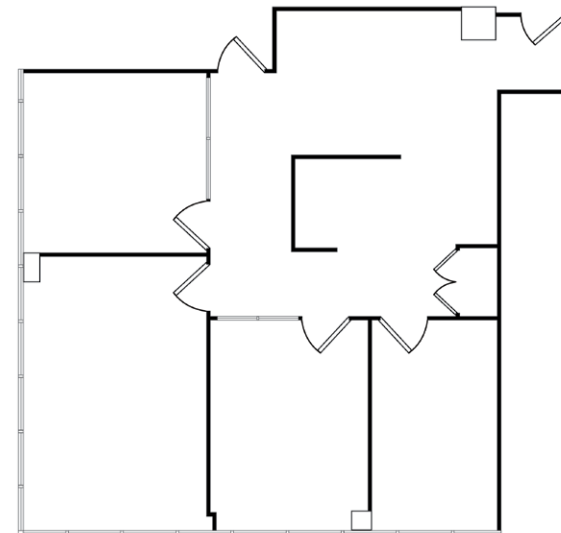
FULL FLOOR PLAN



SUITE 301



SUITE 302



FLOOR PLANS NOT TO SCALE

SUITE 410 ±2,902 RSF

- Reception area
- Open work area
- 6 private offices with glass sidelights
- Conference room
- Kitchenette
- Northwest views

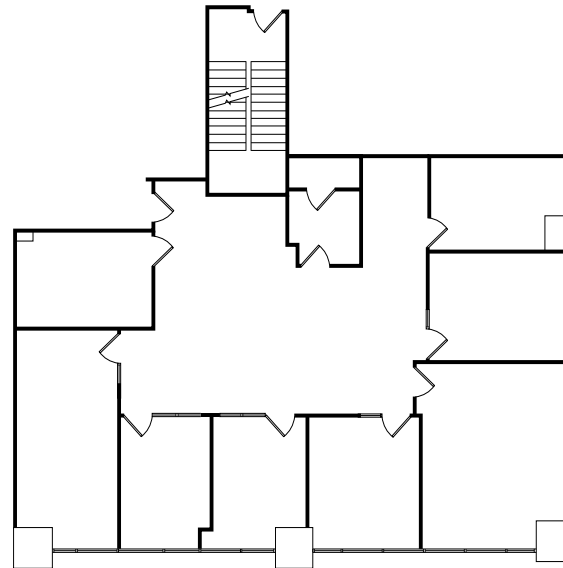
SUITE 415 ±3,791 RSF

- Reception area
- Open work area
- 4 private offices
- Glass-lined conference room
- Kitchenette
- Northeast views

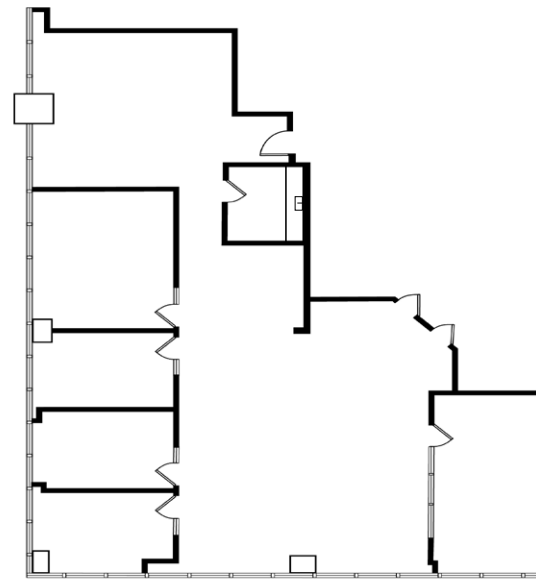
FULL FLOOR PLAN



SUITE 410



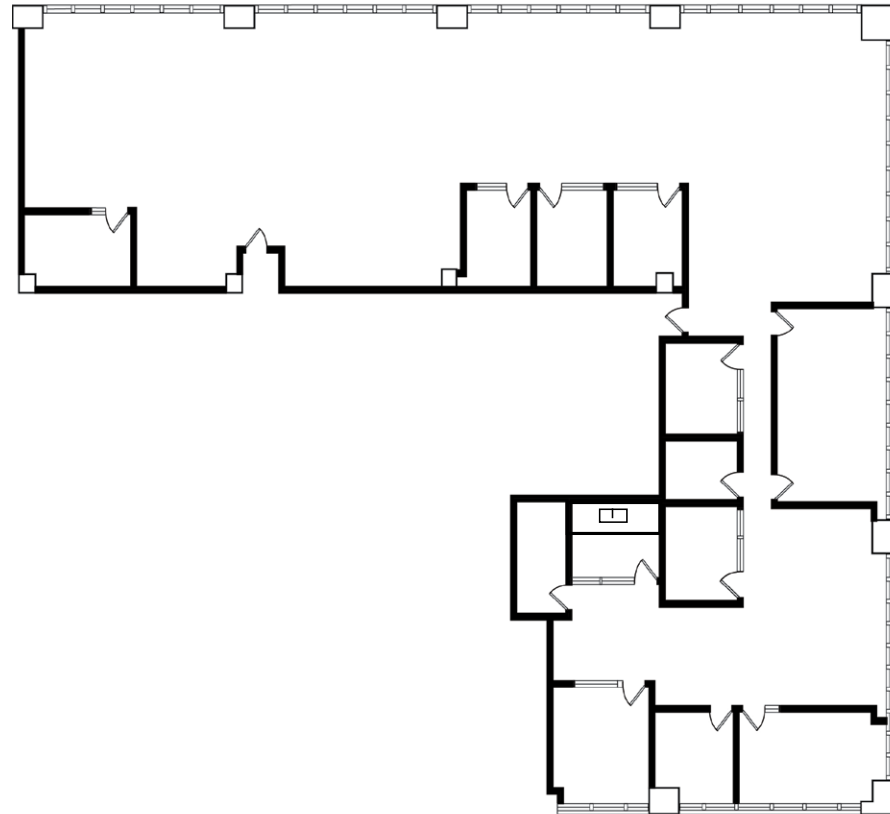
SUITE 415



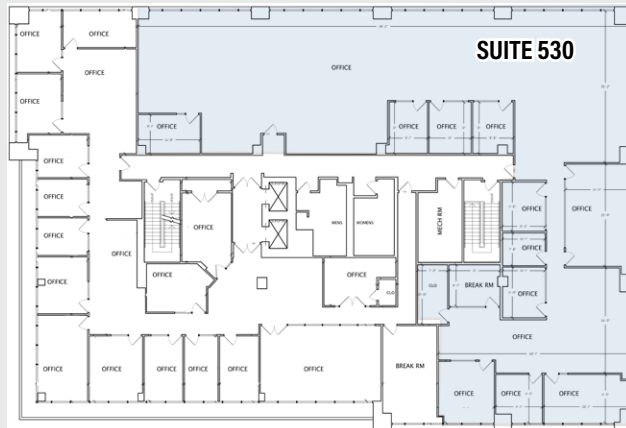
SUITE 530 ±7,487 RSF

- Reception area
- Open work area
- 9 private offices
- Large conference room
- Kitchenette
- IT room
- Hillside & northwest views

SUITE 530



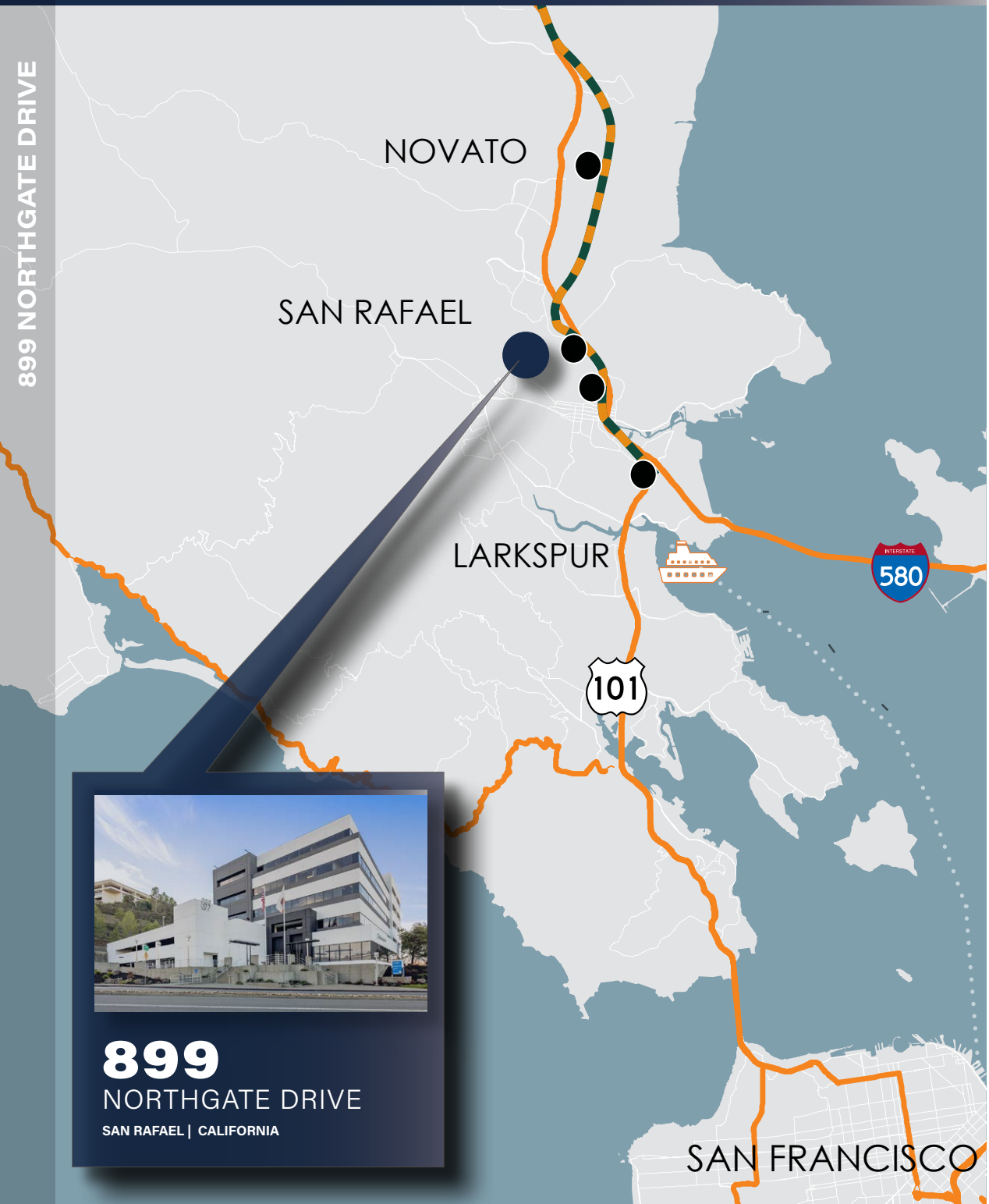
FULL FLOOR PLAN



FLOOR PLANS NOT TO SCALE

TRANSPORTATION MAP

899 NORTHGATE DRIVE



899
NORTHGATE DRIVE
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NORTHGATE SHOPPING CENTER 1 MINUTE

WALK TO SMART STATION 9 MINUTES

DRIVE TO LARKSPUR LANDING FERRY TERMINAL 11 MINUTES

BIKE TO SAN FRANCISCO 15 MILES

DRIVE TO PETALUMA 20 MILES



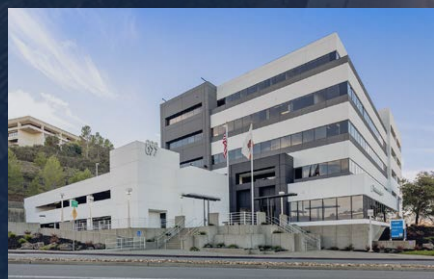
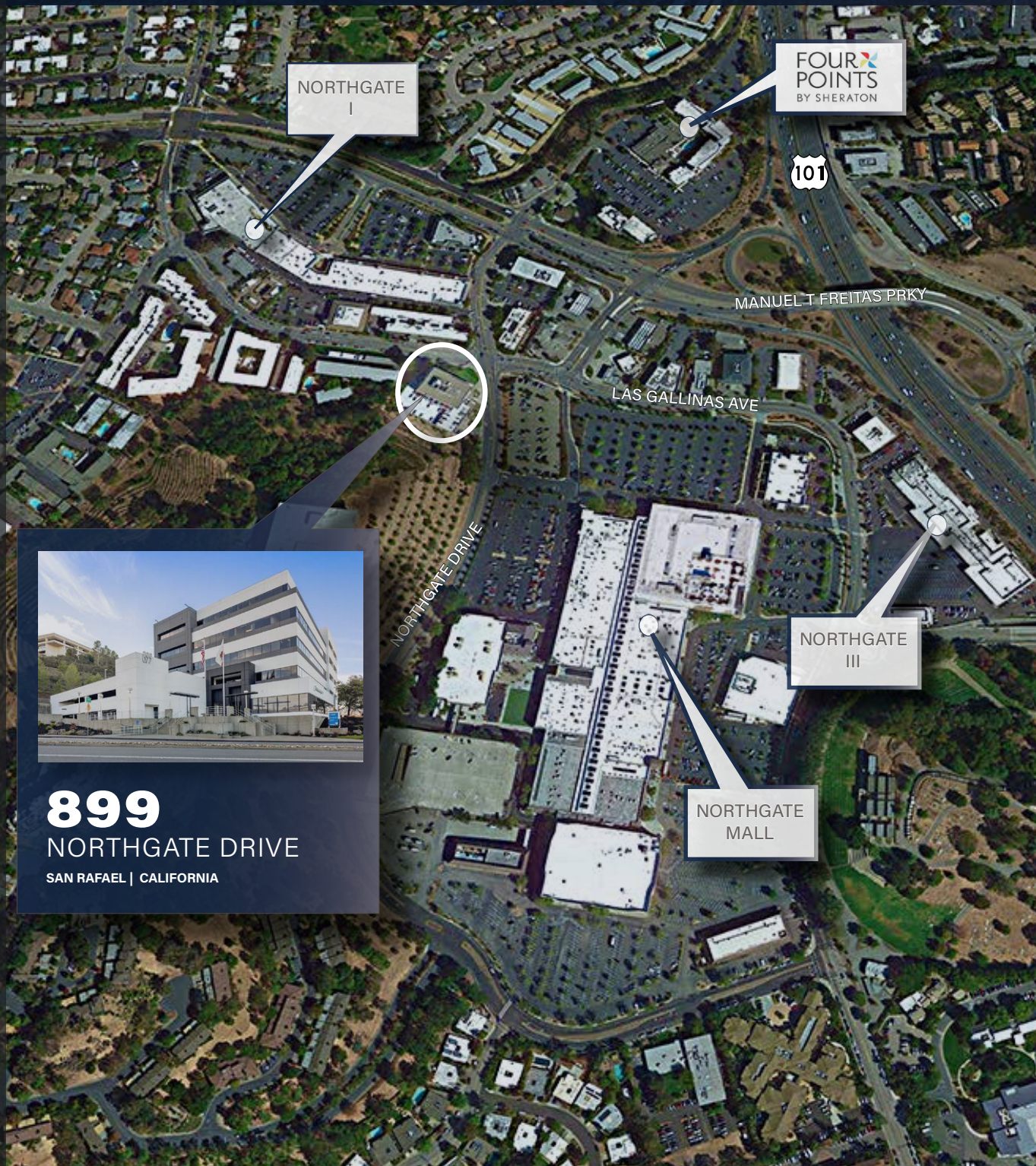
Route Larkspur to Santa Rosa



Smart Stations

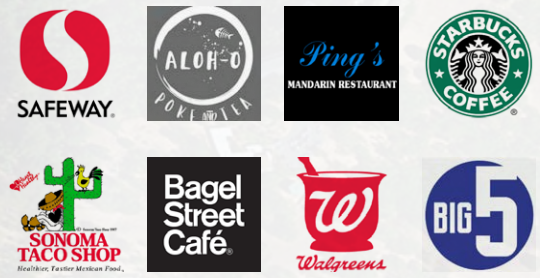
NEIGHBORHOOD AMENITIES

899 NORTHGATE DRIVE



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NORTHGATE I



NORTHGATE MALL



NORTHGATE III



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NORTHGATE DRIVE

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