

150 Shoreline Highway

Mill Valley, CA 94941

Building A

Building B

Building C



Price

\$ 4,800,000



Beds

24



Baths

24



Property Size

15,148



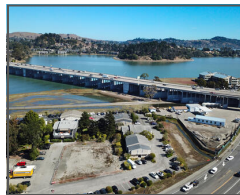
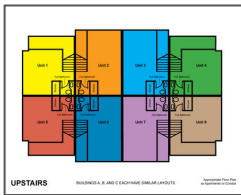
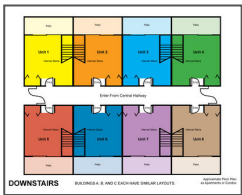
Lot Size

37,501



Year Built

1971



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i About the Property:

3-Buildings 24-Units 15,148 Square Feet Total First-Time on the Market in 50-Years LOTS of Potential Uses INVESTORS #1 ... good cash-flow and 5% Cap-Rates with the current Tenants INVESTORS #2 ... 10% Cap-Rates by converting back to market-rate housing INVESTORS #3 ... Convert to affordable condos to sell individually or make into live/work spaces ... over \$3-million upside potential YMBY (YES in My Backyard) ... Non-Profit Groups - convert to housing for Disabled Veterans, or other vital programs YMBY #2 ... Potential to double the number of units to 48 studio apartments ... upstairs units can be adapted to have separate entrances ... see the Matterport Tour for a sample of an upstairs studio COMPANY HEADQUARTERS ... High-Visibility Location, excellent parking, campus-like setting and immediate access to Highway-101 make this an interesting option.



Produced by Mike Swan Photography

Buyer to verify Square Footage and School Availability.

TBD

