



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

25-35-45-55 MITCHELL BLVD.  
SAN RAFAEL, CA

Best Office Location  
in Central Marin



REPRESENTED BY:

**JOHN MOHUN, AGENT**  
LIC # 02232254 (415) 461-1010, EXT 126  
JMOHUN@KEEGANCOPPIN.COM



# OFFICE SPACE FOR LEASE



25-35-45-55 MITCHELL BLVD.  
SAN RAFAEL, CA

**BEST OFFICE LOCATION  
IN CENTRAL MARIN**

## PROPERTY INFORMATION

### HIGHLIGHTS

- Excellent location
- Abundant parking
- Easy access to local amenities
- Medical uses permitted
- Shared conference room facilities

### OFFICE SPACE

**25 Mitchell, Suite 2:** 1,370+/- sq ft

**25 Mitchell, Suite 3:** 690+/- sq ft

**25 Mitchell, Suite 9:** 885+/- sq ft

**45 Mitchell, Suite 16:** 1,355+/- sq ft

**55 Mitchell, Suite 22:** 588+/- sq ft

### WAREHOUSE SPACE

**55 Mitchell, Suite 23:** 4,225+/- sq ft

**55 Mitchell, Suite B:** 1,502+/- sq ft

**55 Mitchell, Suite C:** 1,502+/- sq ft

### DESCRIPTION

4 private offices, open area, reception, private bathroom and kitchenette.

2 private offices, storage room, reception and private bathroom

Large open office with courtyard views. Kitchenette.

Mostly open floor plan, kitchenette, one private office.

Open area and two private offices.

### DESCRIPTION

1,807 sf office and 2,418 sf warehouse. The warehouse is currently built out with a clean room. The office area has a private restroom, kitchen, break area, four private offices, and a storage area.

Open warehouse.

Warehouse space, 1/2 with easily accessible mezzanine. Can be combined with suite 23.

### LEASE TERMS

#### Size range

588 - 4,225+/- sq ft

#### Rate

\$1.95 per sq ft

#### Terms

Gross

#### Parking

4:1000

#### Zoning

LI/O

Keegan & Coppin Co., Inc.  
101 Larkspur Landing Circle, Ste. 112  
Larkspur, CA 94939  
www.keegancoppin.com  
(415) 461-1010

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

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# FLOOR PLANS



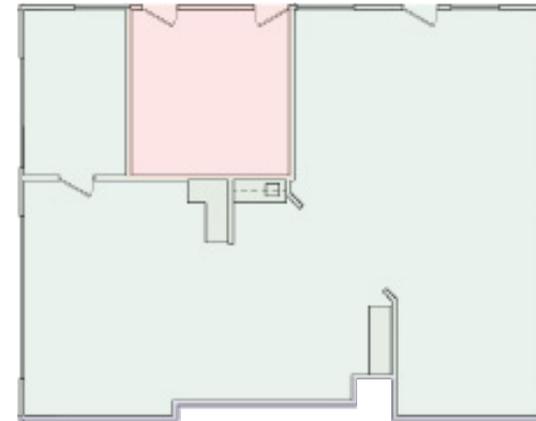
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SAN RAFAEL, CA

**BEST OFFICE LOCATION  
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25 MITCHELL, SUITE 2  
1,370+/- RSF



45 MITCHELL, SUITE 16  
1,355+/- RSF



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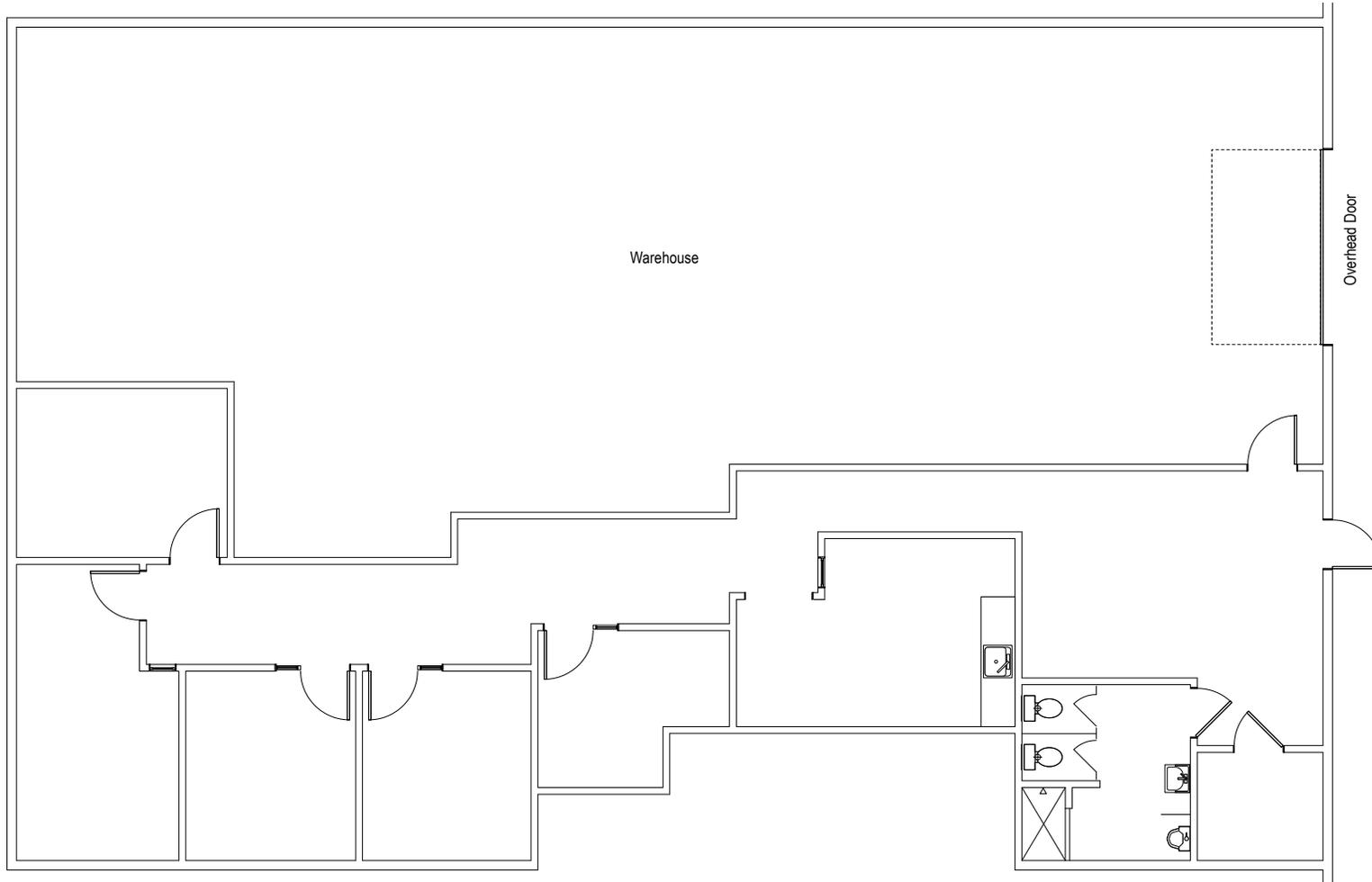
# FLOOR PLANS



25-35-45-55 MITCHELL BLVD.  
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**BEST OFFICE LOCATION  
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55 MITCHELL, SUITE 23  
4,225+/- RSF



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