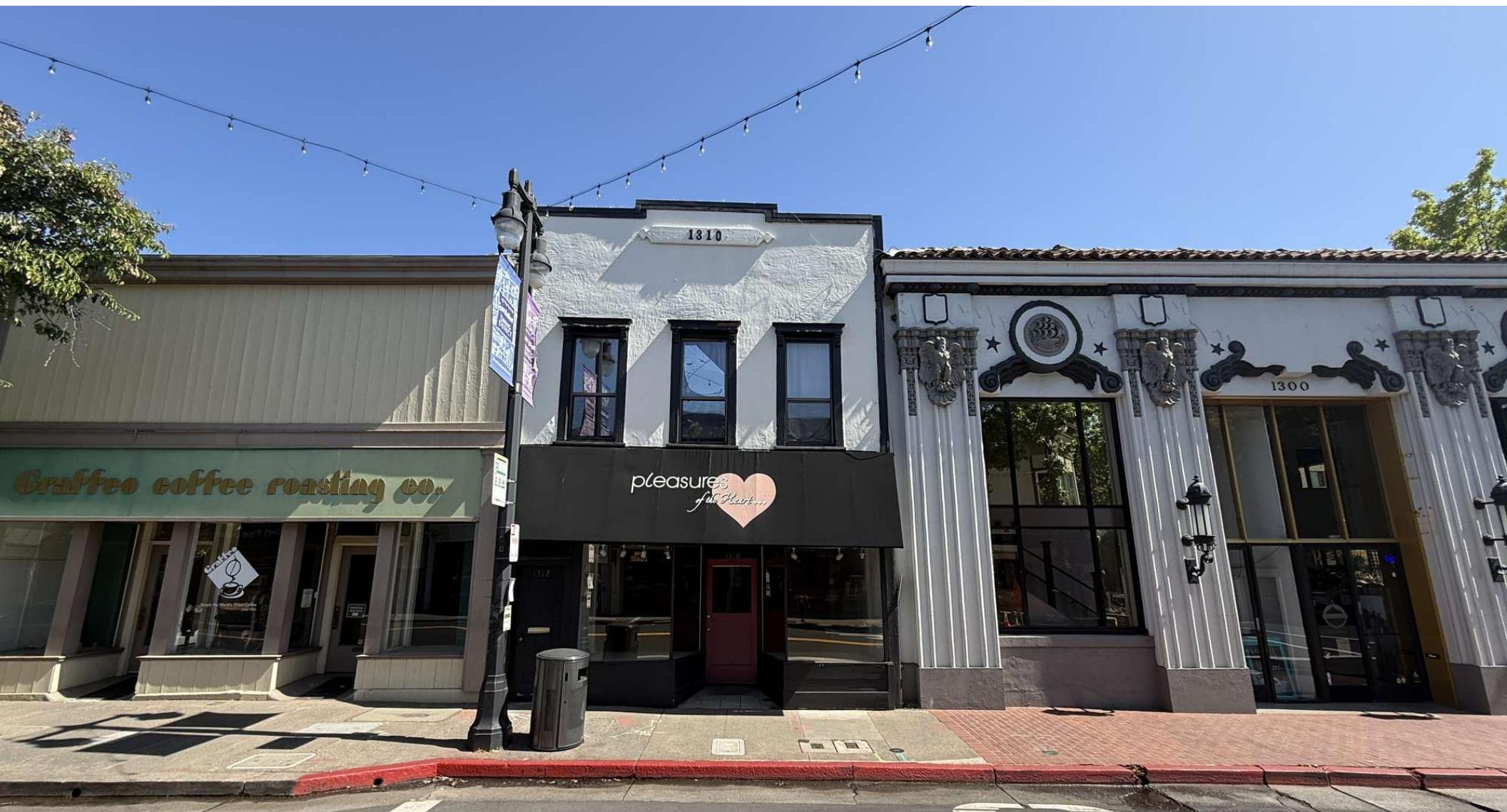


FOR LEASE

PRIME RETAIL LOCATION WITH FANTASTIC VISIBILITY

1310 4th St, San Rafael, CA 94901



The information herein has not been independently verified by the real estate brokers. Interested parties should have experts of their choice inspect and verify all information. Real estate brokers are not experts with respect to building construction, environmental, legal, tax, and other such matters.

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FOR LEASE

Property Summary

PRIME RETAIL LOCATION WITH FANTASTIC VISIBILITY

1310 4th St, San Rafael, CA 94901



PROPERTY DESCRIPTION

Ground level retail space with full frontage display windows offering great natural light and visibility. Small bathroom in back as well as a dedicated 120 SF storage shed.

PROPERTY HIGHLIGHTS

- Functional Layout
- Natural light
- 120 SF storage shed (not included in SF)
- Landlord pays water bill



LOCATION DESCRIPTION

Located on the busy 4th Street corridor, this storefront has prime visibility. Foot traffic is robust in the area which is surrounded by cafes and restaurants as well as a vast array of retail locations. Many parking garages are within a couple blocks and street parking is plentiful. The corner of 4th and C Streets is truly the heart of San Rafael.

OFFERING SUMMARY

Lease Rate:	\$2.50 SF/month (MG)
Number of Units:	1
Available SF:	±1,100 SF
Lot Size:	±1,706 SF
Building Size:	±1,964 SF
Property Type:	Office
Zoning:	T4MS-60/80

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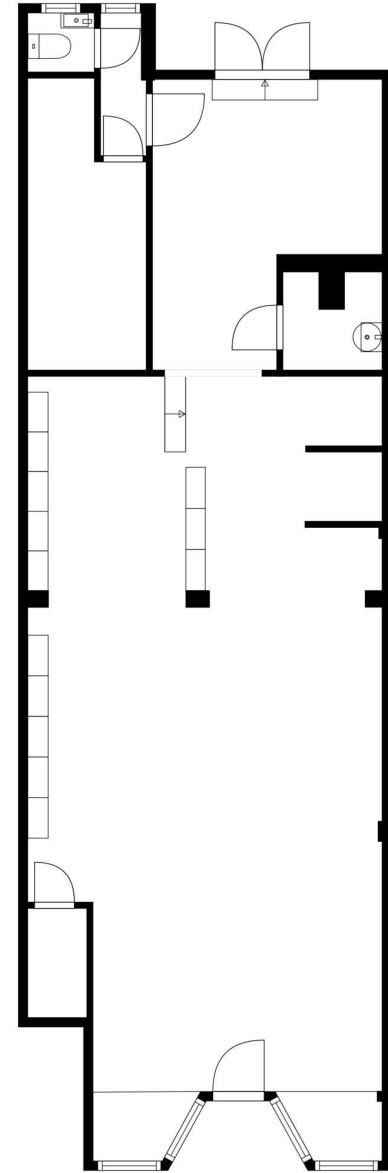
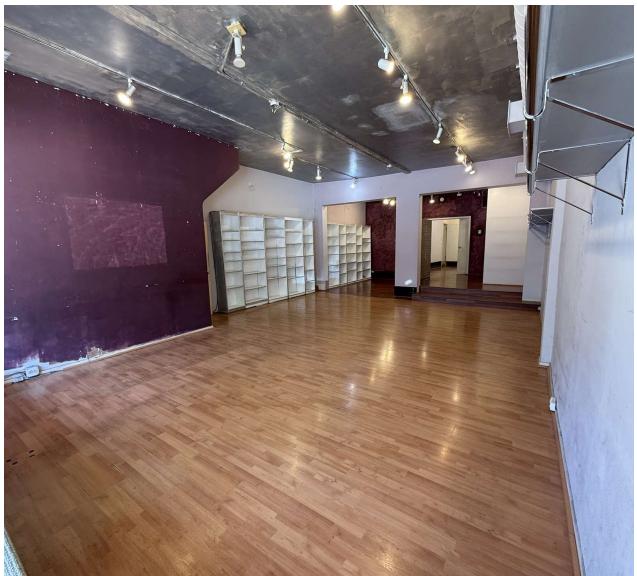
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Additional Photos

PRIME RETAIL LOCATION WITH FANTASTIC VISIBILITY

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