

OFFICE/MEDICAL SPACE FOR LEASE

5 Bon Air Road Larkspur, California

±640 RSF UP TO ±1,300 RSF
\$3.50/RSF/MONTH, GROSS



NEWMARK

JERRY SUYDERHOUD

Senior Managing Director

t 415-526-7660

jerry.suyderhoud@nmrk.com

CA RE LIC #00633998

JOE MCCALLUM

Associate Director

t 415-526-7672

joe.mccallum@nmrk.com

CA RE LIC #02048815

5 Bon Air Road

LARKSPUR, CALIFORNIA

Property Overview

5 Bon Air Road is a well-maintained and serene office environment located in Larkspur, the heart of Central Marin. The property enjoys the abundant natural setting of Marin County, while also strategically situated within the epicenter of region's medical services, revolving around the nearby MarinHealth Medical Center (one of the three major hospitals in the County).

Location

5 Bon Air Road is within walking distance of MarinHealth Medical Center (formerly Marin General Hospital) and is a short drive from numerous restaurants and other amenities along Magnolia Avenue and Downtown Larkspur. The property is conveniently accessible from both Bon Air Road and Magnolia Avenue, two main arteries connecting Larkspur to the adjacent communities of Greenbrae and Kentfield. The property is a short drive from U.S. Highway 101.

Zoning & Allowed Uses

The zoning of 5 Bon Air Road is A-P (Administrative and Professional District) in the City of Larkspur which allows for both professional and medical office uses. The flexible design of the buildings on the property can accommodate tenants of varying sizes. 5 Bon Air Road has both first and second floor suites, with an elevator serving the second floor level.

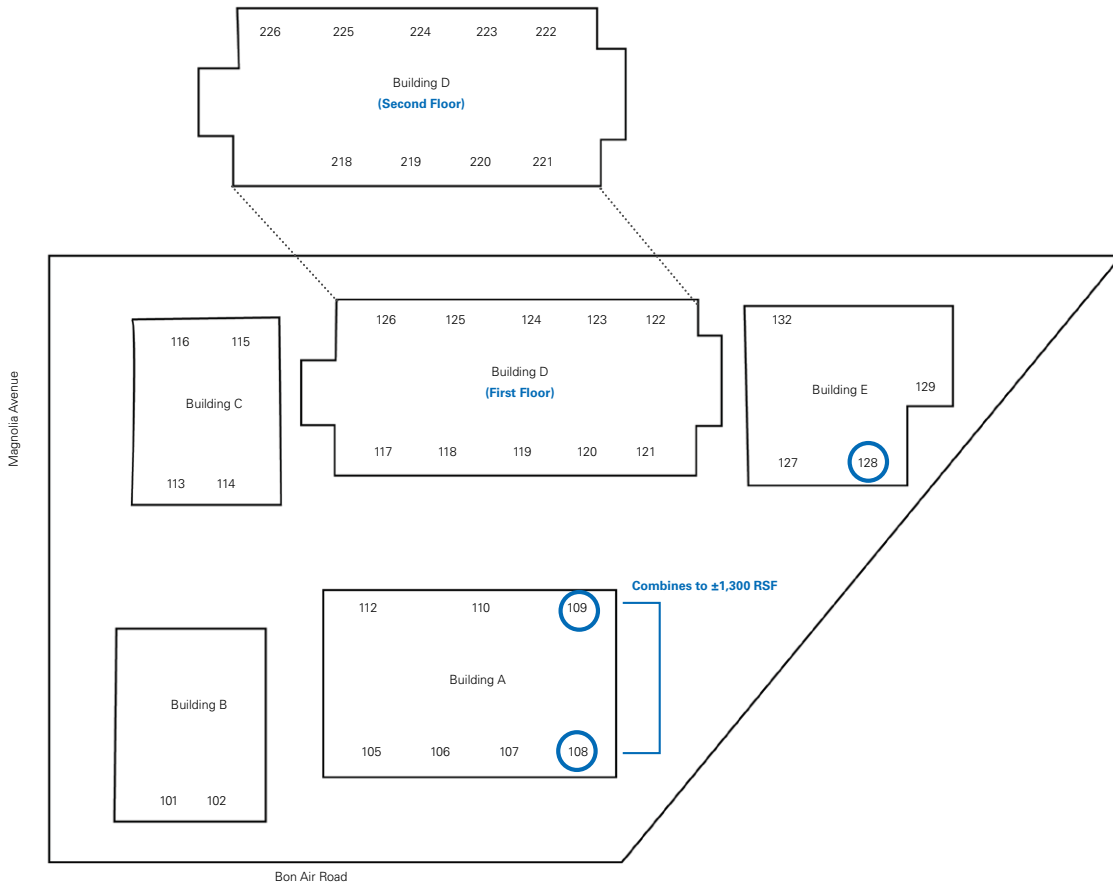
Setting

The trees which surround the property and the green hillsides of the region provide a relaxing setting for both tenants and their clients. The nearby Bay Trail walking path offers a convenient place to enjoy the fresh air and abundant vistas along the waterfront of the Corte Madera Creek.



OFFICE/MEDICAL SPACE FOR LEASE

FIRST FLOOR - ASKING \$3.50/RSF/MONTH, GROSS



Suite 108

- ±640 RSF
- Ground floor medical space
- Open floor plan, 1/2 bath
- Fronts Bon Air Road
- Can be combined with Suite 109 for a total of ±1,300 RSF

Suite 109

- ±660 RSF
- Ground floor office/medical space
- Reception area
- Three private offices (two with sinks)
- Full bathroom
- Can be combined with Suite 108 for a total of ±1,300 RSF

Suite 128

- ±660 RSF
- Ground floor medical space
- 3 private offices, administrative area, private restroom

Photo Gallery





5 Bon Air Road

Larkspur, California

Exclusive agents:

Jerry Suyderhoud

Senior Managing Director

t 415-526-7660
jerry.suyderhoud@nmrk.com
CA DRE #00633998

Joe McCallum

Associate Director

t 415-526-7672
joe.mccallum@nmrk.com
CA DRE #02048815

nmrk.com

The distributor of this communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Last updated: July 27, 2026 9:13 AM