



9 Montford Ave

9 Montford Ave, Mill Valley, CA 94941



Chris Tokarski

Pier Rock Properties

80 E Sir Francis Drake Blvd, Suite 2A, Larkspur, CA 94939

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(415) 595-8210

9 Montford Ave

\$36.00 /SF/YR

- Flexible concrete building, rectangular with high ceilings.

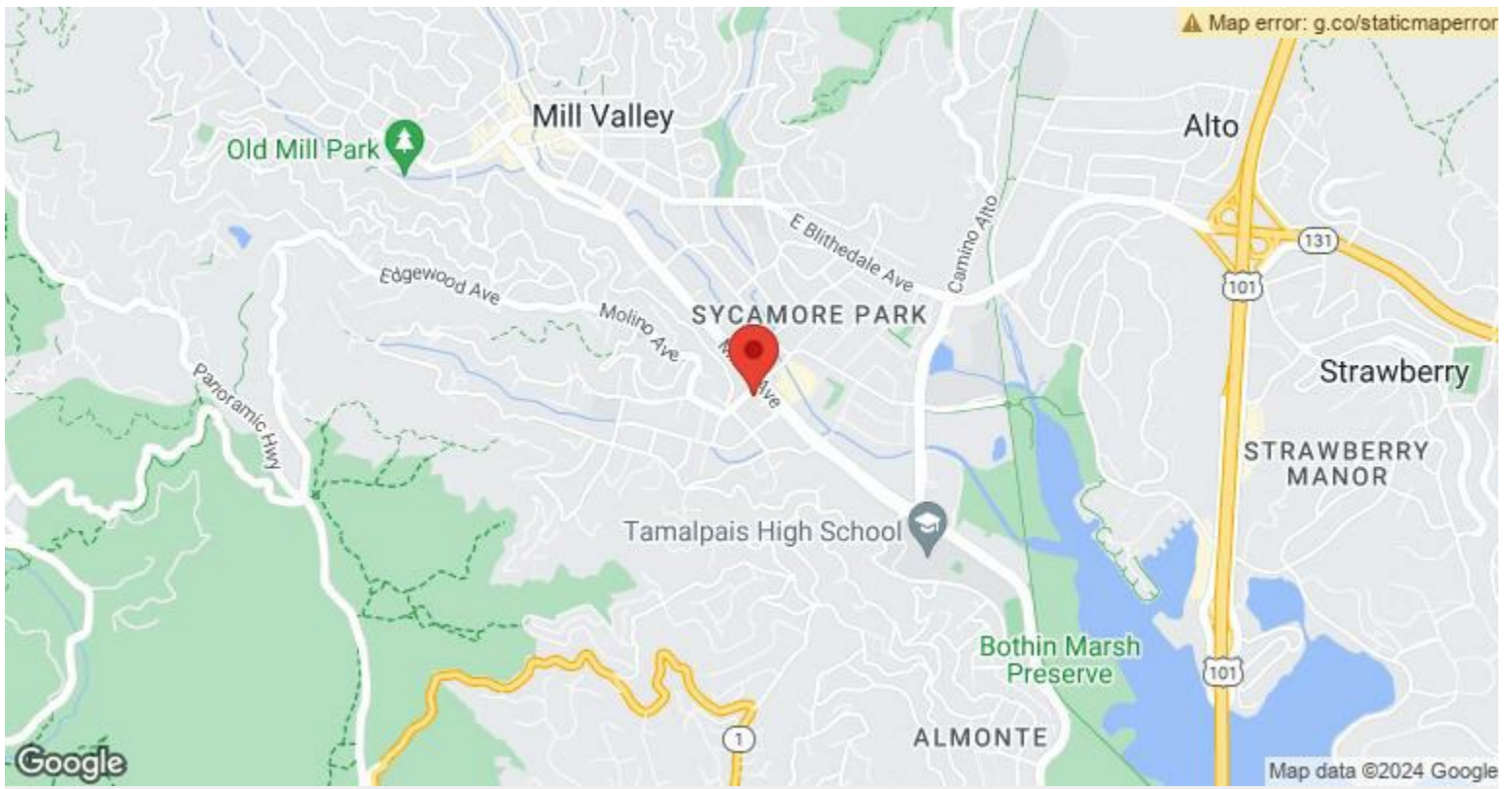


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|----------------------|------------------------|
| Rental Rate: | \$36.00 /SF/YR |
| Property Type: | Retail |
| Property Subtype: | Freestanding |
| Gross Leasable Area: | 3,012 SF |
| Year Built: | 1970 |
| Walk Score ®: | 90 (Walker's Paradise) |
| Taxes: | \$0.53 USD/SF/MO |
| Operating Expenses: | \$0.28 USD/SF/MO |
| Rental Rate Mo: | \$3.00 /SF/MO |

1st Floor

| | |
|-----------------|------------------|
| Space Available | 3,012 SF |
| Rental Rate | \$36.00 /SF/YR |
| Date Available | Now |
| Service Type | Triple Net (NNN) |
| Space Type | Relet |
| Space Use | Industrial |
| Lease Term | Negotiable |

Behind 2AM Club on same side of Street. Owner is flexible on lease term (prefer 5 years). Owner willing to work with tenant on buildout / improvements.



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Property Photos



Stained Concrete Floors



Rear Roll Up door

Property Photos



Stained Concrete Floors



Sky Lights