

SUBLEASE

1820 4TH STREET

San Rafael, CA 94901



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FOR LEASE

Property Summary

1820 4TH STREET

San Rafael, CA 94901



PROPERTY DESCRIPTION

The recently remodeled space for a boutique bike shop provides a great window line for visibility and traffic including wonderful natural light into the space. Recent improvements include fresh new modern paint scheme, upgraded lights, and polished concrete floors. The space includes a restroom, shower and small kitchen area. Very versatile and flexible space for various retail uses.

PROPERTY HIGHLIGHTS

- Sublease until 1/31/2027
- Direct term available
- \$1,665 Nets per month
- Light filled modern interiors
- Versatile floor plan
- Excellent glass-line
- Great visibility and accessibility

LOCATION DESCRIPTION

Located in the desirable West End of downtown San Rafael with a thriving retail scene. This location provides great visibility and strong drive by traffic as it sits on the west end of downtown San Rafael transitioning to through Miracle Mile to Ross Valley.

OFFERING SUMMARY

Lease Rate:	\$2.05 SF/month (NNN)
Available SF:	±3,330 SF
Building Size:	±6,000 SF
Property Type:	Retail
Zoning:	T4MS 40/50

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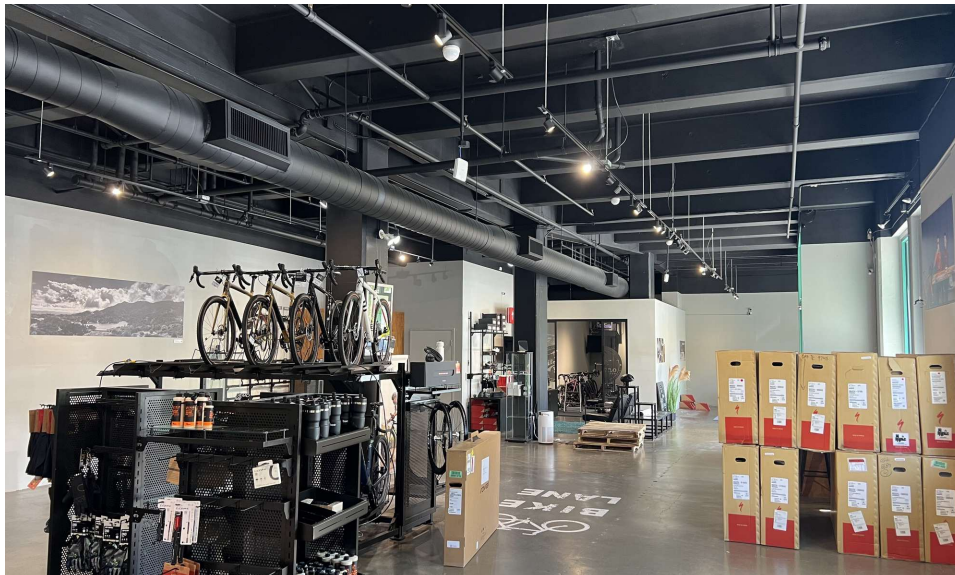
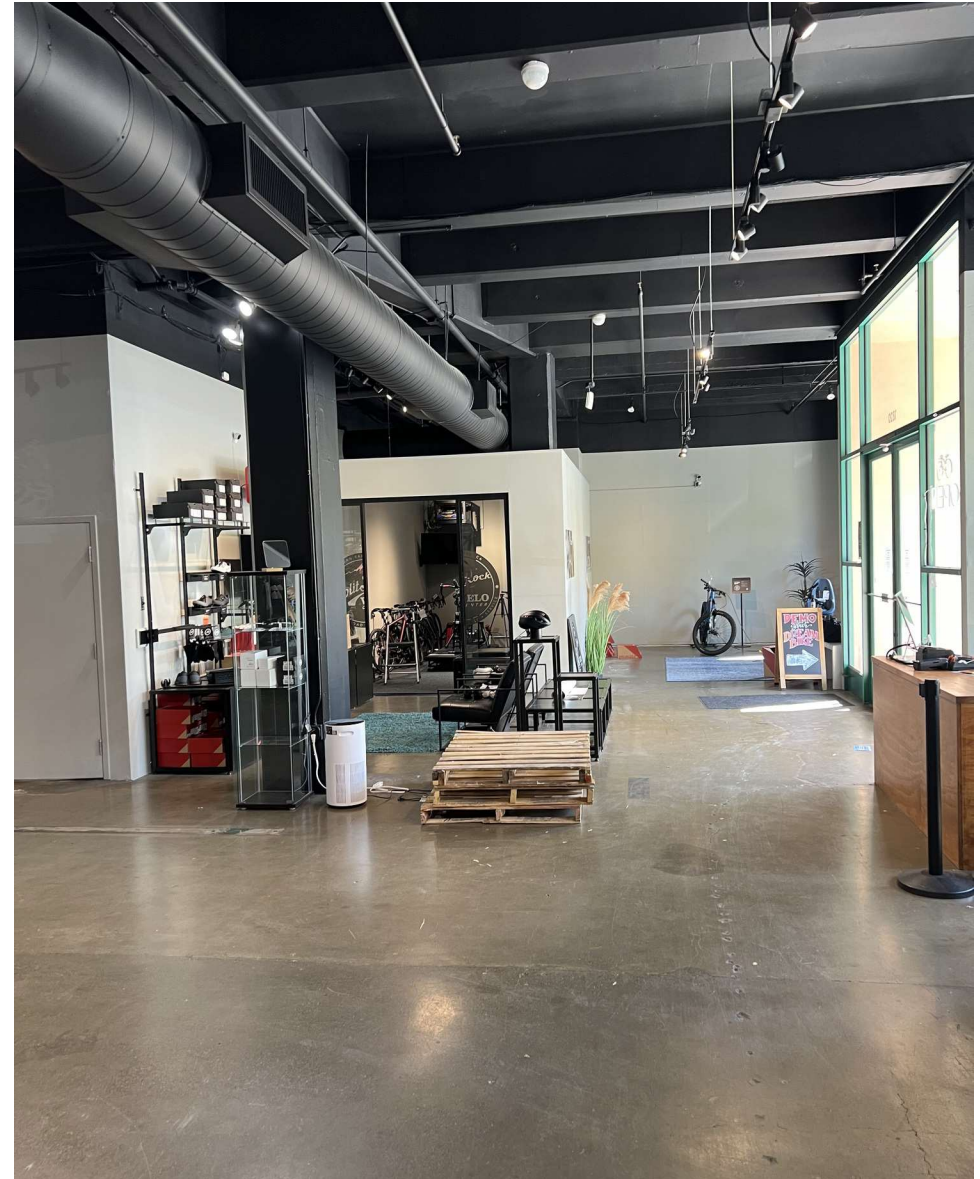


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Additional Photos

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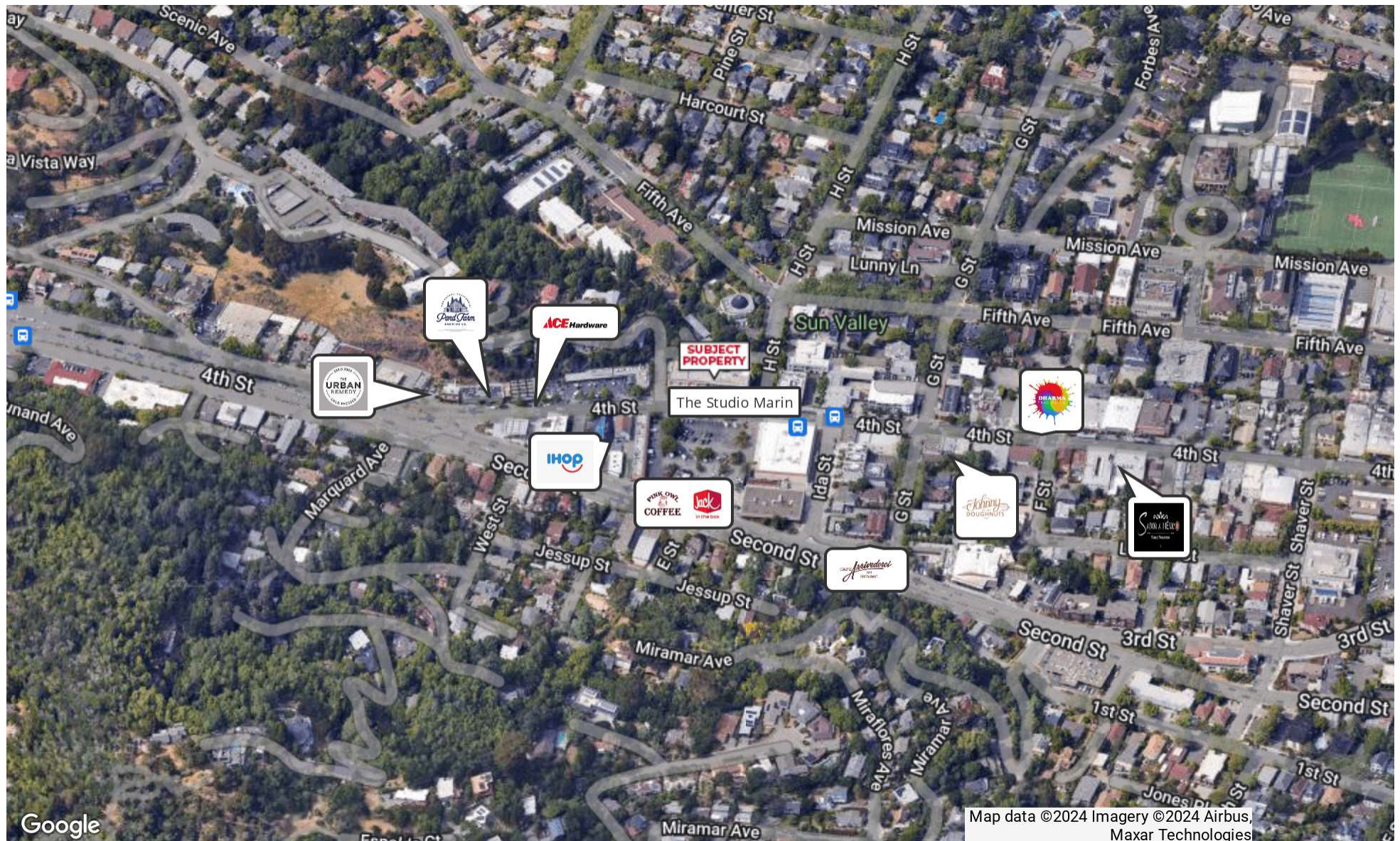


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Retailer Map

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