

1050
NORTHGATE DRIVE
SAN RAFAEL | CALIFORNIA

CLASS A MEDICAL/OFFICE
IN THE HEART OF MARIN COUNTY



NEWMARK

GRAHAM STREET REALTY
REAL ESTATE INVESTMENTS

FOR LEASE ±660 RSF - ±5,036 RSF
\$3.00 - \$3.50/SF/MONTH, FULL SERVICE

PROPERTY HIGHLIGHTS

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1050 NORTHGATE DRIVE



Updated, modern lobby with high-end finishes



Adjacent to Four Points by Sheraton, across from the Northgate Mall and walkable to many amenities and services



Convenient to Highway 101



Common conference room & outdoor patio



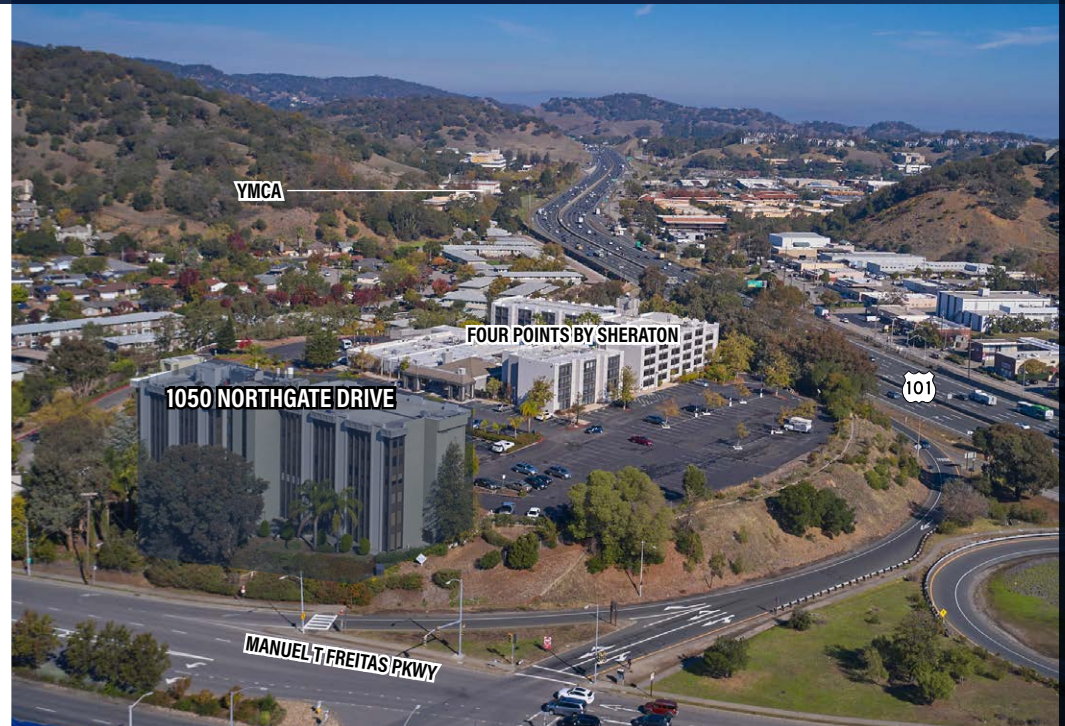
- Medical suites with plumbing
- Great views from every suite

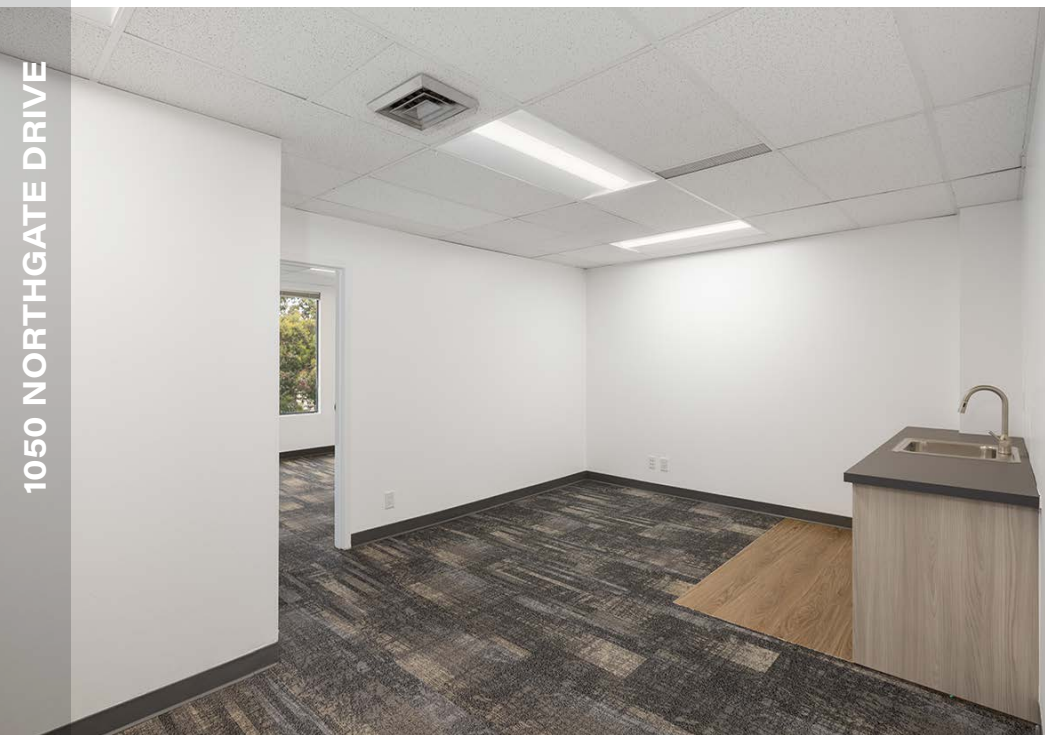


Office spaces with large glass-lines for abundant natural light



Abundant parking (4.29/1,000 RSF)





FOURTH FLOOR

Total Available SF ±5,073

THIRD FLOOR

Total Available SF ±3,172

SECOND FLOOR

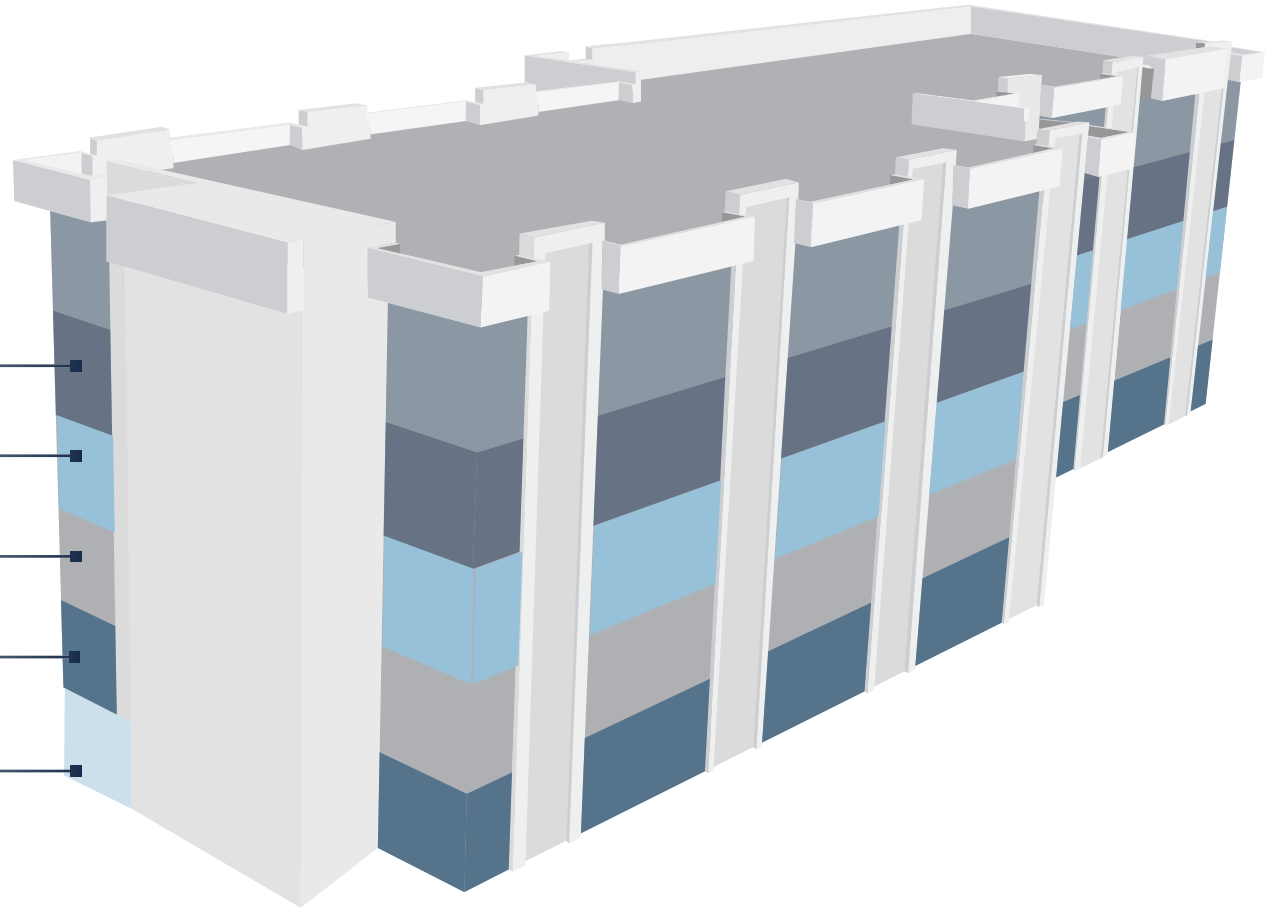
Total Available SF ±6,058

FIRST FLOOR

Total Available SF ±3,662

PATIO LEVEL

Total Available SF ±1,233



PATIO LEVEL

SUITE 1 - ±1,233 RSF

THIRD FLOOR

SUITE 300 - ±2,211 RSF

SUITE 351 - ±961 RSF

FIRST FLOOR

SUITE 100 - ±670 RSF

SUITE 110 - ±2,332 RSF

SUITE 195 - ±660 RSF

FOURTH FLOOR

SUITE 400 - ±3,487 RSF

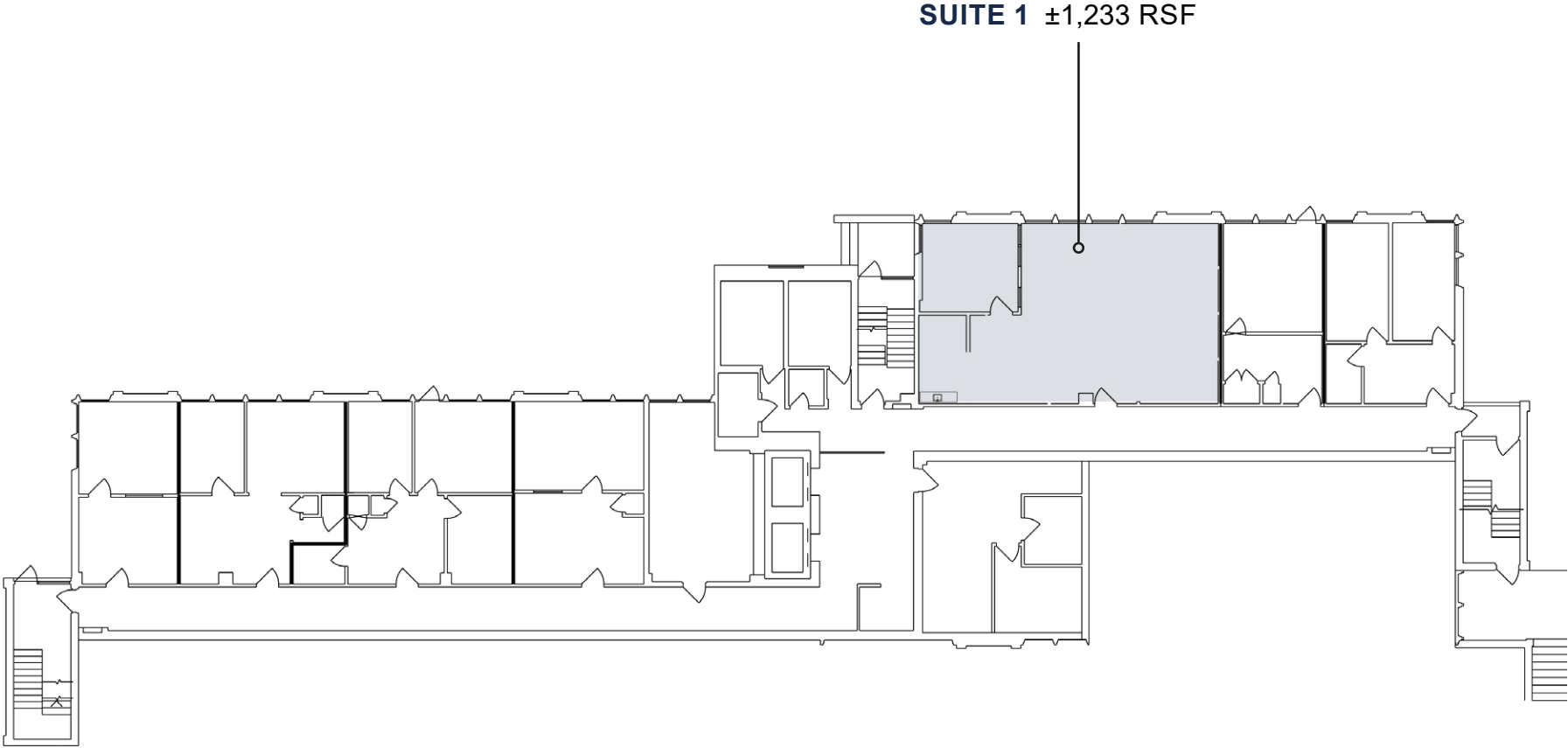
SUITE 410 - ±1,586 RSF

SECOND FLOOR

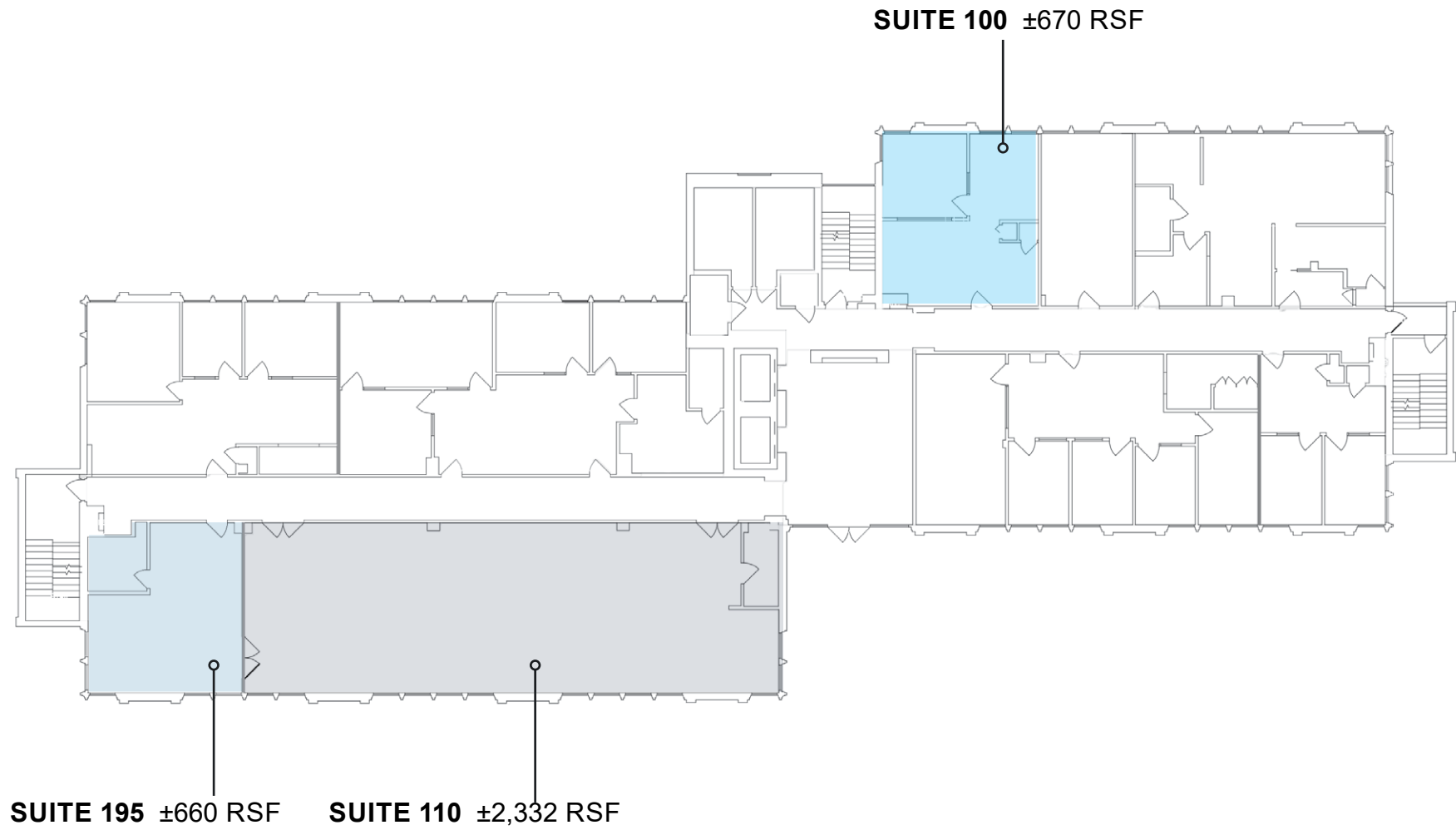
SUITE 200 - ±5,036 RSF

SUITE 260 - ±1,022 RSF

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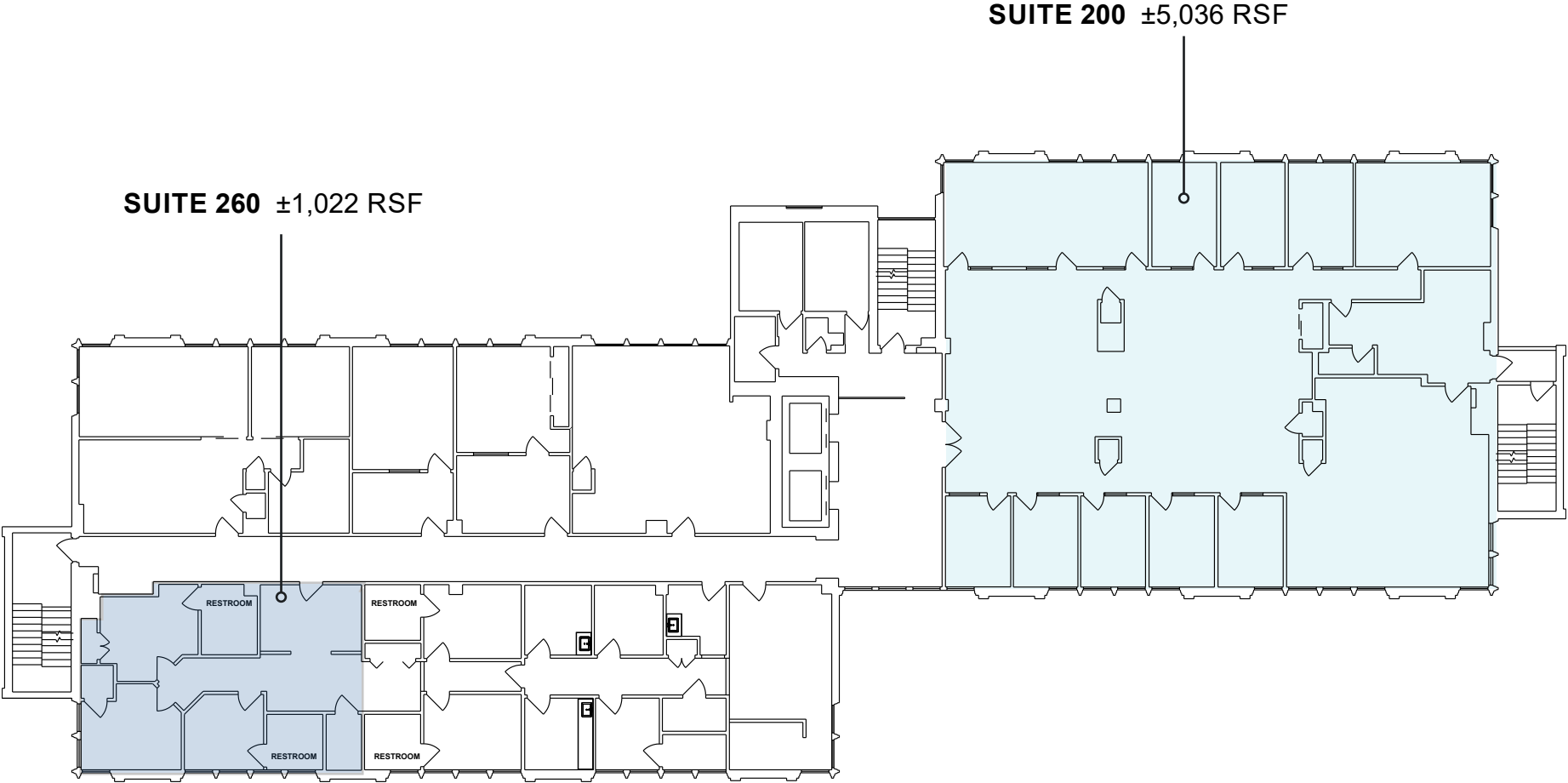


NOT TO SCALE

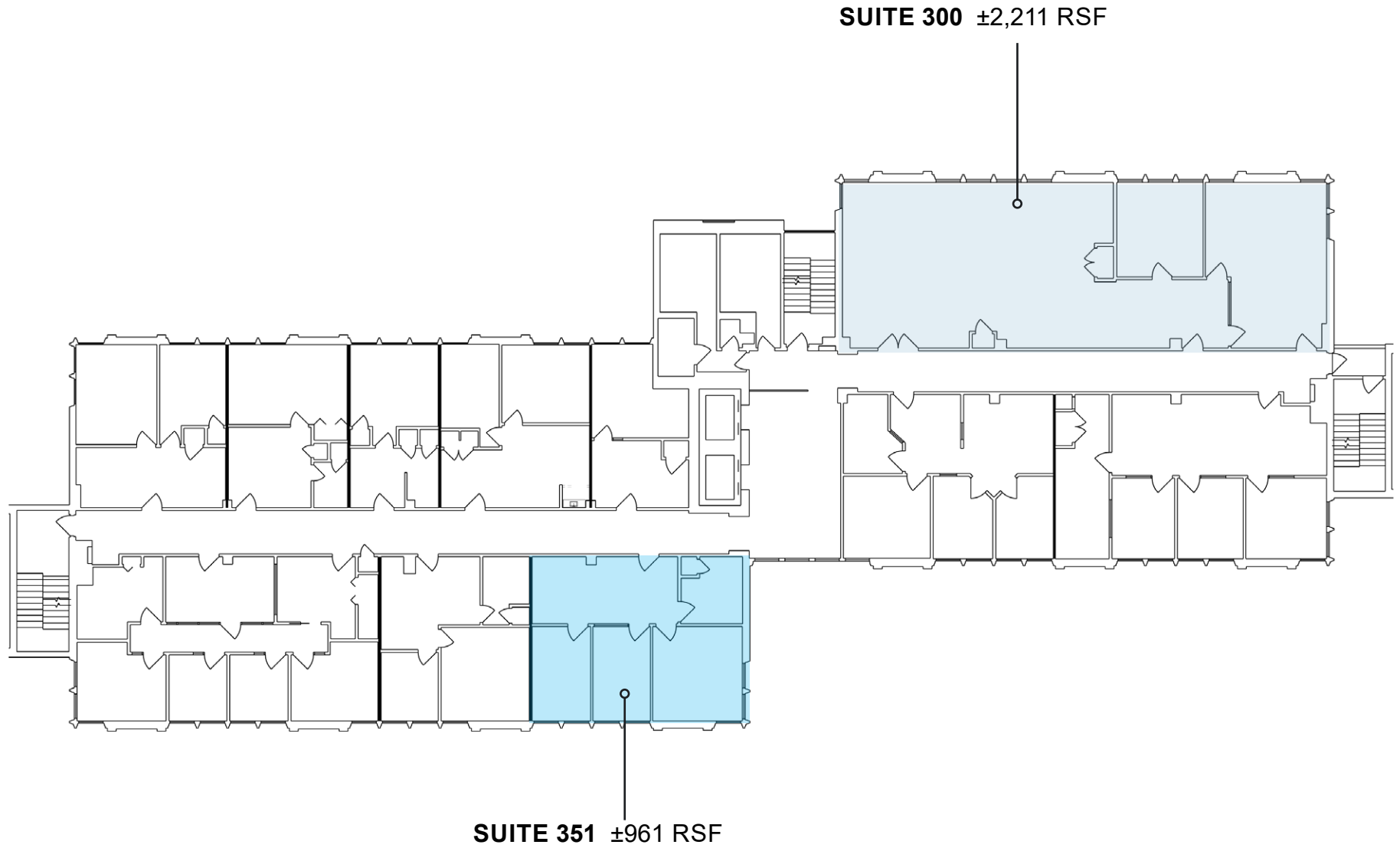


Suites 110 & 195 are contiguous to ±2,992 RSF

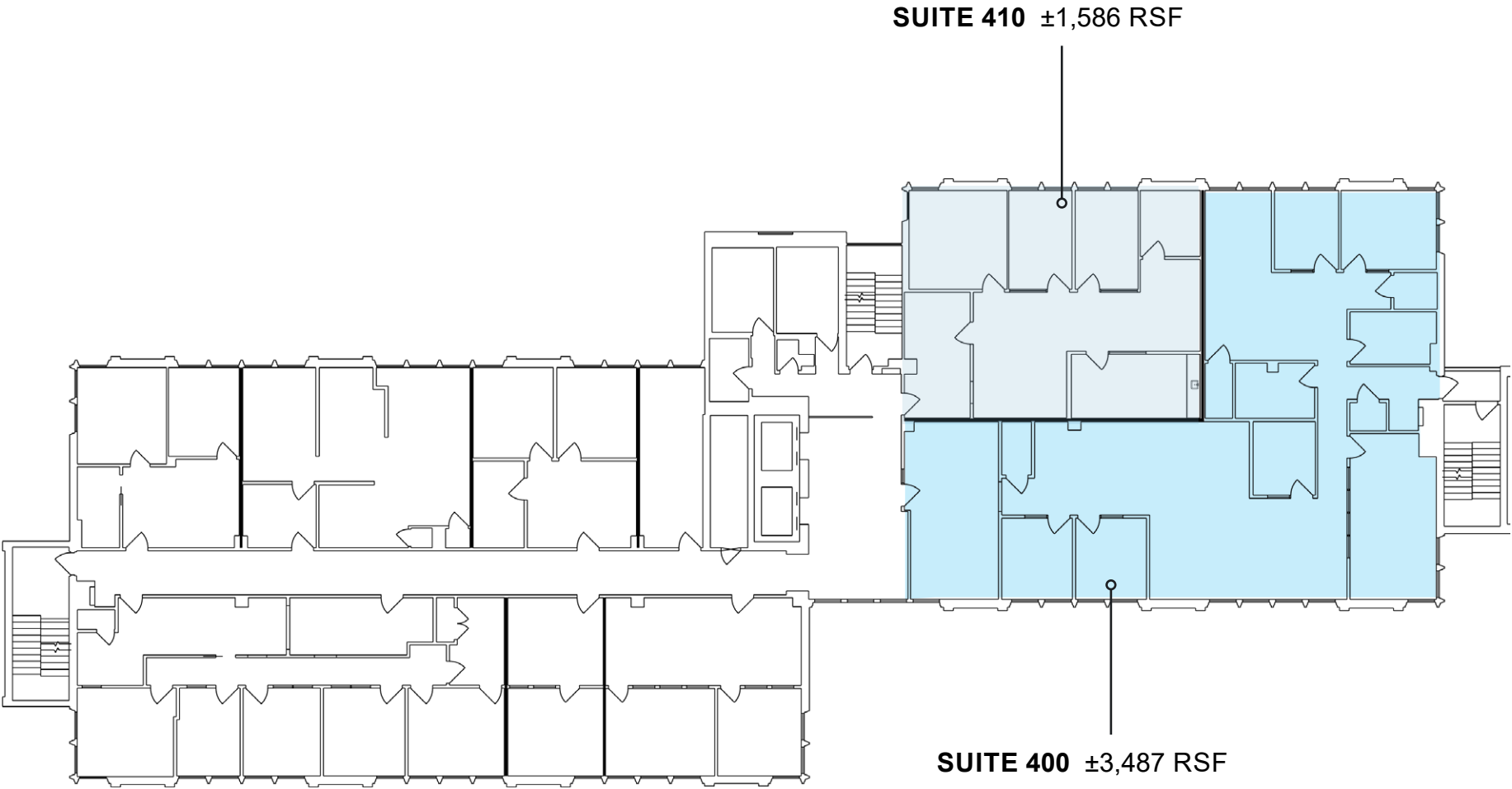
NOT TO SCALE



NOT TO SCALE



NOT TO SCALE



TRANSPORTATION MAP

10

1050 NORTHGATE DRIVE



NORTHGATE
SHOPPING CENTER

1 MINUTE

WALK TO SMART STATION

9 MINUTES

DRIVE TO LARKSPUR LANDING
FERRY TERMINAL

11 MINUTES

BIKE TO SAN FRANCISCO

15 MILES

DRIVE TO PETALUMA

20 MILES



Route Larkspur to Santa Rosa



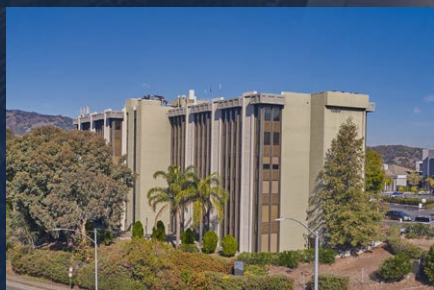
Smart Stations



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NEIGHBORHOOD AMENITIES

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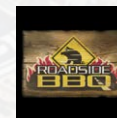


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NORTHGATE I



NORTHGATE MALL



NORTHGATE III



The redevelopment of the Northgate Mall will bring additional jobs, employee housing, and much vitality to the Northgate area. The vision is an inviting, open-air concept where housing, community gathering spaces, and quality retail come together to create a one-of-kind, vibrant destination. More info can be found here: [Future Northgate Mall](#)



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ALISA BELEW

415.526.7663
alisa.belew@nmrk.com
CA DRE #01821371

HADEN ONGARO

415.526.7649
haden.ongaro@nmrk.com
CA DRE #00916960

1101 Fifth Avenue, Suite 370, San Rafael, CA 94901

Office: 415-526-7676

Website: nmrk.com

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