



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

2342 MARINSHIP WAY  
SAUSALITO, CA

WAREHOUSE FOR LEASE



REPRESENTED BY:

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# WAREHOUSE SPACE FOR LEASE



2342 MARINSHIP WAY

SAUSALITO, CA

## PROPERTY INFORMATION

### HIGHLIGHTS

- Rarely Available Large Warehouse
- Convenient Location
- Two 15' roll up doors
- Natural Light

### DESCRIPTION OF WAREHOUSE

Rarely available, this bright warehouse space is suitable for a variety of uses. With two 15 foot rollup doors, one private office, and mezzanine storage, businesses will enjoy the flexibility provided by the large open area.

### DESCRIPTION OF AREA

The building is located in the Marinship district of Sausalito, a charming waterfront community based around the former naval shipyard. Restaurants and local businesses thrive among the shipyards and marinas of this neighborhood.

### LEASE TERMS

**Space Size**  
6,000+/- sq ft

**Parking**  
On-Site

**Rate**  
\$2.00 psf

**Terms**  
Gross Unserviced  
Tenant pays increases in operating expenses over base year

**Building Size**  
9,666+/- sq ft

**Zoning**  
Marinship Specific Plan



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