



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

711 GRAND AVENUE  
SAN RAFAEL, CA

Unique Office Setting on  
the San Rafael Waterway



CANAL  
ALLIANCE

MARINA  
BUILDING

REPRESENTED BY:

**THEO BANKS, PARTNER**  
LIC # 01359605 (415) 461-1010, EXT 130  
TBANKS@KEEGANCOPPIN.COM

**DAN BORENSTEIN, AGENT**  
LIC # 02243256 (415) 461-1010, EXT 120  
DBORENSTEIN@KEEGANCOPPIN.COM



# OFFICE SPACE FOR LEASE



711 GRAND AVENUE  
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UNIQUE OFFICE  
SETTING

## PROPERTY INFORMATION

### HIGHLIGHTS

- Close to shops, restaurants, and amenities
- Kitchenette
- Abundant Parking
- Easy Access to/from Hwy 101
- Flexible Layout

### OFFICE SPACE

**Suite 150:** 2,500+/- sq. ft.

### DESCRIPTION

711 Grand Avenue is a well-maintained office complex offering flexible floorplans, abundant natural light, and on-site parking. Situated along the scenic San Rafael waterway and centrally located near downtown San Rafael, the building provides a convenient setting just one minute from Highway 101 - ideal for office or administrative uses.

### LEASE TERMS

#### Asking Rent

\$2.50 Full Service  
Including power, water & janitorial services

#### Terms

3-5 year term

#### Total Space Available

2,500+/- sq ft

#### Zoning

O-C - Office District

Keegan & Coppin Co., Inc.  
101 Larkspur Landing Circle, Ste. 112  
Larkspur, CA 94939  
www.keegancoppin.com  
(415) 461-1010

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

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## DESCRIPTION OF AREA

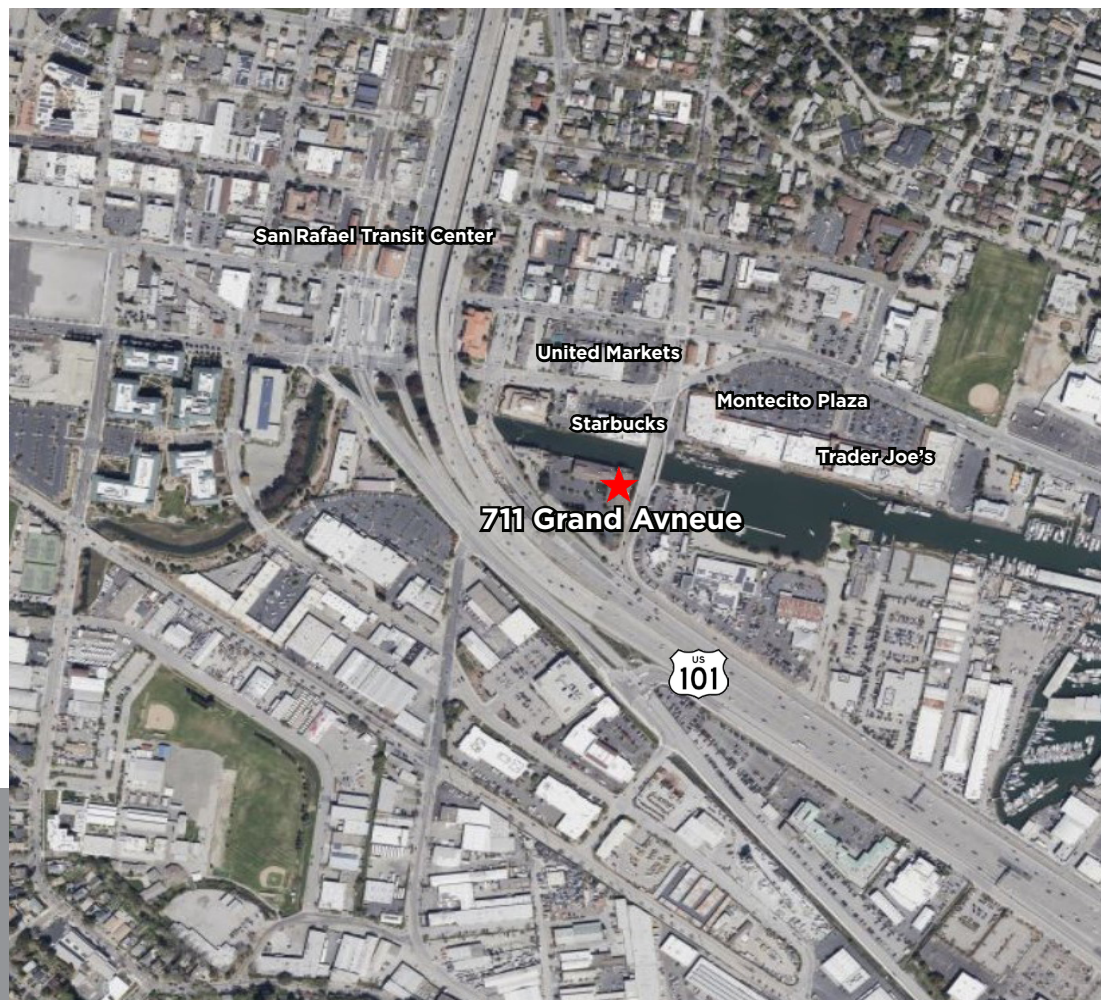
Located just off Highway 101, 711 Grand Avenue sits in the heart of San Rafael's vibrant commercial corridor. The area offers a walkable mix of retail, dining, and service-oriented businesses, with easy access to downtown San Rafael, San Rafael Transit Center including SMART Train, and major thoroughfares connecting to the greater Marin County region.

## NEARBY AMENITIES

- United Markets
- Montecito Plaza
- Trader Joe's
- Starbucks

## TRANSPORTATION ACCESS

- 1 minute from Hwy 101
- .5 miles from the San Rafael Transit Center



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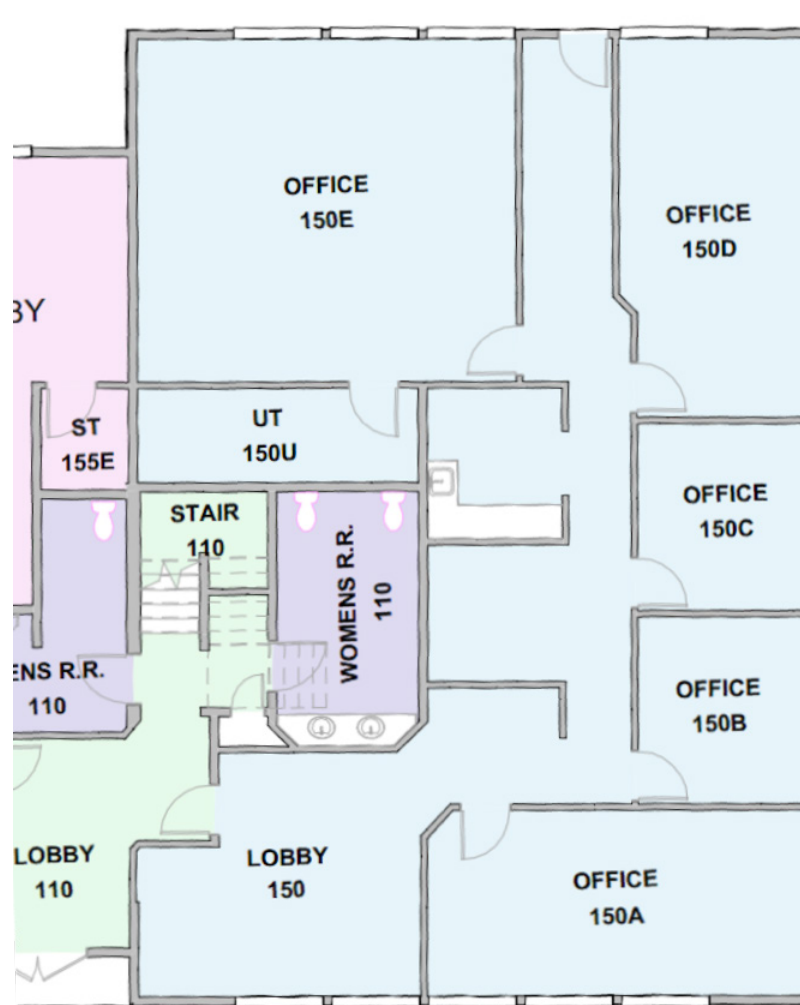
# FLOOR PLAN



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SUITE 150: 2,500+/- SQ. FT.



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# PHOTOS



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