



PREMIUM OFFICE SPACE FOR LEASE IN CORTE MADERA

±345 RSF up to ±4,144 RSF

\$3.75/RSF/Month, Full Service

NEWMARK

ALISA BELEW
415.526.7663
alisa.belew@nmrk.com
CA RE LIC #01821371

JOE MCCALLUM
415.526.7672
joe.mccallum@nmrk.com
CA RE LIC #02048815



PREMIUM OFFICE SUITES FOR LEASE IN CORTE MADERA

21 Tamal Vista Boulevard is an extremely attractive, well located Class A office building serving both office and medical tenants in Marin County.



Demographics	1 Miles	3 Miles
Population	8,700	79,606
Avg HH Income	\$176,054	\$164,246
Daytime Employees	9,265	55,706



Daily Traffic Count - 2025

Redwood Hwy / Wornum Dr N	176,719
Redwood Hwy / Tamalpais Dr S	170,096

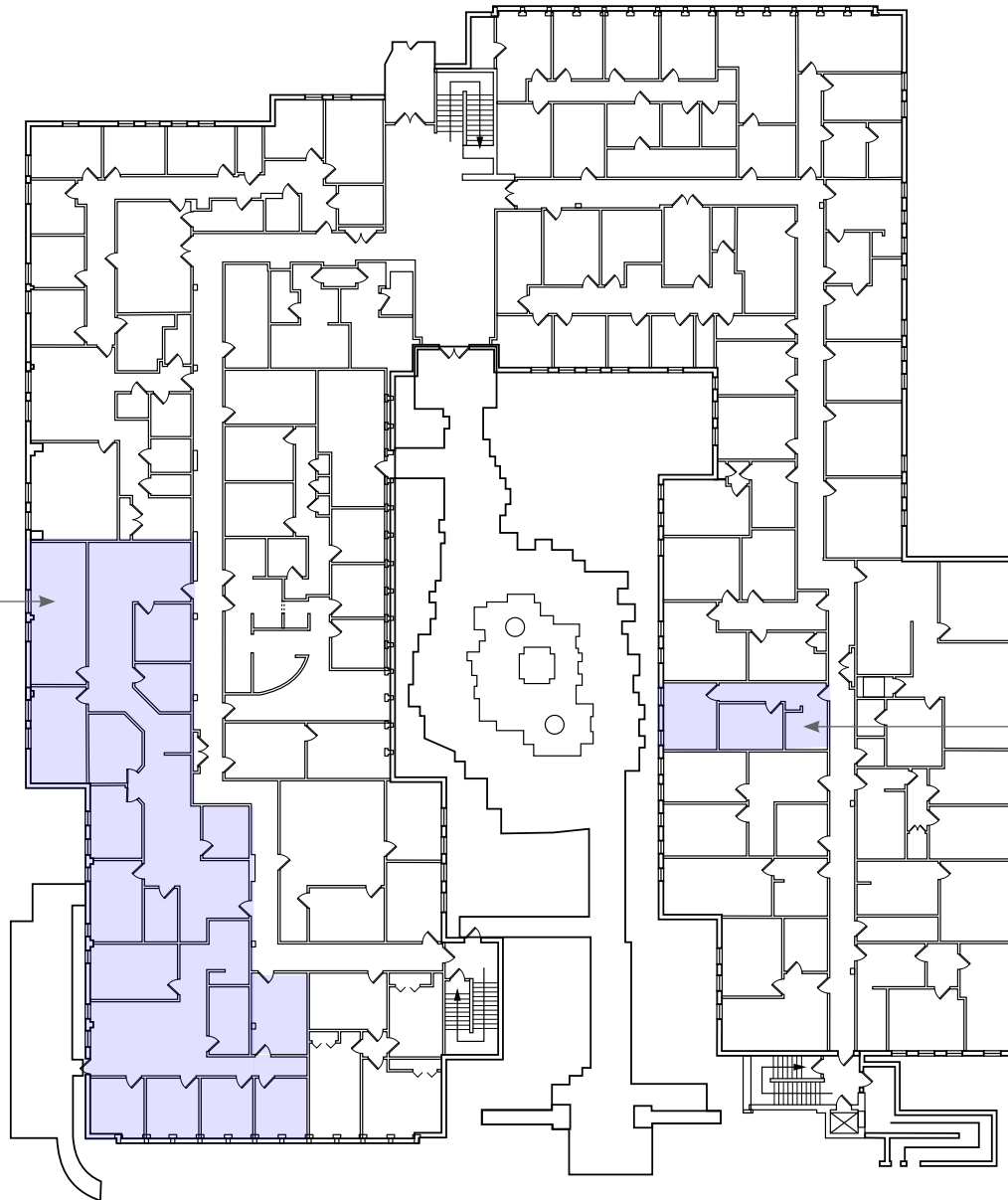


Highlights:

- Fantastic Central Marin County location
- Easy access to U.S. Hwy-101
- Walking distance to abundant amenities
- Fed Ex/UPS drop boxes on-site
- Plentiful parking
- Professionally managed
- Fiber connectivity available
- Common conference room for use of tenants
- Building HVAC has updated MERV-13 filters

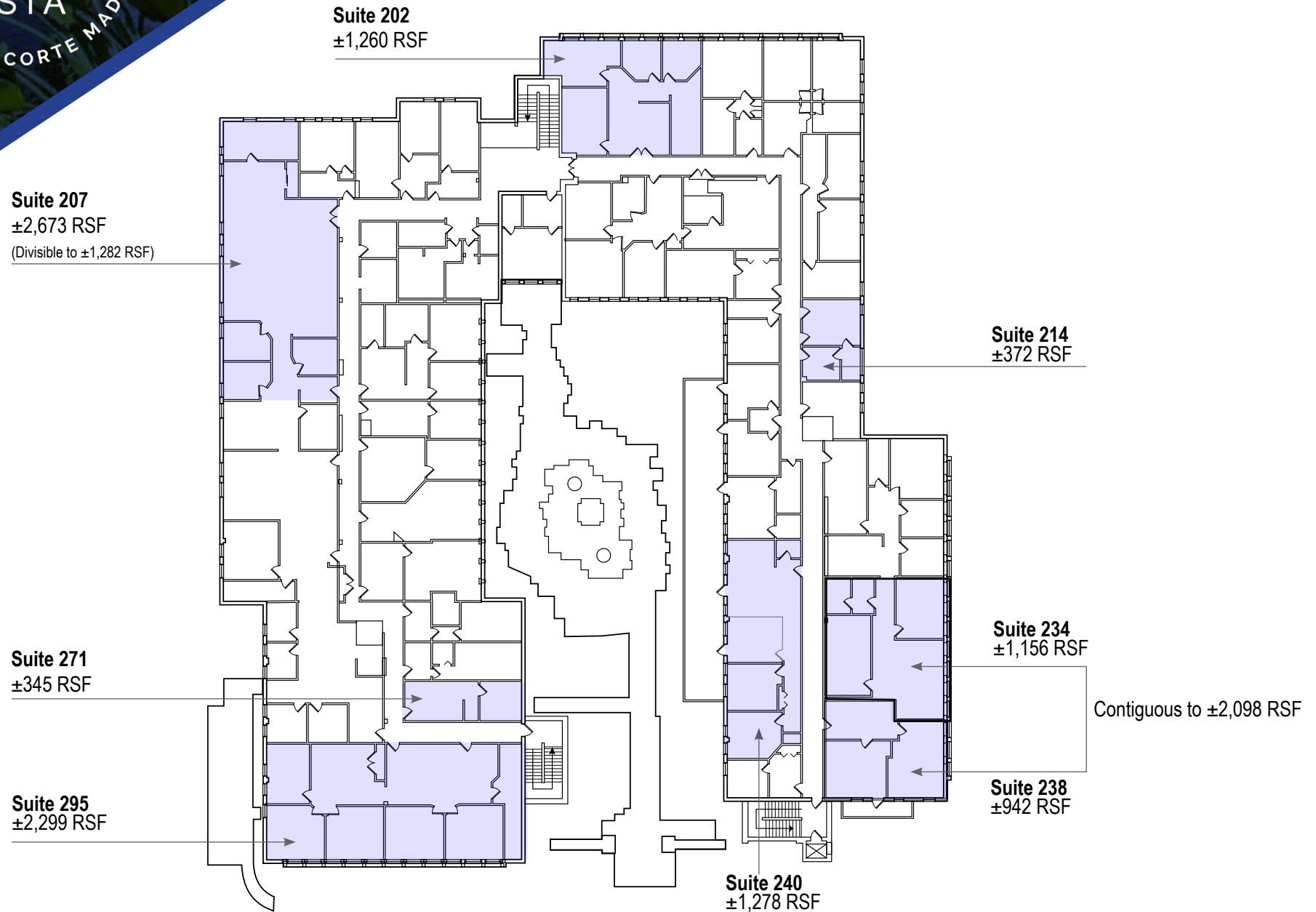


Suite 105
±4,144 RSF



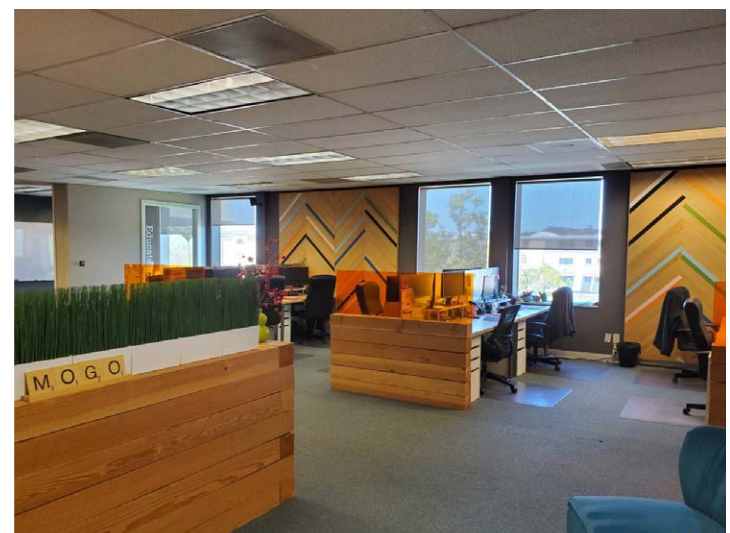
Suite 174
±450 RSF

SECOND FLOOR AVAILABLE SUITES



Floor plans not to scale. Measurements approximate.





The Village at Corte Madera

NORDSTROM **verizon** UNTUCKit **AVEDA**
lululemon **MAC** JCREW
POTTERY BARN **GAP** ANTHROPOLOGIE
gorjana FREE PEOPLE **LOVESAC**
WARBY PARKER BANANA REPUBLIC
AVOCADO WILLIAMS SONOMA
JOHNNY WAS **VUORI** ARITZIA
Julianne's **alo** **apple** **RH** **The Biscake Factory**

21
TAMAL
VISTA
BOULEVARD, CORTE MADERA

REDWOOD HWY

101

MADERA BLVD

TAMALPAIS DR

PARADISE DR

Town Center Corte Madera

bay equity **SAFEWAY** **AT&T**
BARNES & NOBLE **CHASE**
T Mobile **ARHAUS** *Eddie Bauer*
ups **WELLS FARGO** **STARBUCKS** **REI COOP** **PIC**
PAPER SOURCE **URBAN OUTFITTERS**
LOUIS THOMAS *Pacific Catch* **ROAM**
JustFoodforDogs **WORLD WRAPPS**
ETHAN ALLEN **Starbird** **KeyMe**
LOCKSMITHS

Marin
suites hotel

Best Western *Corte Madera Inn*

The Marketplace

Total Wine & MORE **BOOK PASSAGE** **Barrett**
EQ **mijo** **NOW**
power yoga

4.4 Miles North to San Rafael

14 Miles South to San Francisco

PREMIUM OFFICE SPACE FOR LEASE IN CORTE MADERA

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TAMAL VISTA

BOULEVARD, CORTE MADERA

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1101 Fifth Avenue, Suite 370, San Rafael, CA 94901 415-526-7676

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