



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

845 OLIVE AVENUE  
NOVATO, CA

OFFICE SPACE

Go beyond broker.

REPRESENTED BY:

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



## OFFICE SPACE FOR LEASE



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## PROPERTY INFORMATION

### HIGHLIGHTS

- Newly painted building with newly paved parking area
- Well-maintained professional atmosphere
- Easy access to all amenities, restaurants, public transportation, and Highway 101
- Excellent location near downtown Novato

### SPACE

**Suite 112:** 507+/- sq ft

### DESCRIPTION

Ground floor with 2 rooms – 1 private office and 1 reception/work area. Operable windows. Shared 2nd floor conference room with Zoom Teams capability, and shared restroom core.

**Lease Rate:** \$1,050 per month

**Lease Terms:** Full Service (includes normal PG&E usage, secure WiFi, Trash, Water, and 1 x per week office janitorial service, if desired).

### LEASE TERMS

#### Size

507+/- sq ft

#### Rate

\$1,050/month

#### Terms

Minimum 2 year lease term  
Full Service

#### Parking

On-site

#### Building Size

12,357+/- sq ft

#### Zoning

CG - General Commercial

Keegan & Coppin Co., Inc.  
101 Larkspur Landing Circle, Ste. 112  
Larkspur, CA 94939  
[www.keegancoppin.com](http://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

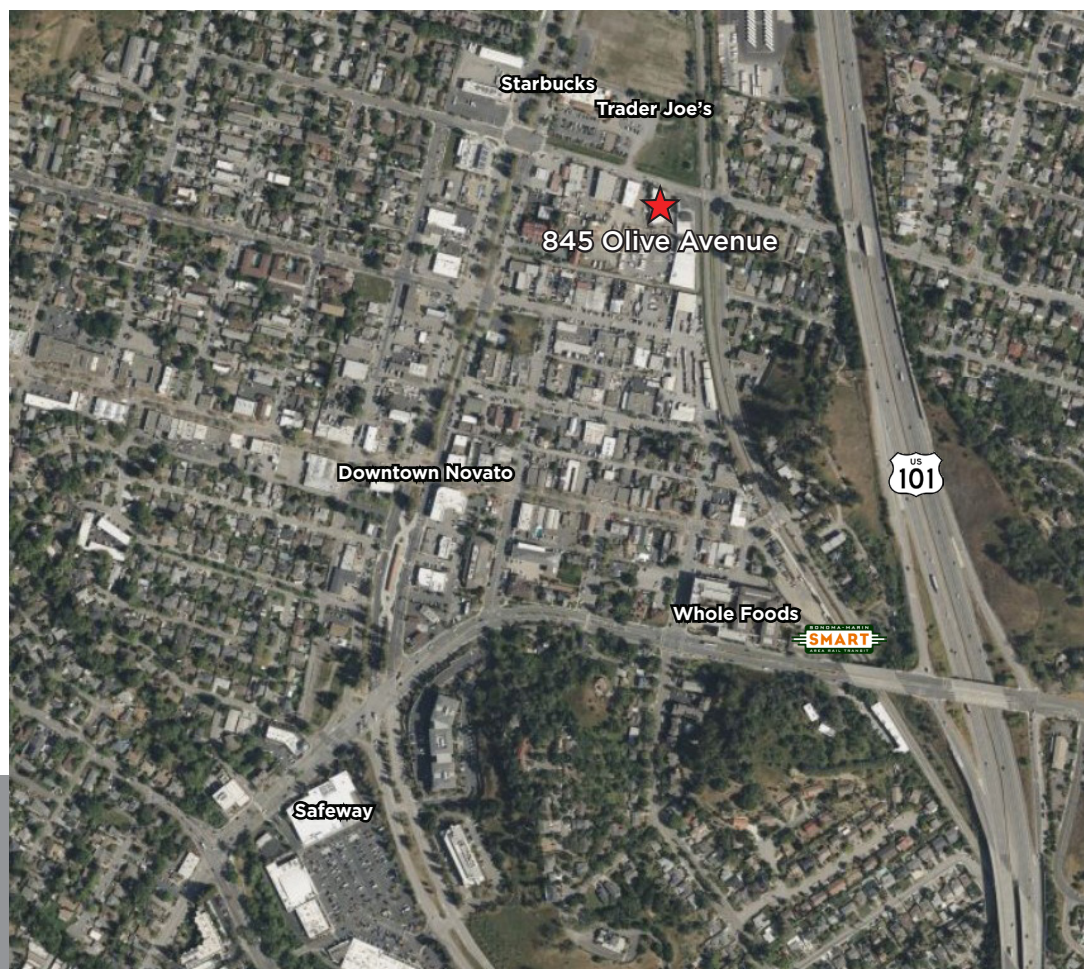
Novato is the northernmost city in Marin County, located approximately 29 miles north of San Francisco and 37 miles northwest of Oakland. Novato, which covers 28 square miles, has a population of nearly 53,000. 845 Olive Avenue is located within close proximity to Novato's historic downtown. Businesses providing services to local and regional residents mix with boutiques, spas, and restaurants, all housed in recently built or beautifully restored buildings.

## NEARBY AMENITIES

- Downtown Novato
- Trader Joe's
- Starbucks
- Whole Foods
- Safeway

## TRANSPORTATION ACCESS

	3 minutes, .7 miles
	5 minutes, 2.8 miles
	2 minutes, .4 miles



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## PHOTOS



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