

BAYSIDE REALTY PARTNERS PRESENTS

Rowland Plaza

75 & 88 Rowland Way, Novato, California

One of Marin County's Premier Medical and Office Properties



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LOCATION

- Excellent freeway access and visibility with early exits for Sonoma, Napa and Solano County residents
- Close to walkable retail amenities
- Beautiful panoramic views



BUILDING

- One of Marin County's premier medical and office properties
- Two (2) three-story buildings next to Sutter Health Novato Community Hospital
- Major exterior renovation and common area upgrades
- Tenants include medical, finance, government and software firms
- 4:1,000 parking with additional shared spaces

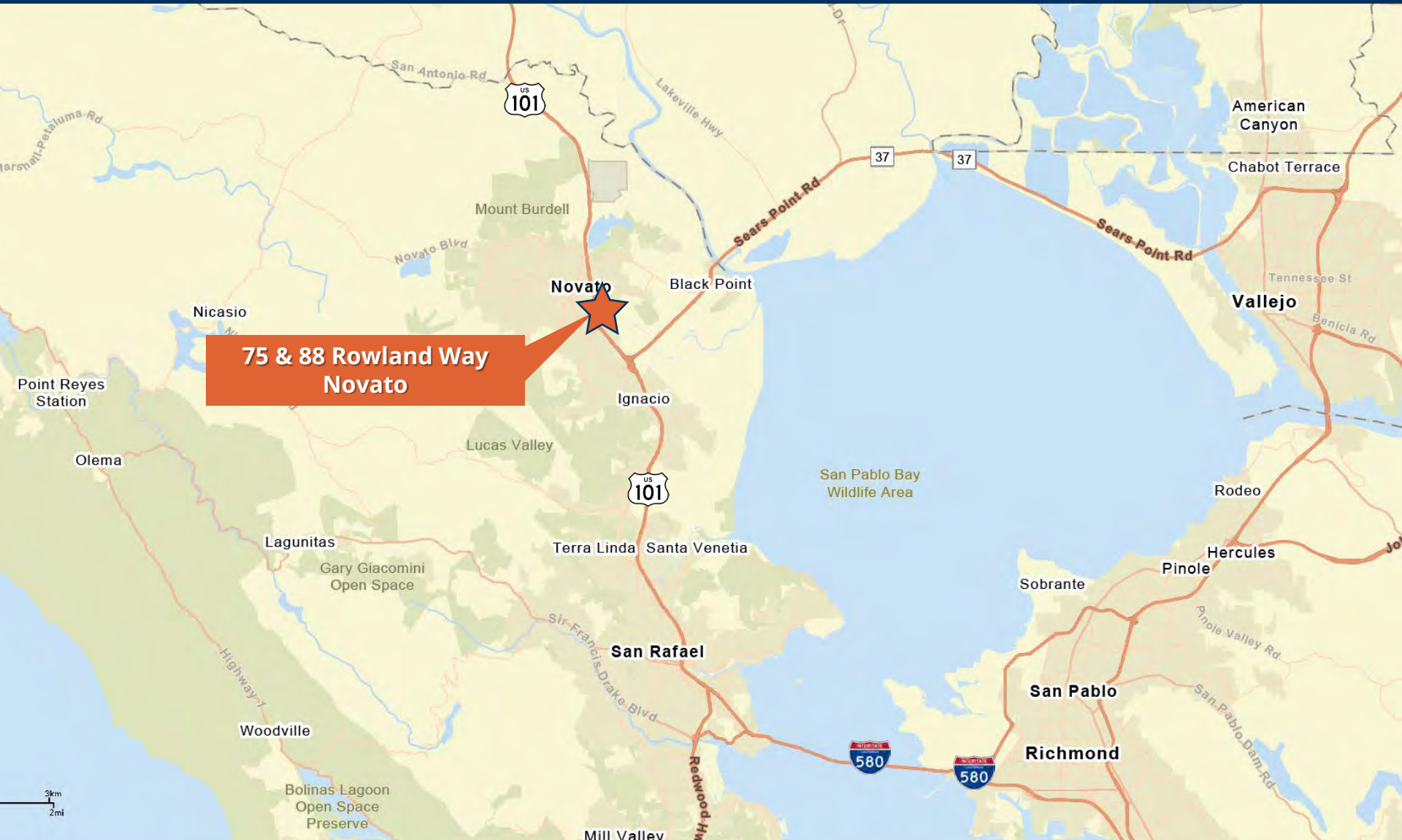
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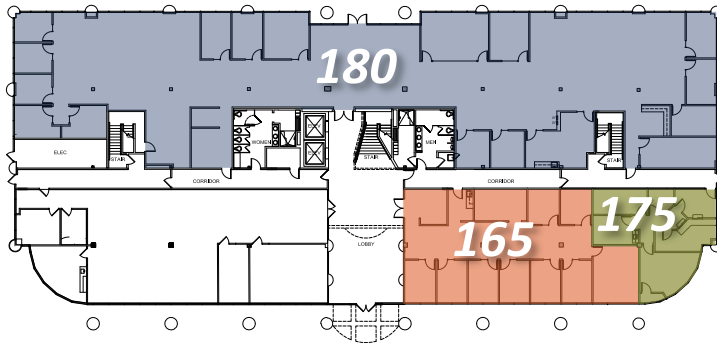
THIRD FLOOR

Suite 300 13,725 RSF

Currently built out as high-end professional office. Can be converted to medical office use down to approximately 3,000 sf

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88 Rowland Way

FIRST FLOOR

Suite 180 10,109 RSF

Flexible/open layout. Extensive windowline and views.

Suite 165 2,770 RSF

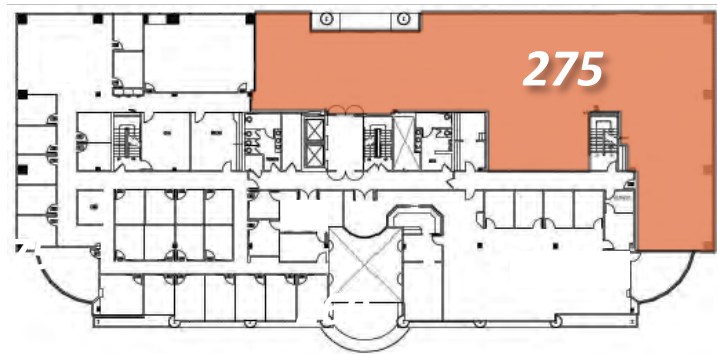
Reception, breakroom, 9 private offices, server room, break room. Entry direct from main lobby.

(Can be combined with Suite 175 for ±3,909 RSF)

Suite 175 1,139 RSF

Reception, 3 offices, server room.

(Can be combined with Suite 165 for ±3,909 RSF)



SECOND FLOOR

Suite 275 7,565 RSF

Shell space. Flexible layout. Extensive windowline and views.



THIRD FLOOR

Suite 310 6,081 RSF

13 private offices. Large open space. Extensive windowline and views.

Suite 320 2,856 RSF

5 private offices. Large open break area. Newly completed. Extensive windowline and views.

Meet Your Expert Team



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DOMINANT. EXPERT. INFLUENTIAL.

BAYSIDE REALTY PARTNERS

The preeminent provider of management, leasing, construction management and accounting services for healthcare properties.



MARKET LEADER

- Leasing & Property Management
- Investment Sales
- Tenant Representation
- Construction Management
- Property Repositioning



INFLUENTIAL NETWORK

- Institutional Investors
- Healthcare Systems and Healthcare Districts
- Physicians & Districts
- Private Investors



DOMINANT FOOTPRINT

- 2 million SF leased & managed
 - 50+ MOB portfolio
 - 10,000-240,000 SF
 - 500,000 SF portfolio
- San Francisco's largest MOBs
- 950+ leases executed
- 500+ medical and dental tenants

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