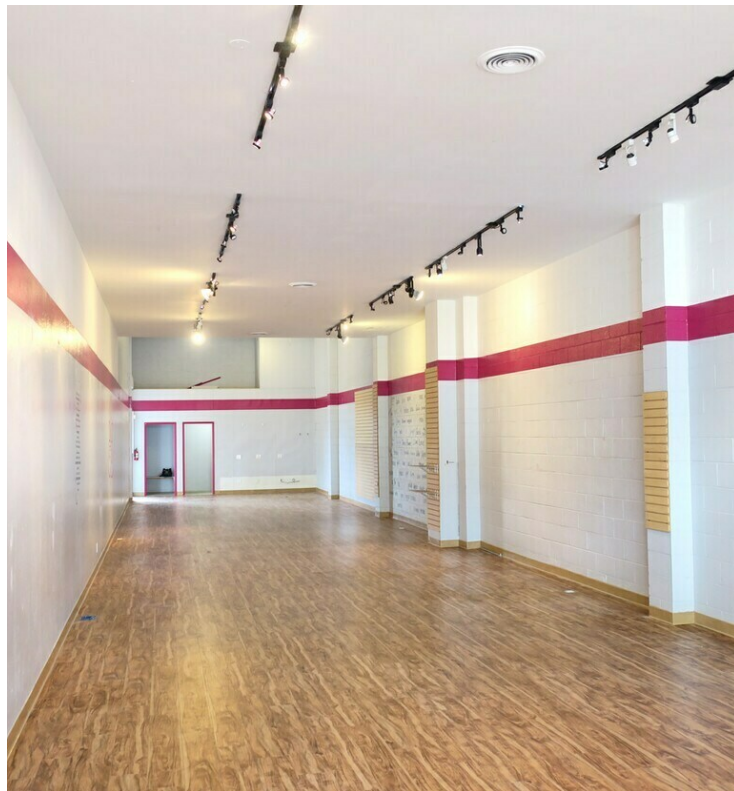


## 1417 4TH STREET, SAN RAFAEL, CA RETAIL FOR LEASE



### OFFERING SUMMARY

LEASE RATE:	\$1.95 SF/month (MG)
AVAILABLE SF:	1,900 SF
BUILDING SIZE:	9,163 SF
RATE:	\$2,930/mo

### PROPERTY DESCRIPTION

Introducing an exceptional leasing opportunity at 1417 4th St, San Rafael, CA, 94901. This modern property offers a versatile space suitable for a wide range of businesses. With its prime location and high visibility, this property presents a unique opportunity to establish a prominent retail presence. The interior showcases spacious, open floor plan flooded with natural light, providing the perfect canvas for customization. Ample parking and easy access make it convenient for both clients and employees. Don't miss the chance to elevate your business in this dynamic and vibrant space.

### PROPERTY HIGHLIGHTS

- - Prime street frontage location
- - Ample on-site parking available
- - Attractive and competitive lease rates
- - Convenient ground floor access
- - High visibility to drive-by and foot traffic
- - Private Bathroom

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## UNIT B FLOOR PLAN



Approx. 86' x 17'