



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

101 LARKSPUR LANDING CIRCLE  
LARKSPUR, CA

World Class Location  
Class "A" Office Space



REPRESENTED BY:

**MATT STORMS, PARTNER**  
LIC # 01233478 (415) 461-1010, EXT 123  
MSTORMS@KEEGANCOPPIN.COM



# CLASS "A" OFFICE SPACE FOR LEASE



101 LARKSPUR LANDING CIRCLE  
LARKSPUR, CA

**WORLD CLASS  
LOCATION**

## PROPERTY INFORMATION

### HIGHLIGHTS

- High-end finishes throughout
- Efficient layouts
- Abundant covered parking
- Best Marin County location
- Excellent visibility and access
- Within walking distance of all ser-

### OFFICE SPACE

**Suite 116:** 3,307+/- sq ft

**Suite 211:** 989+/- sq ft

**Suite 222:** 849+/- sq ft

**Suite 228:** 1,033+/- sq ft

Suites 222 and 228 can be combined to create an 1,882+/- sq ft suite

### DESCRIPTION

Recently remodeled with above standard finishes. 6 private offices, large conference room, breakroom bullpen and storage.

Recently remodeled with high-end finishes throughout. 3 private offices, open area and kitchenette/bar.

2 private offices and open work area.

2 private offices, kitchen, storage and open area.

### LEASE TERMS

#### Size

849 - 3,307+/- sq ft

#### Rate

\$6.00 per sq ft

#### Terms

Full Service  
17% load/Annual CPI increases  
Base year for operating expenses

#### Parking

Garage parking included

#### Zoning

O (Office)

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

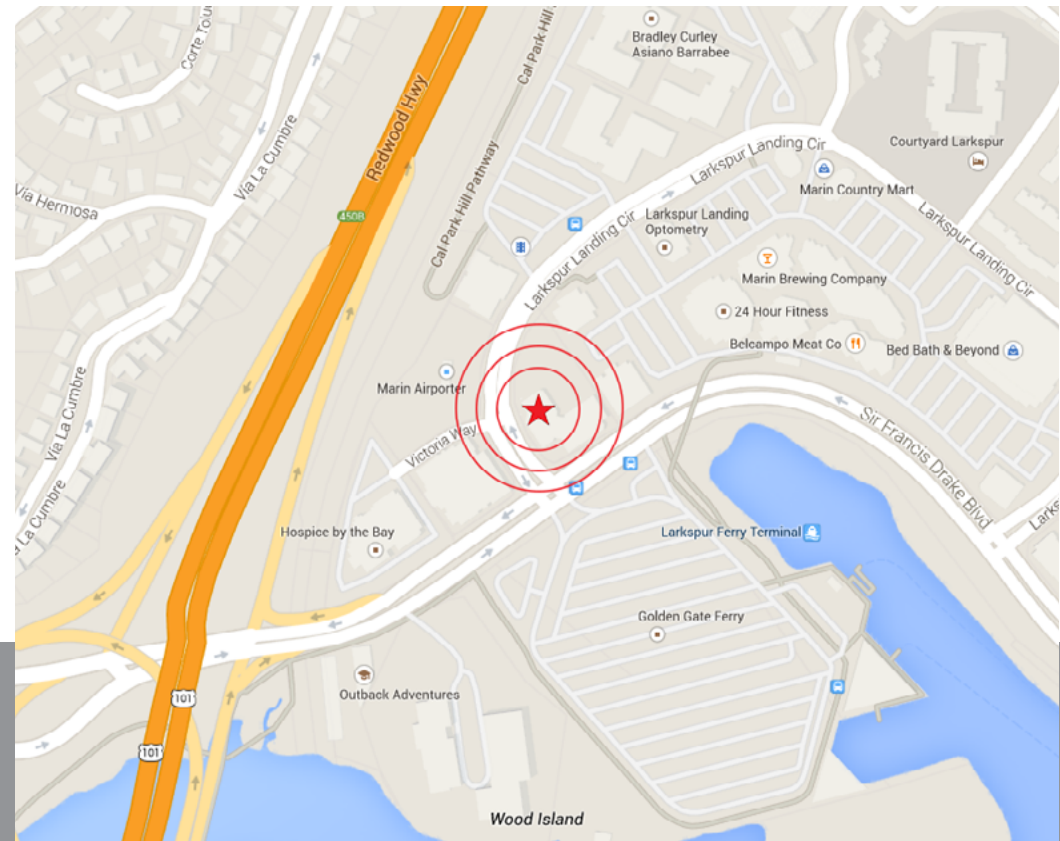
Located 10 miles north of the Golden Gate Bridge at the intersection of Highway 101, Interstate 580 and the Richmond-San Rafael Bridge. Best central Marin location.

## NEARBY AMENITIES

- Located next door to the Marin Country Mart Shopping Center
- Within walking distance to many restaurants and all services
- Parks, open space and trails

## TRANSPORTATION ACCESS

- Directly off Highway 101
- 10 minutes to the Golden Gate Bridge
- Adjacent to the Golden Gate Ferry Terminal, the Marin County Airporter bus stop, and the Larkspur SMART Train Station.



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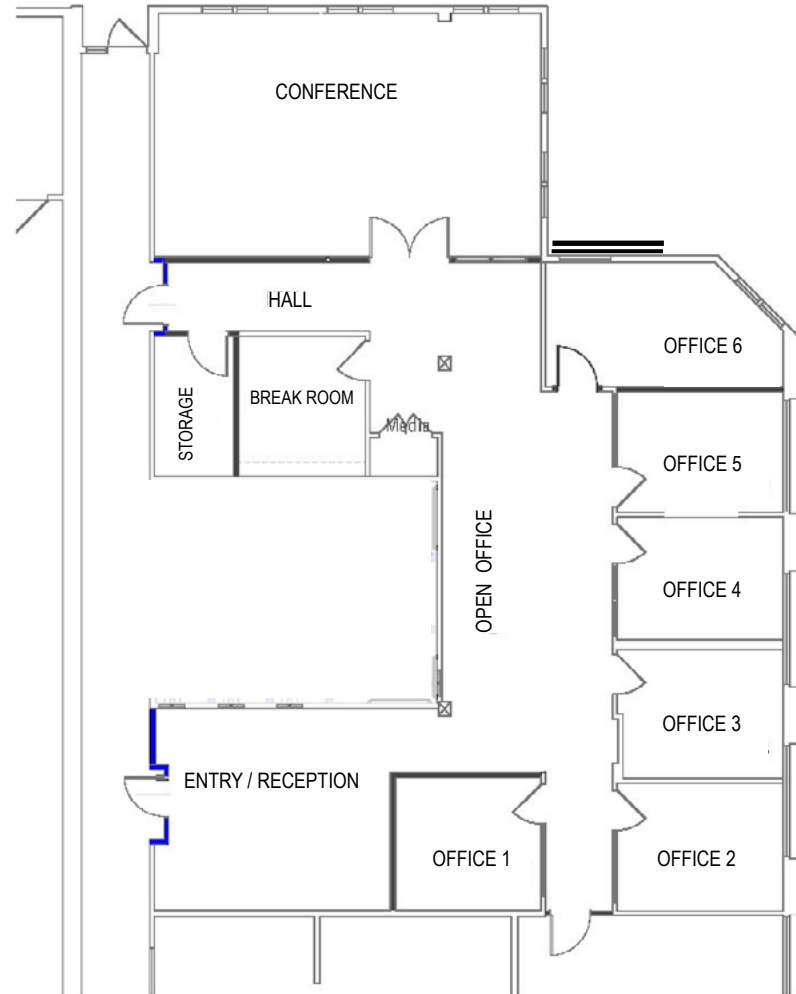
# FLOOR PLANS



101 LARKSPUR LANDING CIRCLE  
LARKSPUR, CA

**WORLD CLASS  
LOCATION**

SUITE 116  
3,307+/- RSF



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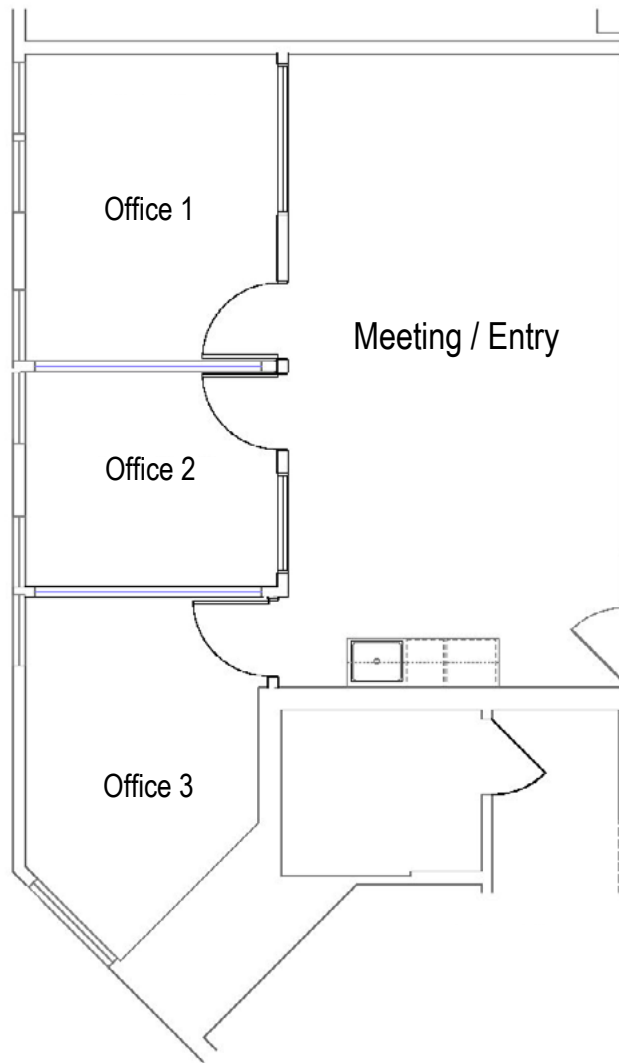
# FLOOR PLANS



101 LARKSPUR LANDING CIRCLE  
LARKSPUR, CA

**WORLD CLASS  
LOCATION**

SUITE 211  
989+/- RSF



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# FLOOR PLANS

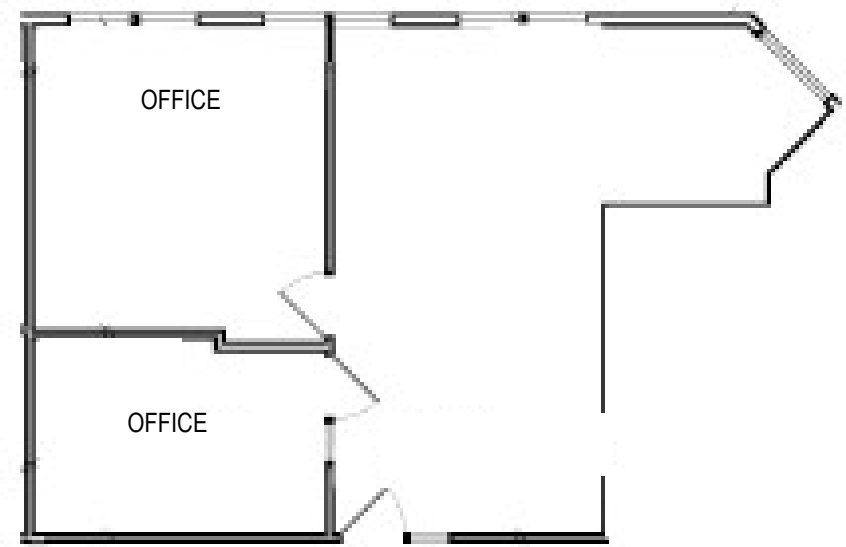
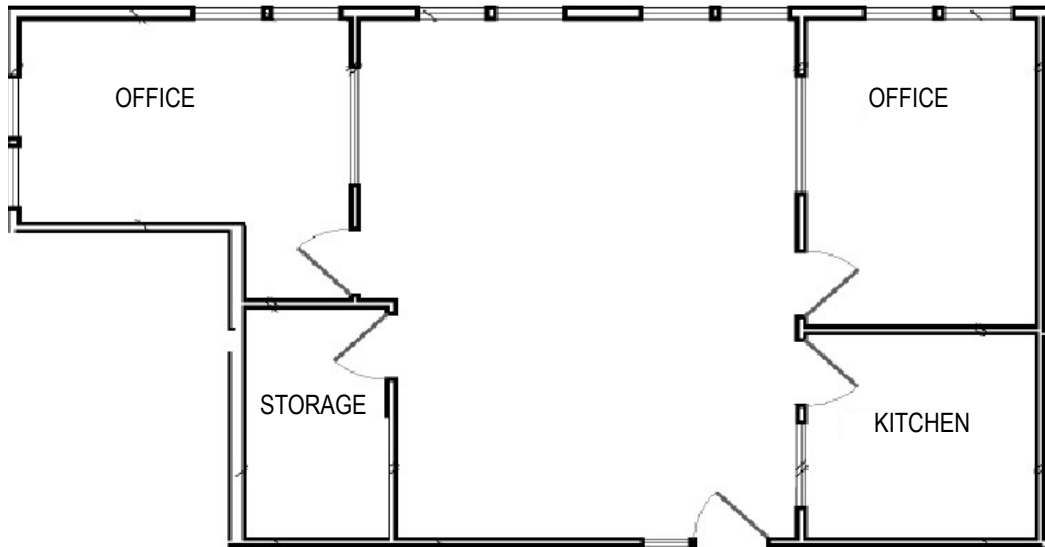


101 LARKSPUR LANDING CIRCLE  
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**WORLD CLASS  
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SUITE 228  
1,033+/- RSF

SUITE 222  
849+/- RSF



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