



705 Mission Ave, San Rafael





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Offered at \$1,249,000

8 Rooms / 2 Bathrooms / 6+ Car Parking

2nd Separate Building with Bath

Price Reduced by \$46,000 | Motivated

Sellers

1896 Queen Anne Victorian in the heart of San Rafael—a rare opportunity to own a property with endless possibilities. Recent zoning changes under the City's Precise Plan have unlocked incredible flexibility for this architectural gem, making it ideal for owner-users looking to blend work, life, and creativity in one remarkable space.

Currently being used as offices, this former residence features period details, including high ceilings, intricate woodwork, and original fireplaces. The main floor offers an elegant entryway, a front room, three additional rooms (formerly a living room, dining room and enclosed sunporch), a bathroom and a kitchen which faces the back lot. Upstairs, you'll find four spacious rooms, a bathroom, and access to the attic space. A second detached structure with its own bathroom adds versatility to the property—perfect for a home office, studio, or additional dwelling unit (ADU).

Recognized on the city's Historic Preservation list, this property not only embodies timeless beauty but also offers the chance to make it your own at an exceptionally great price. Imagine a dynamic live-work setup, a creative space for your business, or even a stunning private residence with solid additional income potential.

Located in vibrant central San Rafael, this property provides unmatched convenience and a canvas to bring your vision to life. Do your homework, this is THE BEST DEAL for the money in San Rafael right now.

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