

# HARD TO FIND HIGH CUBE WAREHOUSE

AVAILABLE FOR LEASE

3160 & 3210 KERNER BOULEVARD | SAN RAFAEL | CALIFORNIA

±56,150 RSF AVAILABLE

\$2.00/RSF/MONTH, NNN



**NEWMARK**

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CA DRE #00916960

**3160 Kerner Boulevard** is a ±27,150 SF industrial/warehouse building with ±18' clear height and approximately ±4,709 SF of office space.

**3210 Kerner Boulevard** is a ±29,000 SF warehouse building with areas of 30' clear height. There is approximately ±17,691 SF of office space.



### 3160 & 3210 Kerner Boulevard

Versatile, industrial/flex building located on separate side-by-side parcels



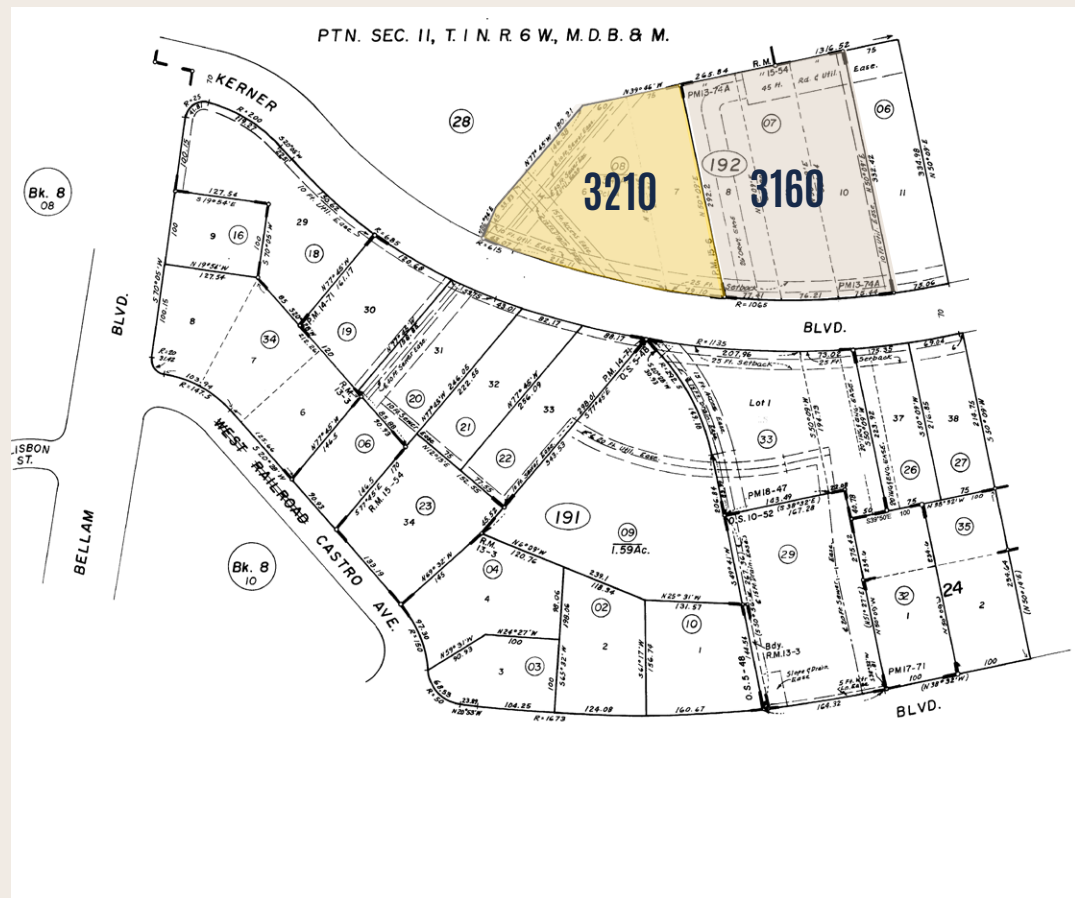
### Zoning

LI/O (Light Industrial/Office)



### Parking

85 spaces combined





## BUILDING SUMMARY

**±31,859 RSF**

Total Building Area

**±27,150 RSF**

Warehouse Area

**±4,709 RSF**

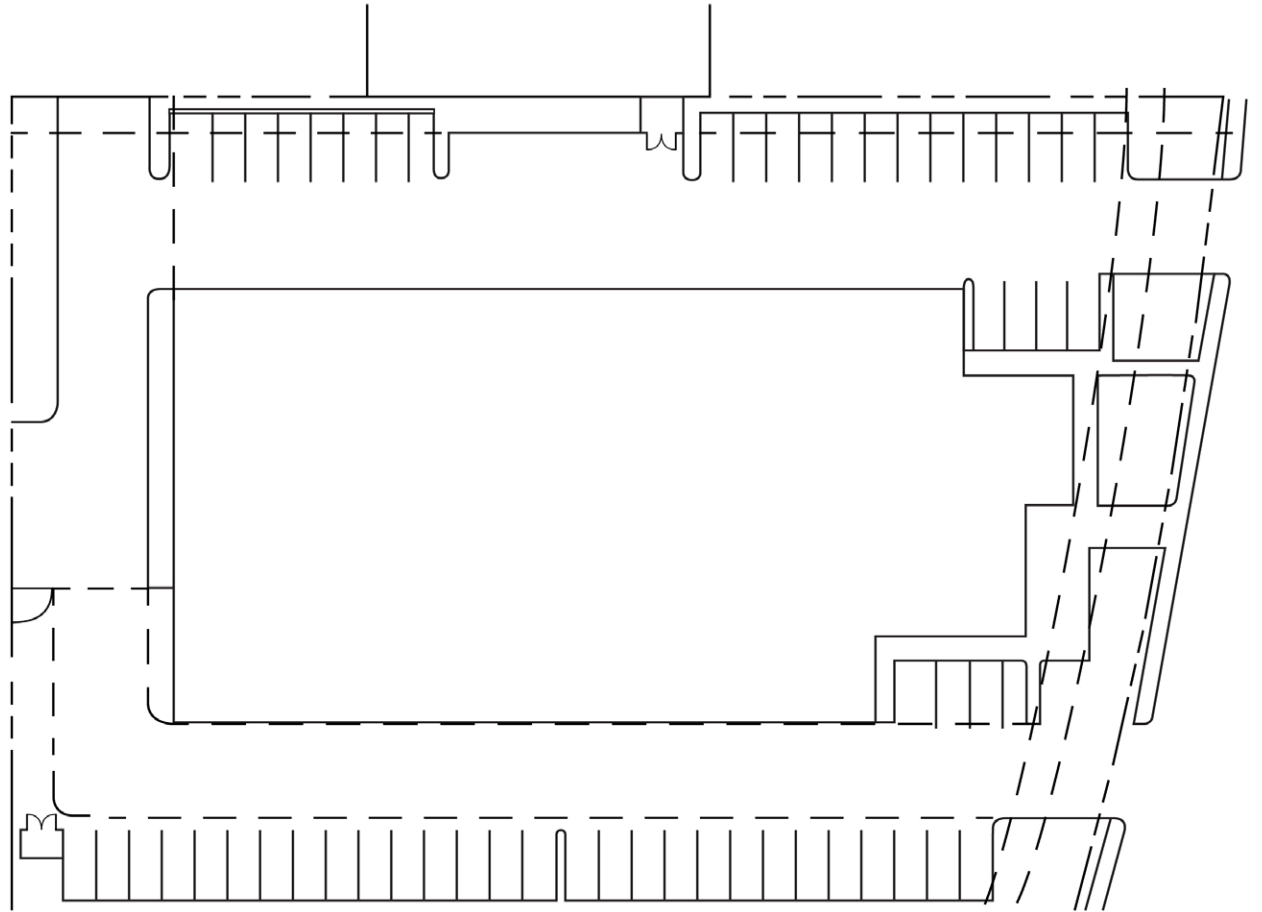
Office Area

## ZONING

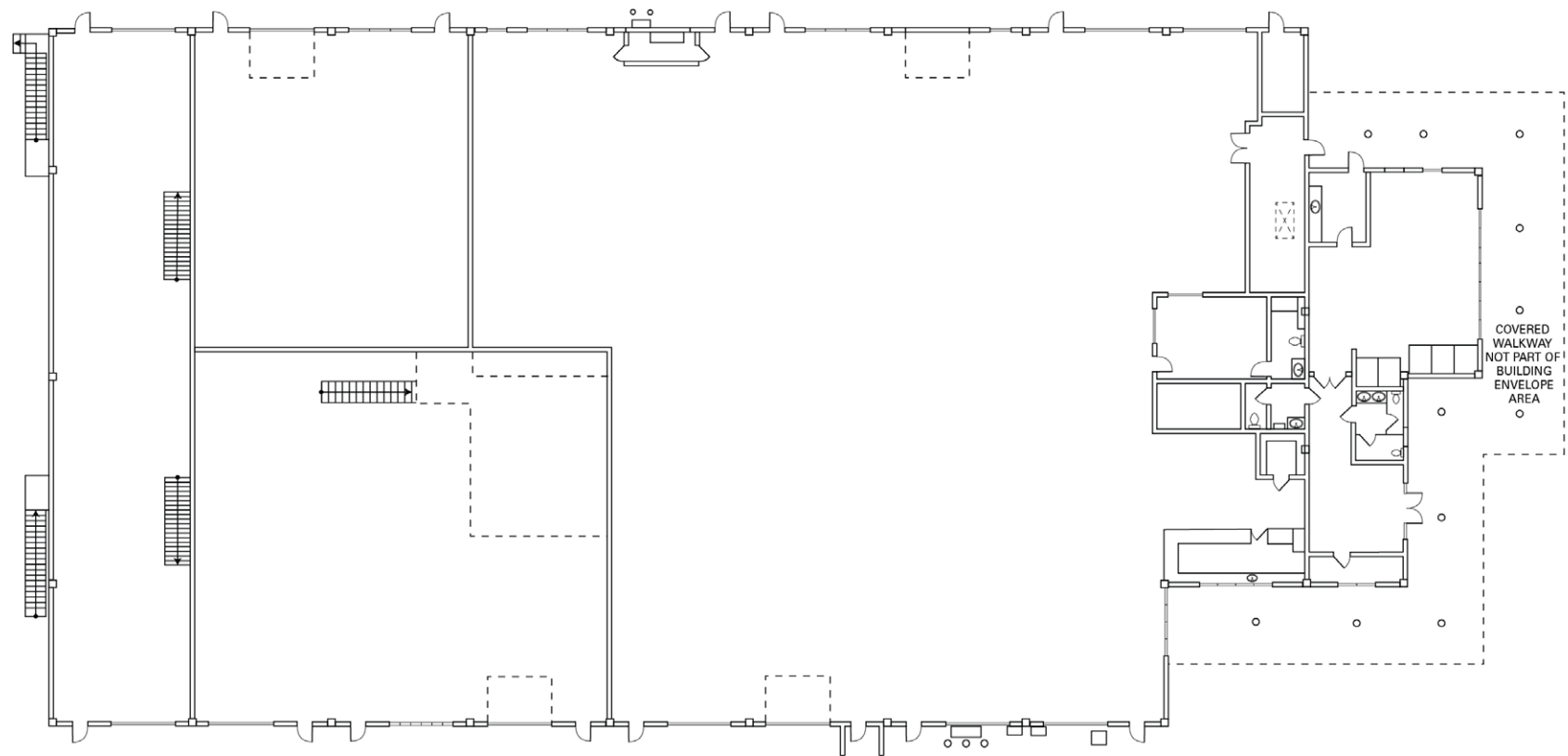
LI/O  
(Light Industrial/Office)

**34**

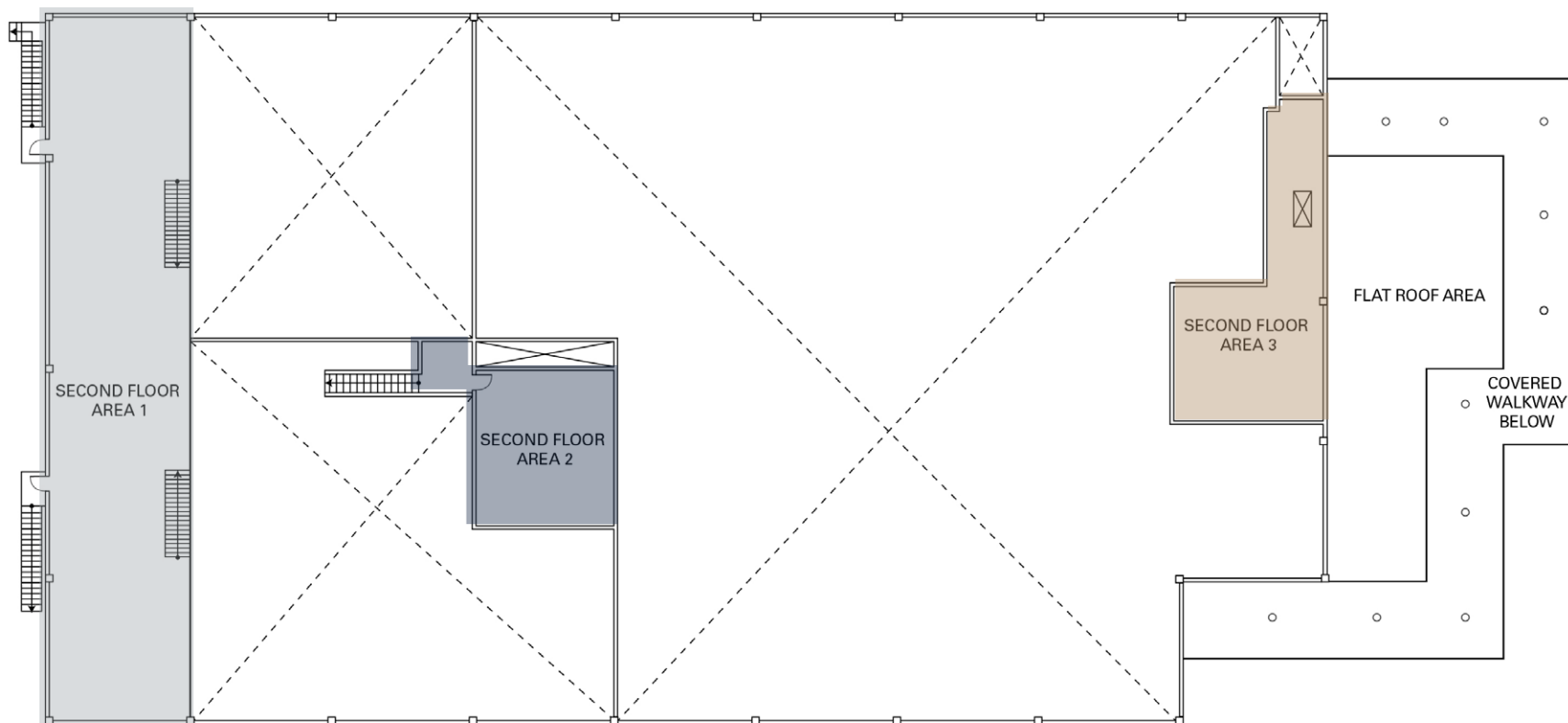
Parking Spaces



TOTAL SQUARE FOOTAGE: ±27,150 RSF



- AREA 1: ±2,970 RSF
- AREA 2: ±762 RSF
- AREA 3: ±977 RSF





## BUILDING SUMMARY

**±29,000 RSF**

Total Building Area

**±11,308 RSF**

Warehouse Area

**±17,691 RSF**

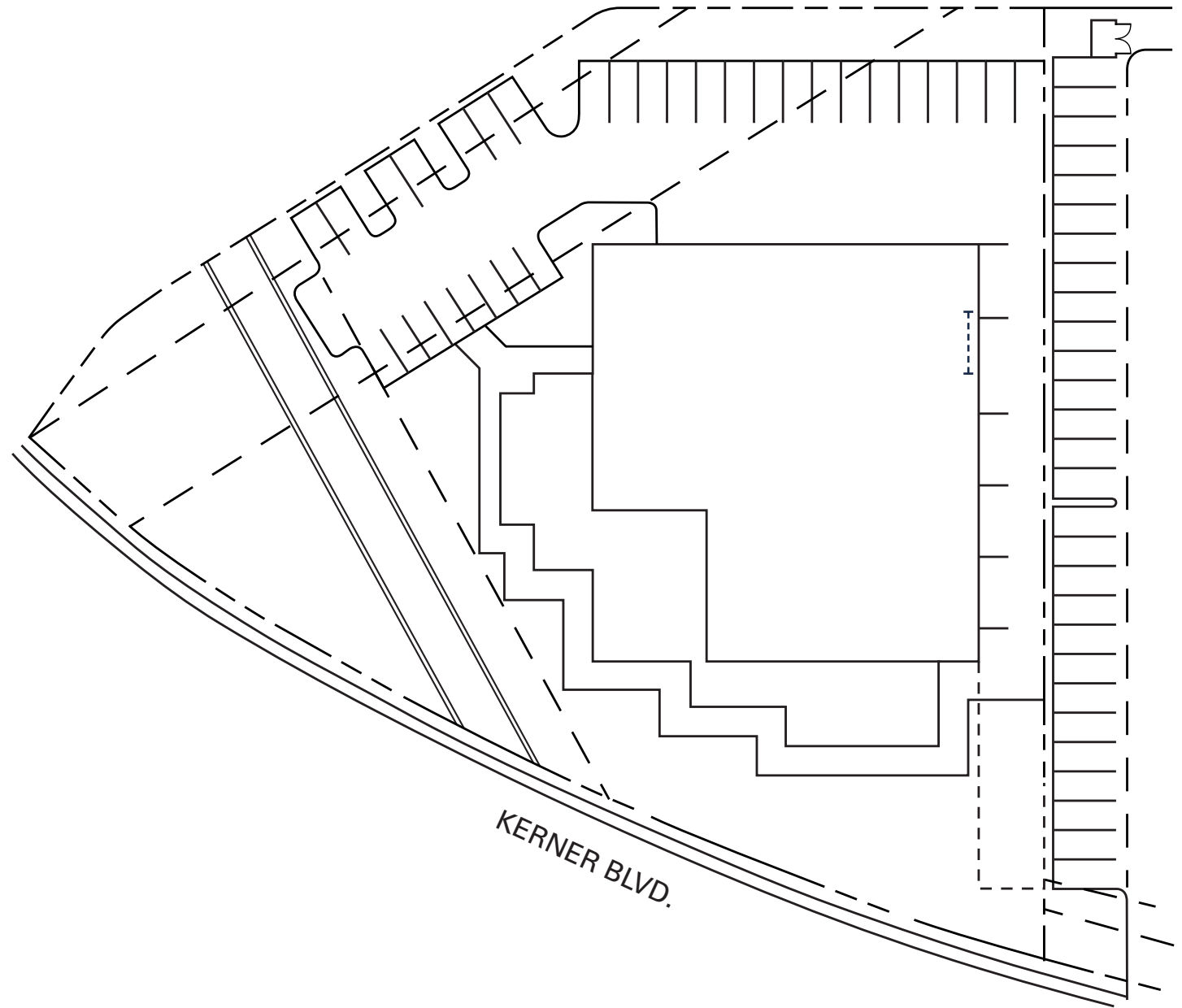
Office Area

## ZONING

LI/O  
(Light Industrial/Office)

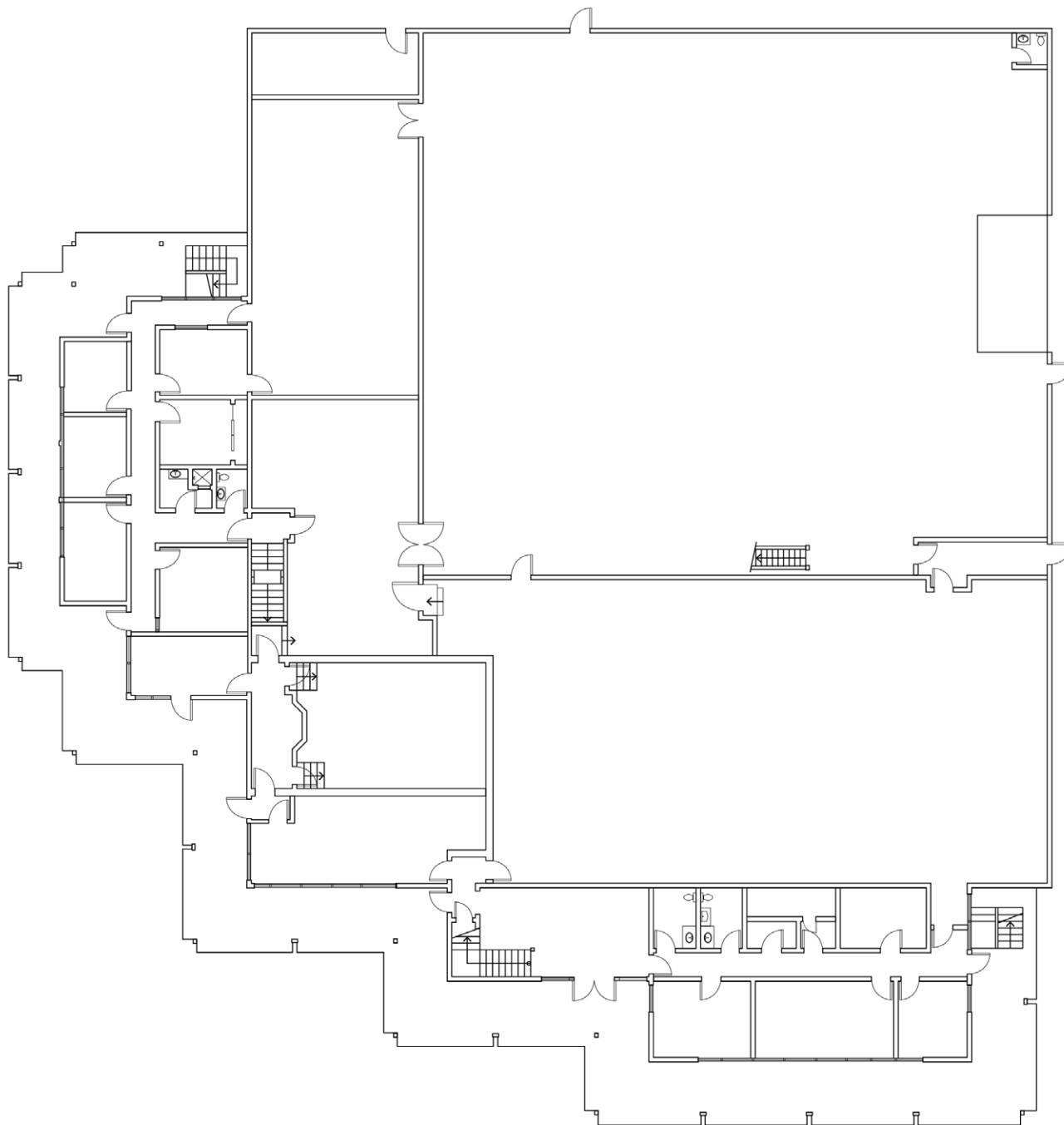
**42**

Parking Spaces

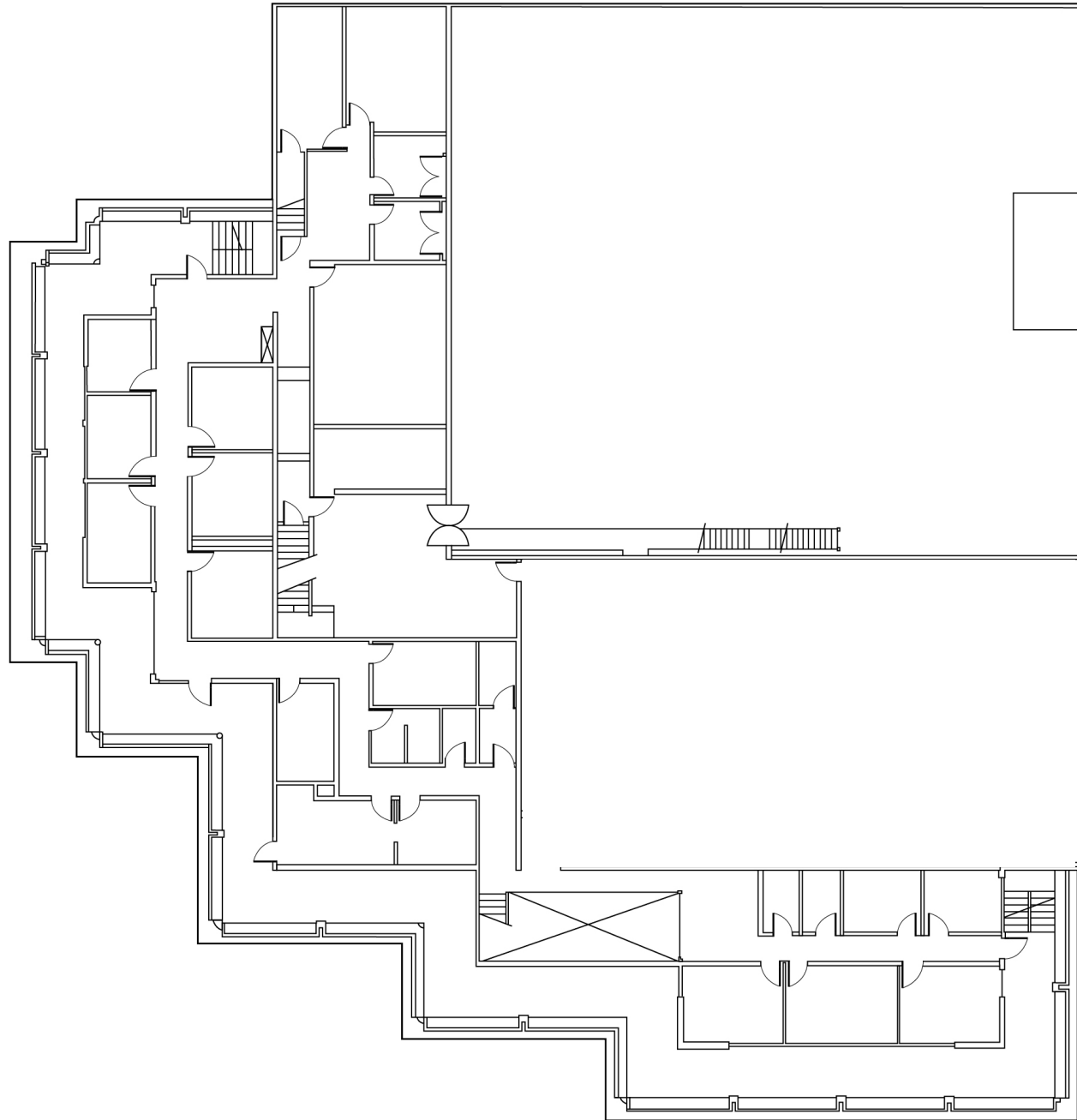




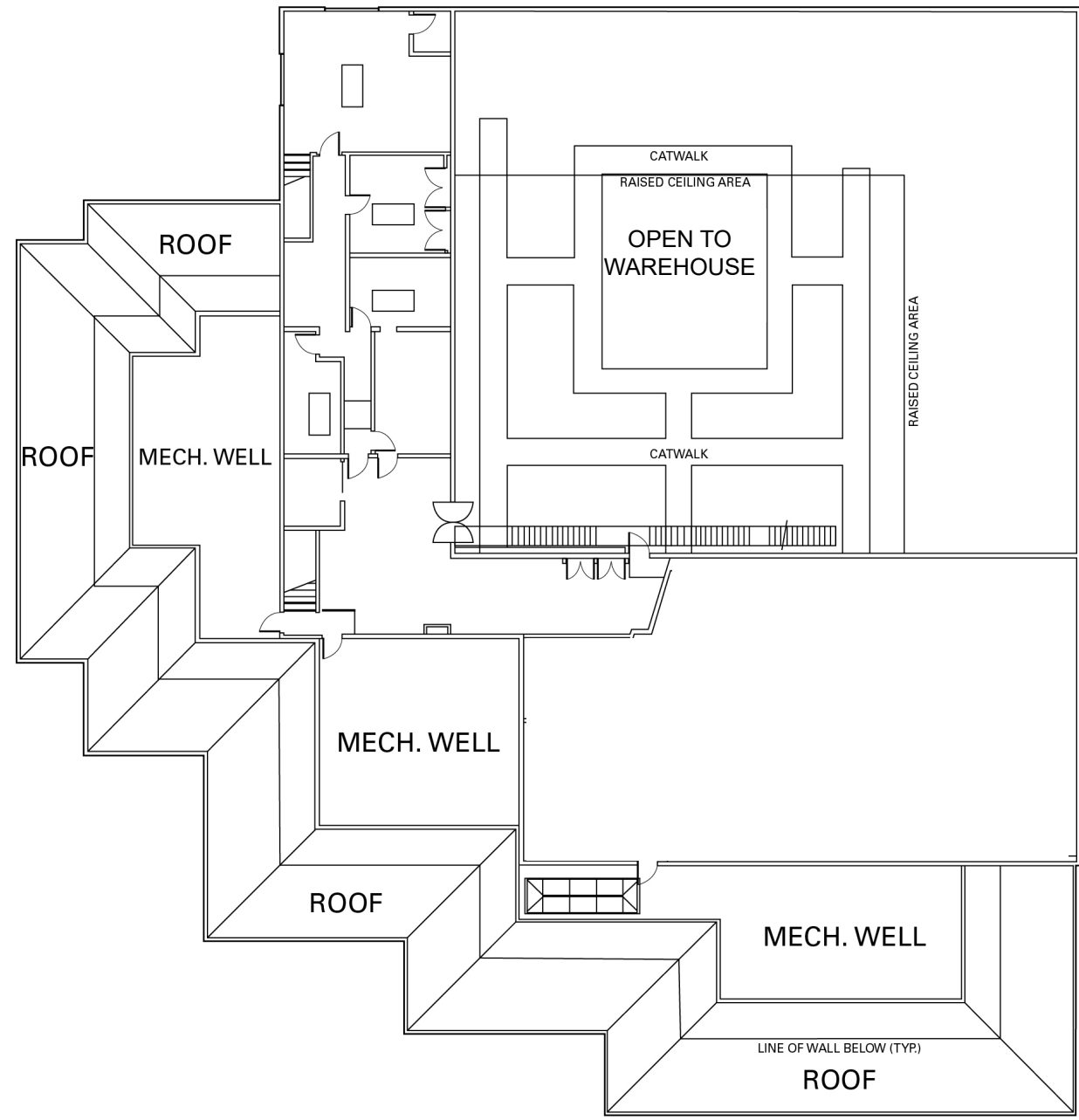
TOTAL SQUARE FOOTAGE: ±18,572 RSF



TOTAL SQUARE FOOTAGE: ±6,957 RSF

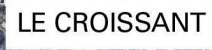


TOTAL SQUARE FOOTAGE: ±3,471 RSF





3160 & 3210 KERNER BLVD



Distance To and From:

# 3160 & 3210 Kerner Boulevard



**US Highway-101**  
2 Minutes



**Interstate-580**  
2 Minutes



**Highway-37**  
12 Minutes

## Richmond/San Rafael Bridge

2.3 Miles

## Golden Gate Bridge

11.4 Miles

## San Francisco/Oakland Bay Bridge

11.4 Miles

SMART TRAIN = 

SMART TRAIN STATIONS = 



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