



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 215: 222+/- 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.

Single room office.

2 private offices and open work area.

2 private offices, kitchen, storage and open area.

LEASE TERMS

Size

222 - 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

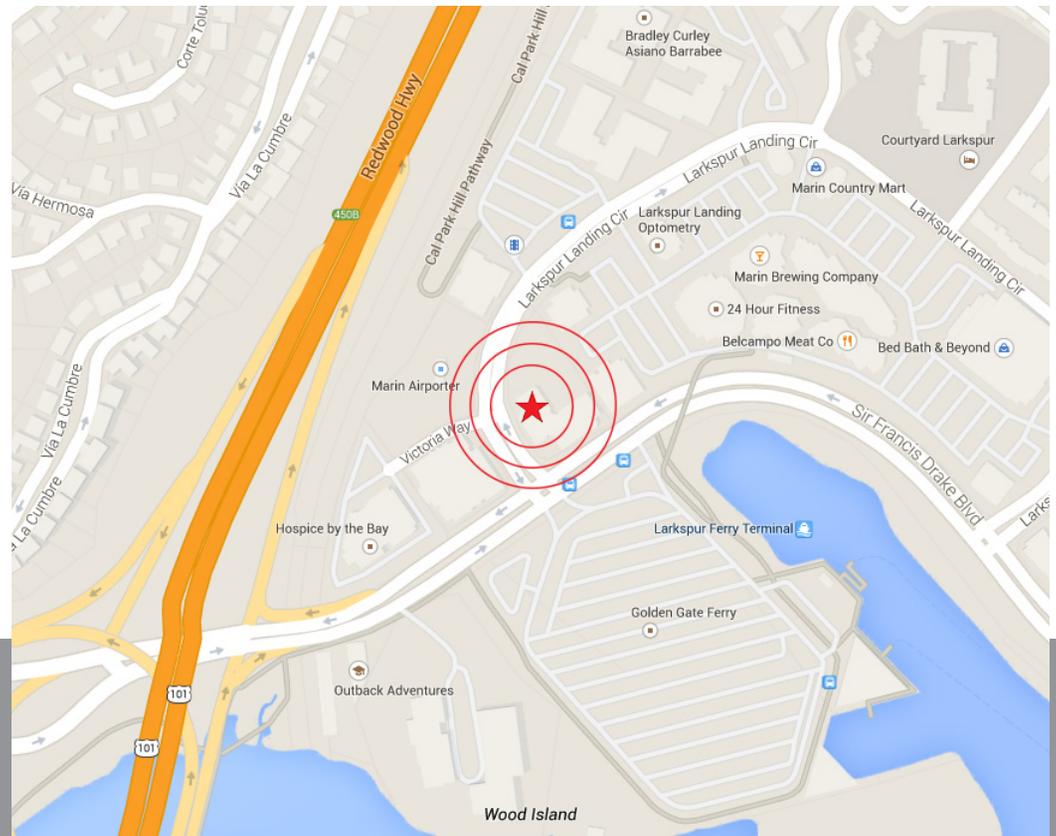
Located 10 miles north of the Golden Gate Bridge at the intersection of Highway 101, Interstate 580 and the Richmond-San Rafael Bridge. Best central Marin location.

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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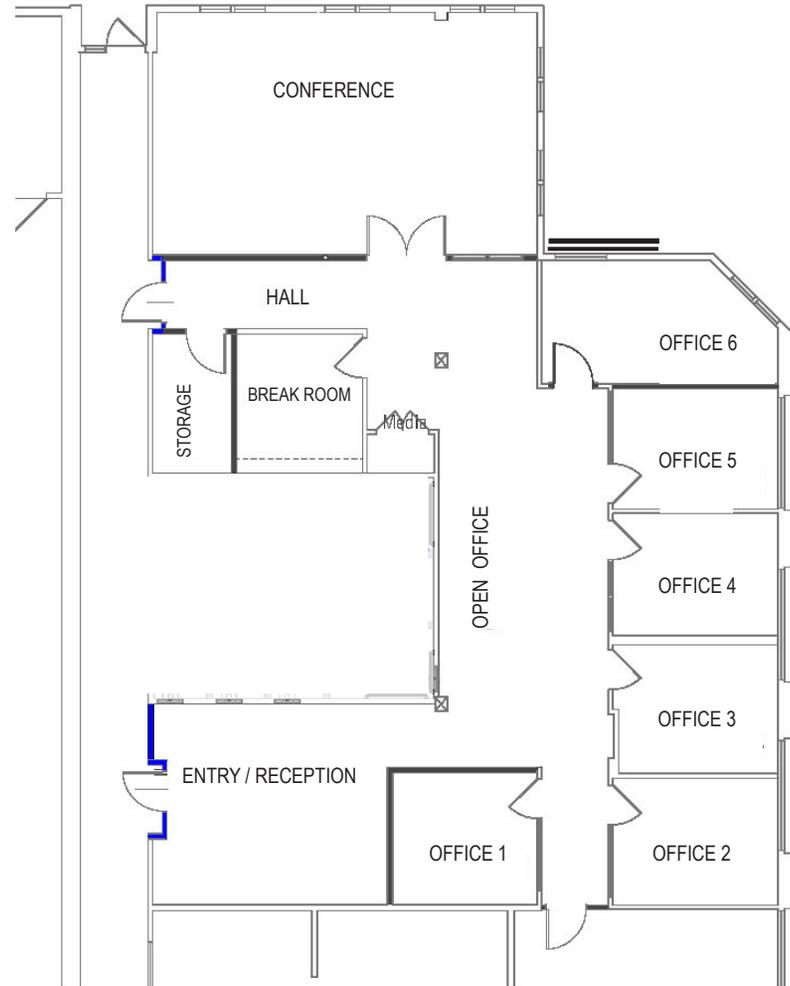
FLOOR PLANS



101 LARKSPUR LANDING CIRCLE
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**WORLD CLASS
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SUITE 116
3,307+/- RSF



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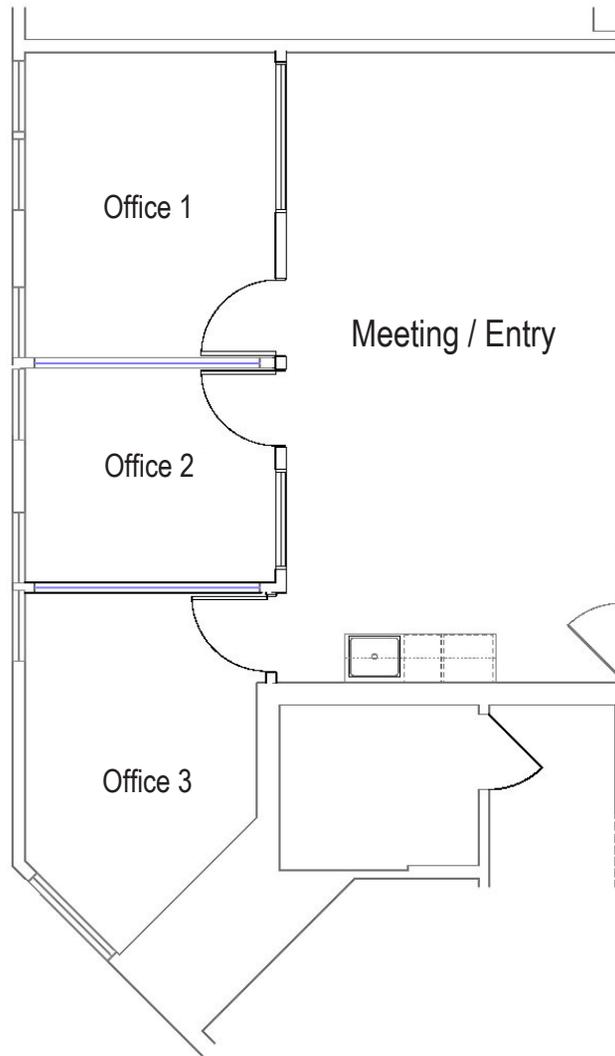
FLOOR PLANS



101 LARKSPUR LANDING CIRCLE
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SUITE 211
989+/- RSF



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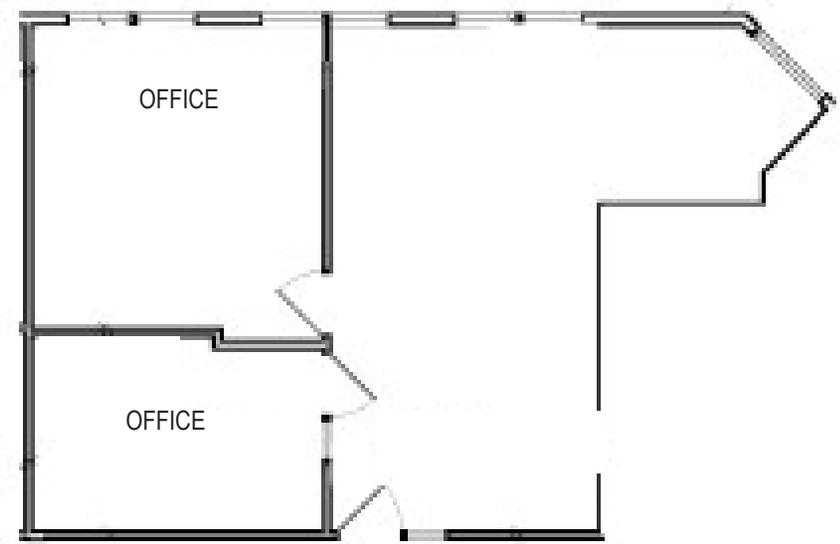
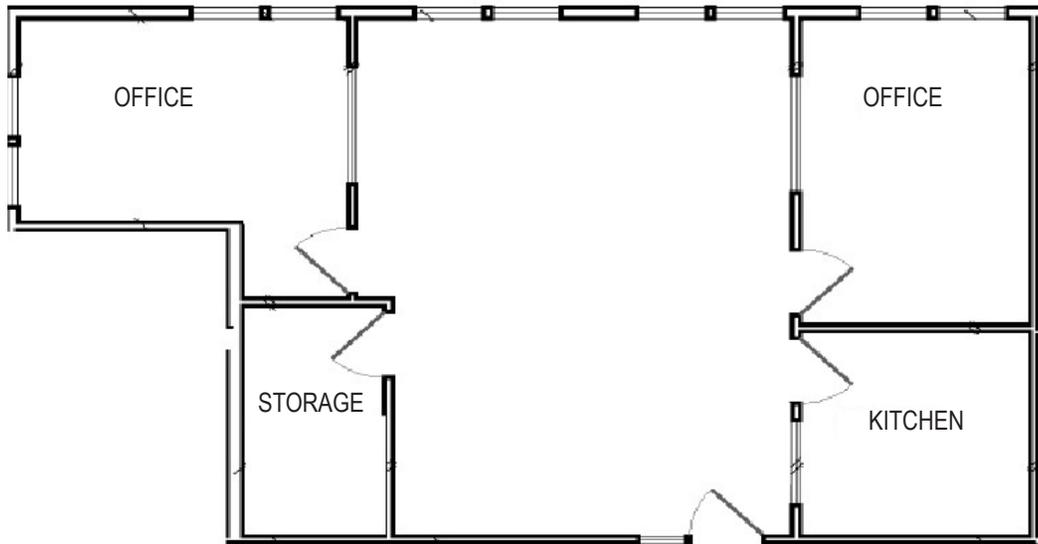


101 LARKSPUR LANDING CIRCLE
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**WORLD CLASS
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SUITE 228
1,033+/- RSF

SUITE 222
849+/- RSF



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