



For Lease: San Rafael Retail Space

923 C Street, San Rafael, CA

- High Ceilings
- Heat and Air Conditioning
- Great Location
- 2 Restrooms
- Store Front
- Kitchen

Offering Summary

Total Available Sq Ft:	4,914 +/- sf
Initial Base Rent:	\$1.83 psf
Lease Type:	Mod. Gross
Lease Term:	3 - 5 Years
Available:	Now



Contact:
Mark Cooper
 (415) 608-1036
mark@hlcre.com
 Lic# 01814831



HL Commercial Real Estate
 70 Mitchell Blvd., Suite 202
 San Rafael, CA 94903
www.hlcre.com

For Lease: San Rafael Retail Space

923 C Street, San Rafael, CA 94901

Building/Space Description:

This amazing property has great storefront visibility, high ceilings, 2 private restrooms, track lighting, a kitchen area and stage!

Location Description:

This building is located in central San Rafael on C Street, across the street from Chase Bank, just a few blocks from many popular restaurants and the San Rafael Movie Theatre.

Space Information/Features:

Available Square Feet:	4,914 +/- Sq. Ft. (The owner is source. Agent has not verified square footage.)
Retail Type:	Street
Signage:	Yes
Parking:	Street/Across the street from San Rafael's largest public parking lot.

Building Information/Features:

Total Building Square Feet:	4,914 +/- sq. ft.
Year Constructed:	1922 +/-
Zoning Designation:	T4MS 60/80 (see pg. 52 for uses)
Heating & Air Conditioning:	Yes
Flood Zone Designation:	Zone X (500-year)

An area inundated by 500-year flooding; an area inundated by 100-year flooding with average depths of less than 1 foot or with drainage area less than 1 square file; or an area protect by levees from 100-year flooding.

Lease Information:

Lease Term:	3 - 5 Years
Initial Base Rent:	\$1.83 psf (\$9,000 per mo.)
Base Rent Increases:	4% per annum
Lease Type:	Modified Gross
Tenant Expenses:	Gas, electricity, water, gas, trash removal taxes, and insurance over base year



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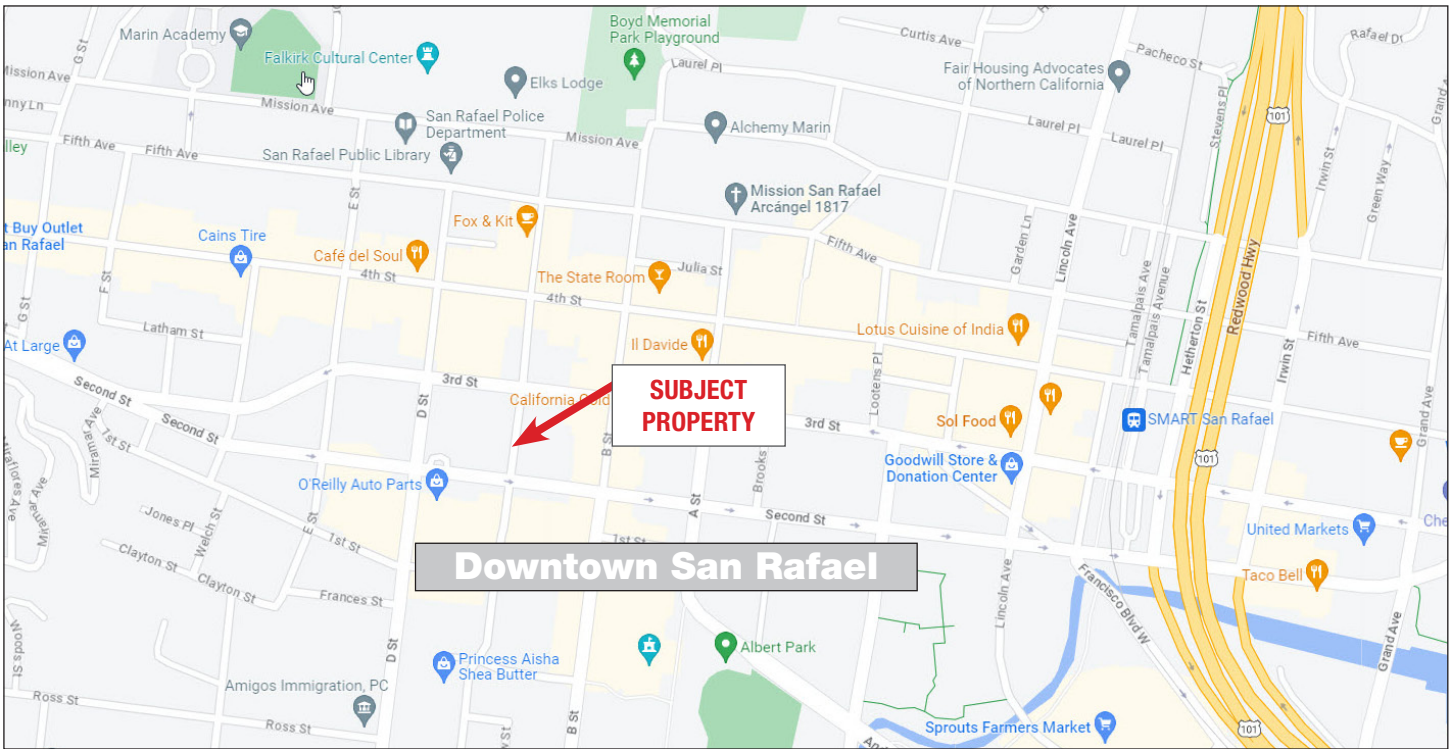
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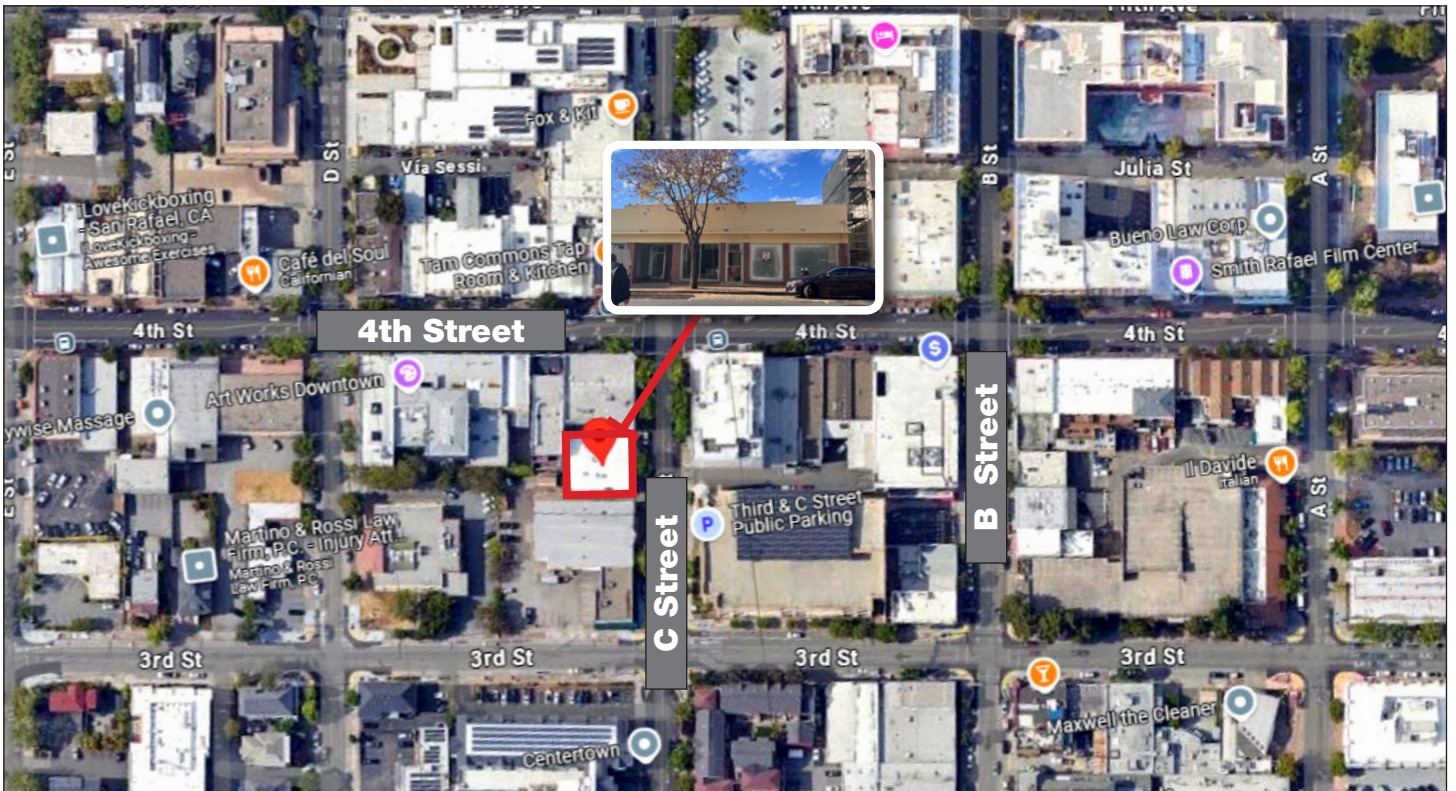
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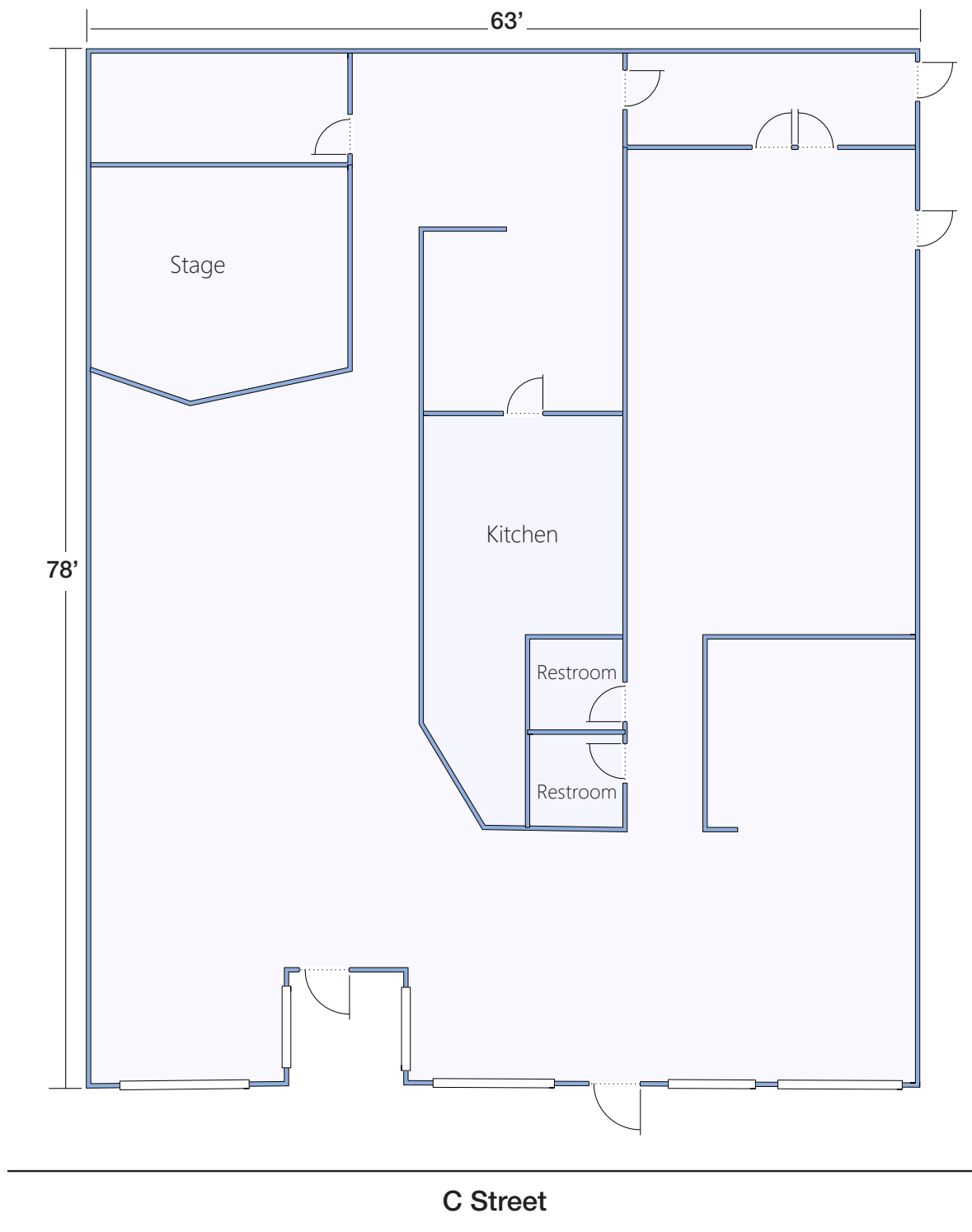


[Click here to View in Google Maps](#)



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Floor Plan Not to Scale
For Illustration Only