



FUTURE HOTEL

MARIN SQUARE RETAIL

RETAIL

TWO STORY

MARIN SQUARE SHOPPING CENTER

SAN RAFAEL, CALIFORNIA

MAJOR REDEVELOPMENT IN-PROCESS, COMPLETION LATE SUMMER 2019

MARIN SQUARE SHOPPING CENTER

SAN RAFAEL, CALIFORNIA

Marin Square Shopping Center is now under new ownership that has committed to an extensive renovation, expansion, and revival of this incredibly well-located and highly-visible shopping center with completion by the end of the summer 2019.

After more than a decade of being abandoned by its former owners, who had planned to replace this strategically located shopping center with a hospital, Marin Square is taking on a new life and purpose.

Marin Square Shopping Center is a tremendous opportunity for large and small retailers as well as restaurant and service uses to establish businesses at this highly sought after Marin County location.



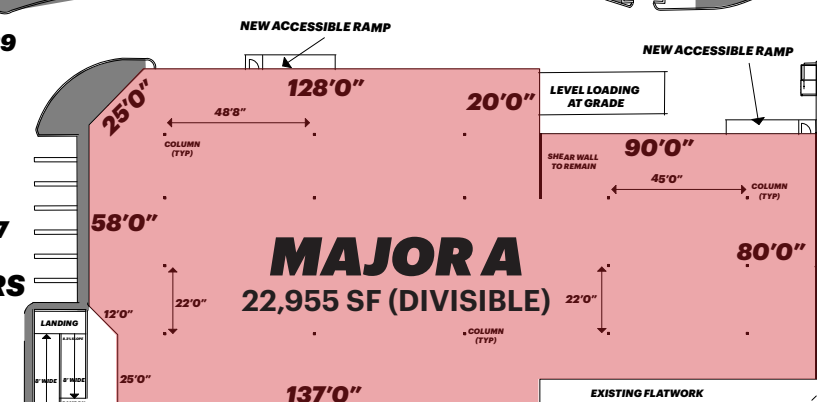
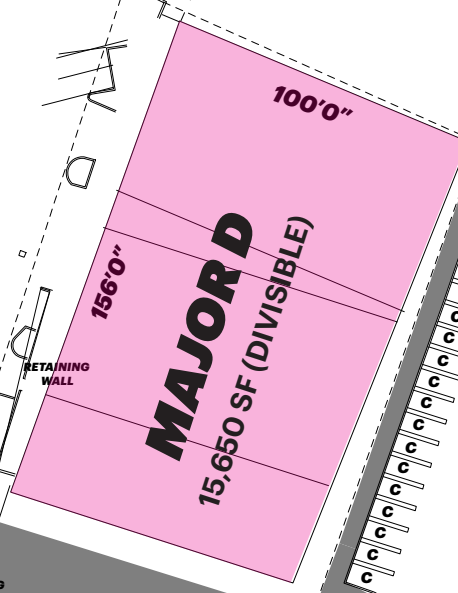
- Incredible location in affluent Marin County
- Property offers extraordinary visibility from Highway 101 and I-580
- High traffic counts of 148,000 Highway 101 and 80,000 I-580
- Excellent signage visibility and availability
- 393 on-site parking spaces provide a generous parking ratio
- Comprehensive renovation including new facades, hardscape, and landscaping
- In addition to being located in between two freeways, the property, which occupies an entire city block, is flanked by two signalized intersections
- Located immediately at freeway exit ramps
- 3 entrances provide easy ingress and egress from all directions



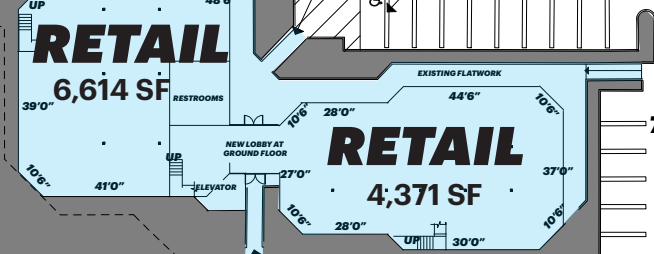
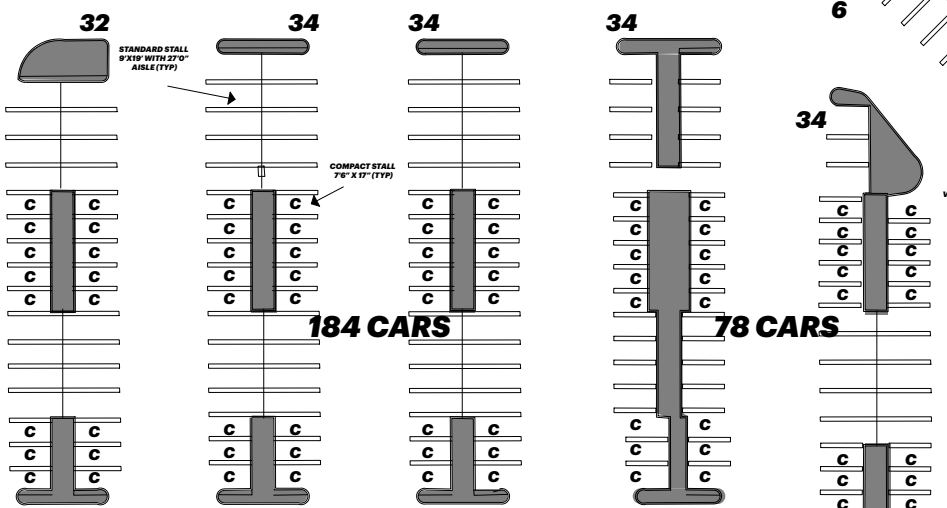
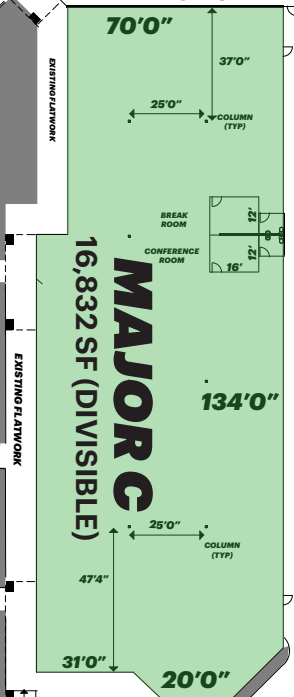
US 101

148,000 ADT

GARY PLACE



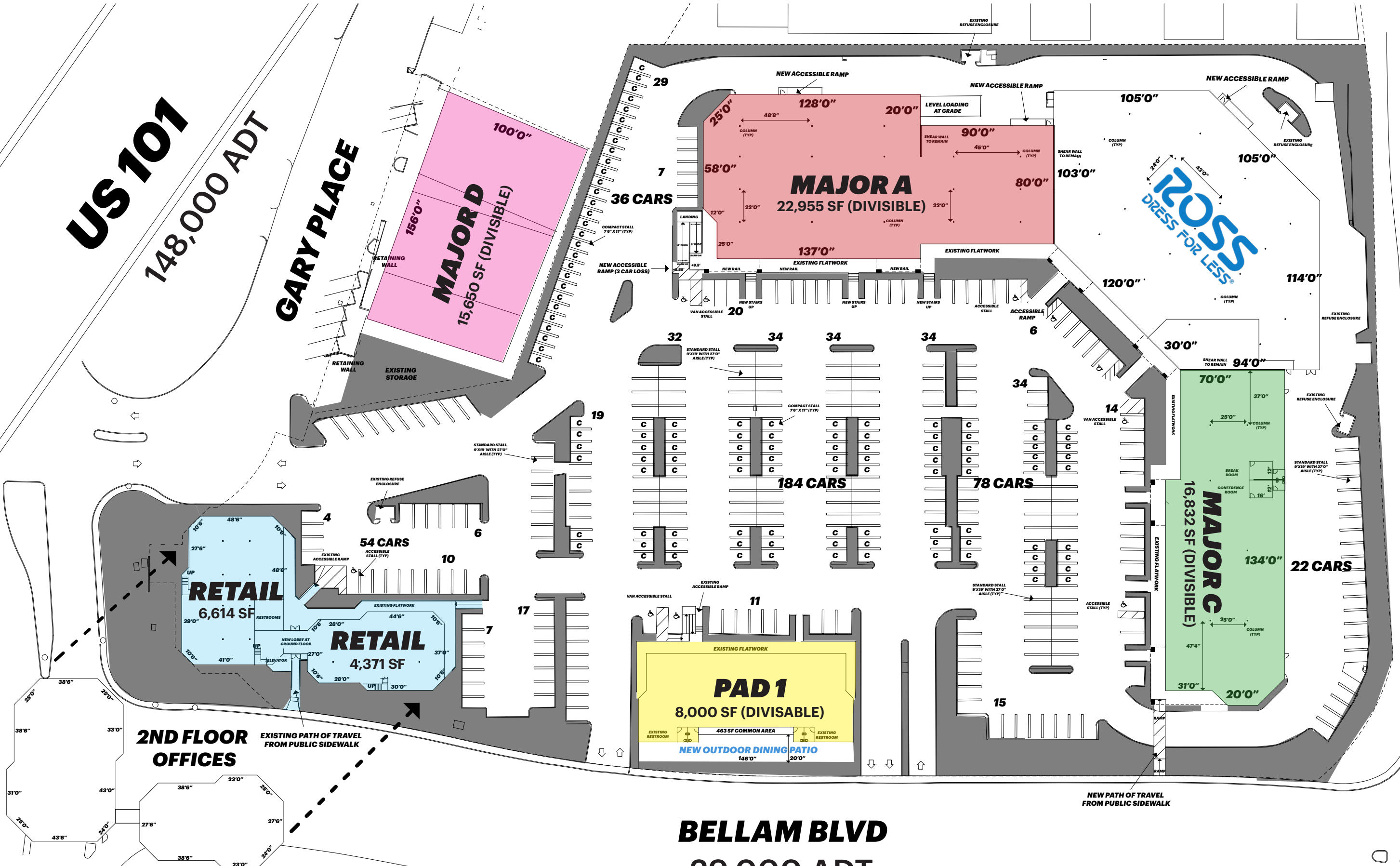
ROSS
DRESS FOR LESS



2ND FLOOR OFFICES

BELLAM BLVD
29,000 ADT

HWY 580 OFFRAMP
19,000 ADT



RENDERINGS

MAJOR A, MAJOR B (ROSS) & MAJOR C



PAD 1



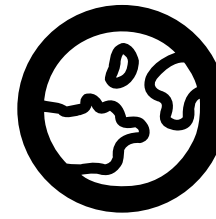
MAJOR D



RETAIL / OFFICE PAD



DEMOGRAPHICS



POPULATION	3 MILES	5 MILES	10 MIN DRIVE
	76,621	145,731	191,930



ESTIMATED AVERAGE HOUSEHOLD INCOME	3 MILES	5 MILES	10 MIN DRIVE
	\$191,956	\$213,369	\$203,128



HOUSEHOLD INCOME DISTRIBUTION	3 MILES	5 MILES	10 MIN DRIVE
	8,952	19,627	24,742



MEDIAN HOME VALUE	3 MILES	5 MILES	10 MIN DRIVE
	\$1.08 M	\$1.08 M	\$1.03 M



COLLEGE DEGREE BACHELOR DEGREE OR HIGHER	3 MILES	5 MILES	10 MIN DRIVE
	30,363	65,420	84,464



TOTAL RETAIL EXPENDITURES	3 MILES	5 MILES	10 MIN DRIVE
	\$1.57 B	\$3.42 B	\$4.37 B

MARKET AERIAL



CosmoProf

SAN RAFAEL
THE CITY WITH A VISION

WHOLE
FOODS
MARKET

MONTECITO PLAZA
RITE AID petco
Pier 1 imports UPS
CHIPOTE WELLS FARGO

**MARIN SQUARE
SHOPPING CENTER**
SAN RAFAEL, CALIFORNIA
ROSS DRESS FOR LESS[®] SUBWAY[®] SALLY BEAUTY.

EXTREME
PIZZA

BEST BUY

MATTRESSFIRM
Patioworld

Hertz

TJ-maxx[®] ULTA BEAUTY

metro
by T-Mobile
BURGER KING

TARGET

BevMo!

O'Reilly
AUTO PARTS

Office
DEPOT

B M W
BMW of San Rafael

Smart & Final

EL
POLLO
LOCO

Mancini's
SLEEPWORLD
Simply the Best Place to Buy a Mattress

THE
HOME
DEPOT

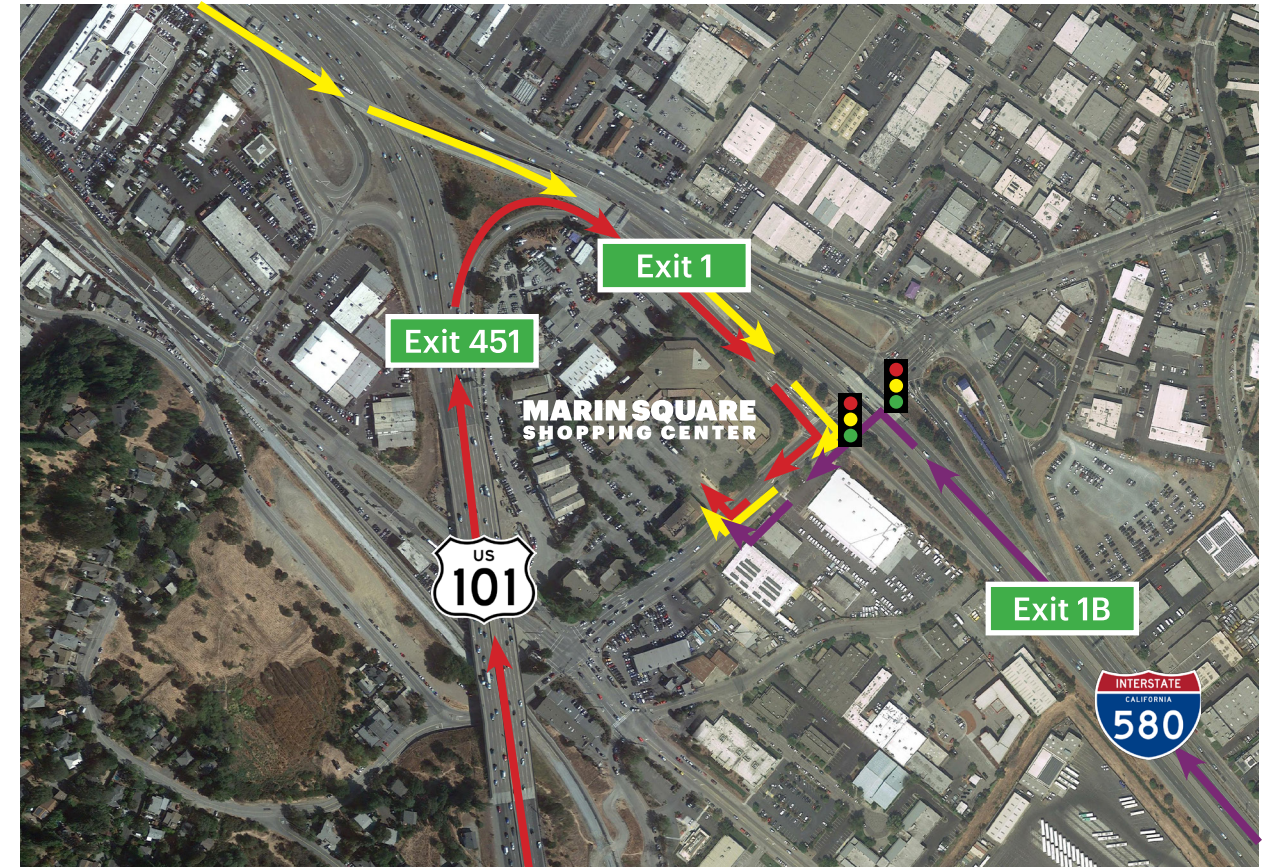
US
101

Marin
COUNTRY MART
Starbucks

FedEx
Ship Center

INTERSTATE
CALIFORNIA
580

ACCESSIBILITY



Marin County, which is located immediately across the Golden Gate Bridge from San Francisco and across the Richmond Bridge from East Bay cities, is part of the San Francisco Bay Area and has the fifth highest per capita income in the United States. The City of San Rafael, home to the Marin Square Shopping center, is also Marin's county seat.

MARIN SQUARE SHOPPING CENTER

SAN RAFAEL, CALIFORNIA



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