

Retail/Office For Lease

300-306 Sir Francis Drake Blvd., San Anselmo, CA 94960

Best corner retail/medical location

High visibility

Excellent signage opportunity

On-site parking

Flexible zoning

±1,390-2,908 sf available



**KEEGAN & COPPIN
COMPANY, INC.**

ONCOR INTERNATIONAL

Matt Storms, Partner & Vesa Becam, Partner

101 Larkspur Landing Circle, Suite 112, Larkspur, CA 94939

(415) 461-1010 • Fax: (415) 925-2310

Lic #s: 01233478 & 01459190

mstorms@keegancoppin.com • vesa@keegancoppin.com

Retail/Office For Lease

300-306 Sir Francis Drake Blvd., San Anselmo, CA 94960

USER SPACE: Retail/Office

SIZE:

±1,390 rentable sf for 300 Sir Francis Drake

±1,518 rentable sf for 306 Sir Francis Drake

LEASE RATE:

\$3.00 psf per month for 300 Sir Francis Drake

\$2.45 psf per month for 306 Sir Francis Drake

PARKING: On-site

ZONING: C-2

LEASE TERMS: 3-5 years

DESCRIPTION OF PREMISES /FEATURES:

300-310 Sir Francis Drake Boulevard is a classic three tenant retail/office building located on one of the county's major thoroughfares, just one block from the "Hub" intersection. The high ceilings and open layout create a bright retail or office area, while storage and parking provide additional desirable amenities. Flexible zoning allows for a variety of uses. Signage is available on the front and side of the building, allowing retailers maximum visibility.

DESCRIPTION OF LOCATION / AREA:

Just 20 miles north of the Golden Gate Bridge, San Anselmo is at the heart of the Ross Valley. The downtown core is a hub of thriving, local-serving businesses. Its easy access and central location make it a popular destination for visitors, with a dense and prosperous retail district. Businesses cater to a diverse group of people, and annual events revolving around art, wine and antiques draw many to the area. Voted the "Best Town Other Than Your Own", the "Best Non-Mall Shopping Town in Marin County", the town is also known as the "Northern California Antiques Capital."

DEMOGRAPHICS:	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population:	12,451	80,837	137,643
Avg HH Income:	\$165,696	\$149,649	\$155,390
Median Home Value:	\$1,000,000	\$969,451	\$975,025

Source: Claritas — Pop-Facts Premier 2017.



**KEEGAN & COPPIN
COMPANY, INC.**

ONCOR INTERNATIONAL

Matt Storms, Partner & Vesa Becam, Partner

101 Larkspur Landing Circle, Suite 112, Larkspur, CA 94939

(415) 461-1010 • Fax: (415) 925-2310

Lic #s: 01233478 & 01459190

mstorms@keegancoppin.com • vesa@keegancoppin.com