



**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

- Absolutely the best views
- Best Marin County Location
- Balconies
- Excellent visibility and access
- Covered parking
- Within walking distance of all services

### LEASE TERMS

#### Size

989 - 1,495+/- sq ft

#### Rate

\$6.00 per sq ft

#### Terms

Full Service

15% load/Annual CPI increases

Base year for operating expenses

#### Parking

Garage parking included

#### Zoning

O (Office)

### OFFICE SPACE

**Suite 211:** 989+/- sq ft

**Suite 228:** 1,033+/- sq ft

**Suite 321:** 1,495+/- sq ft

### DESCRIPTION

3 window line private offices, bullpen/reception and work area

2 private offices, kitchen/break room, storage and open area

Third floor suite with 4 private offices, open area, deck, balcony, storage and work room

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

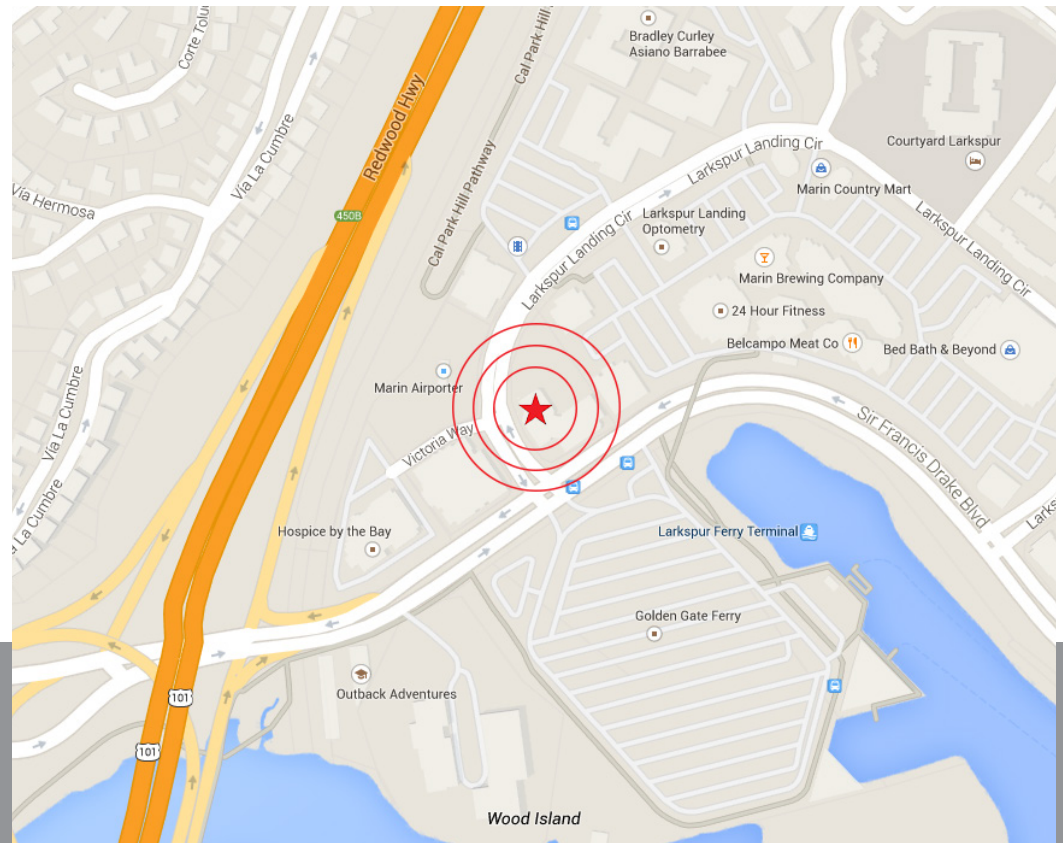
Located 10 miles north of the Golden Gate Bridge at the intersection of Highway 101, Interstate 580 and the Richmond-San Rafael Bridge. Best central Marin location.

## 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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# 101 LARKSPUR LANDING CIRCLE LARKSPUR, CA FLOOR PLAN



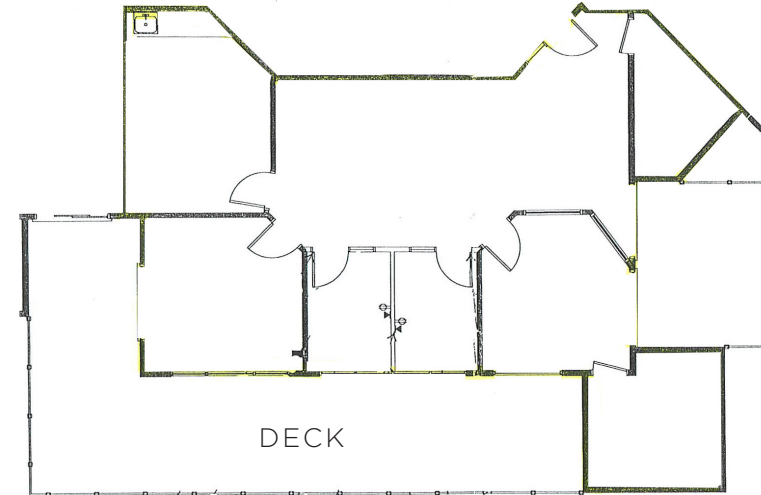
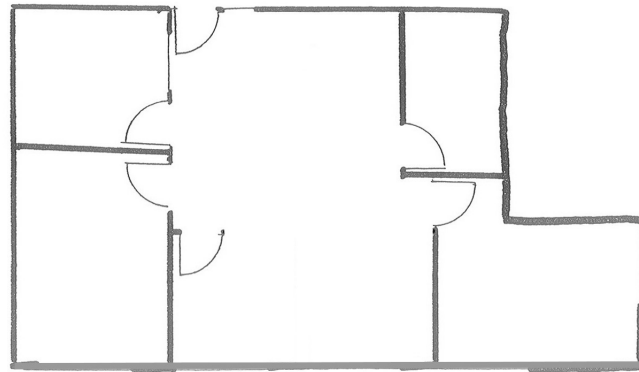
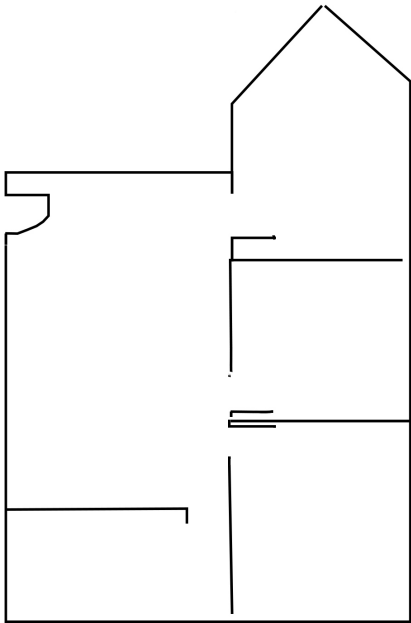
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SUITE 211  
989+/- RSF

SUITE 228  
1,033+/- RSF

SUITE 321  
1,495+/- RSF



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