



Keegan & Coppin
COMPANY, INC.

FOR LEASE

201 ALAMEDA DEL PRADO
NOVATO, CA

Beautifully Upgraded
Impressive Office Space

201

REPRESENTED BY:

JEFFREY WILMORE, PARTNER

LIC # 01241054 (415) 461-1010, EXT 119

JWILMORE@KEEGANCOPPIN.COM

THEO BANKS, PARTNER

LIC # 013596065 (415) 461-1010, EXT 130

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IMPRESSIVE OFFICE SPACE FOR LEASE



201 ALAMEDA DEL PRADO
NOVATO, CA

BEAUTIFUL MODERN
OFFICE SPACE

PROPERTY INFORMATION

HIGHLIGHTS

- Beautifully upgraded space with modern lighting, paint, and carpet
- Impressive high quality lobby with renovated elevators and restrooms
- Surrounded by beautiful oak trees with a woodside setting

OFFICE SPACE

Suite 102: 2,841+/- sq ft

Suite 301: 2,574+/- sq ft

DESCRIPTION

Reception area, 3 private offices, large conference room, break room/kitchenette and storage. Private double door entry from the exterior.

Offices on the perimeter with nice glass line and open area. Kitchen area with sink, private balcony. Space can be demised.

LEASE TERMS

Rate

\$2.45 per sq ft

Terms

Full service

Parking

On-site

Total Building Size

32,353+/- sq ft

COVID-19 ATTRIBUTES

- Operable windows (allows outside air in)
- Ground floor suite available (eliminates need for elevator/stairs)
- Separate outside entry for suite 102 (avoids common area)
- Outside seating area
- Janitorial service conforming to OSHA Covid-19 guidelines with enhanced sanitation

Keegan & Coppin Co., Inc.
101 Larkspur Landing Circle, Ste. 112
Larkspur, CA 94939
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(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

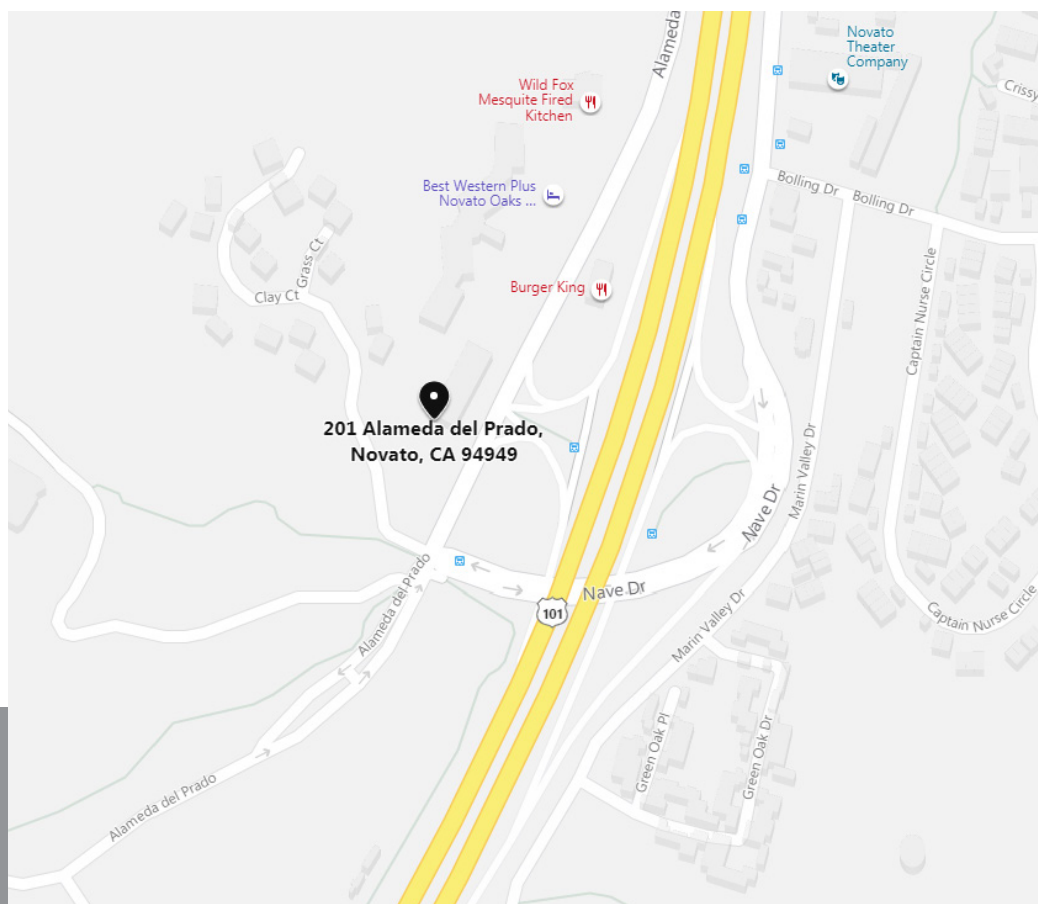
201 Alameda del Prado has excellent identity with freeway visibility and easy access to Highway 101. Close access to public transportation and the SMART train. Short distance to many amenities.

NEARBY AMENITIES

- Short distance to many amenities
 - Hamilton Marketplace with Safeway, Peet's Coffee, Super Duper Burger, Nektar Juice Bar
 - Pacheco Plaza Shopping Center with Boca Pizza, Nugget Market, UPS
 - Rickey's Restaurant
 - Marriott Hotel

TRANSPORTATION ACCESS

- Immediate access to Highway 101
- Close proximity to public transportation and the SMART train



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201 ALAMEDA DEL PRADO SUITE 102 INTERIOR PHOTOS



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201 ALAMEDA DEL PRADO SUITE 301 INTERIOR PHOTOS



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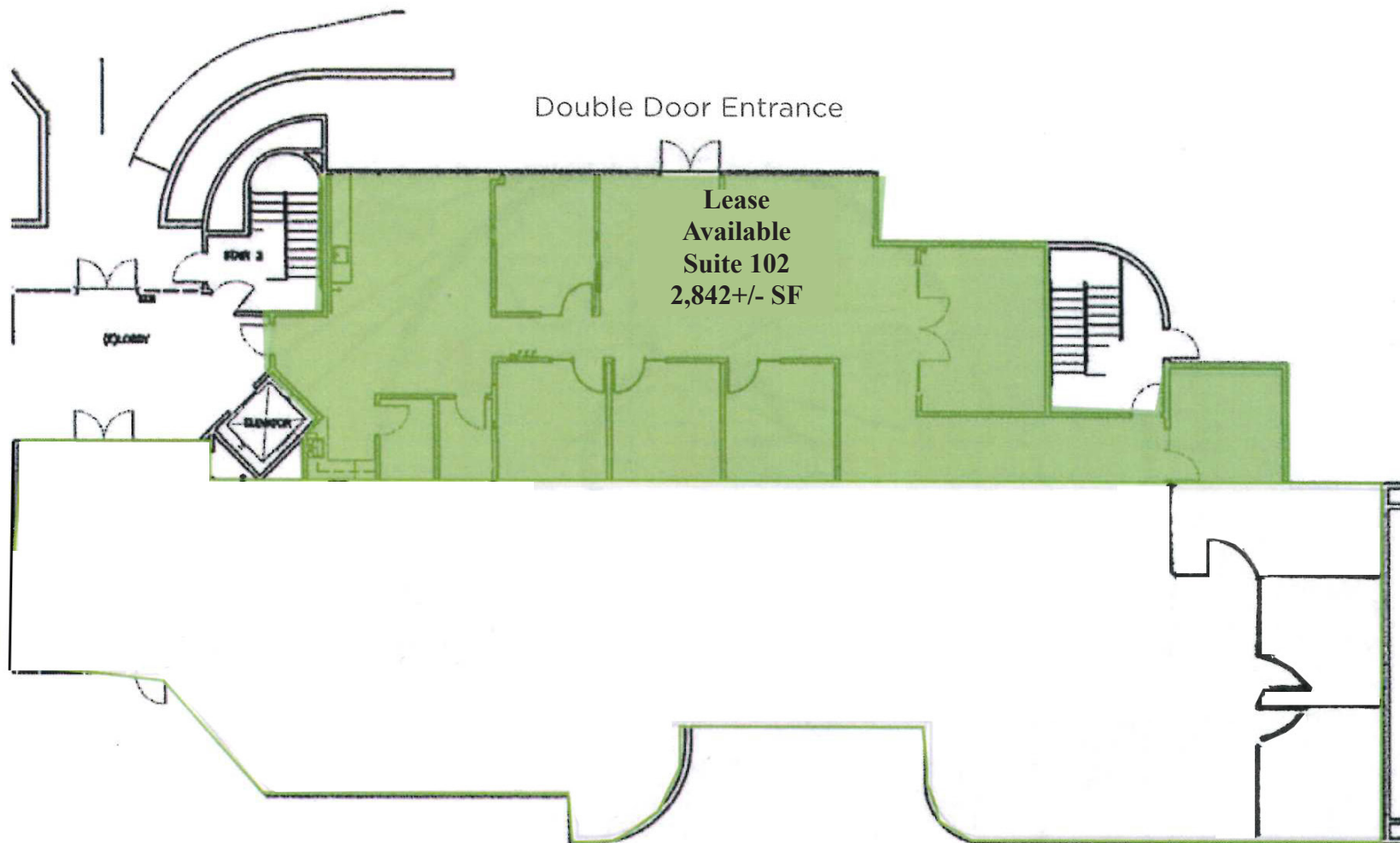
201 ALAMEDA DEL PRADO NOVATO, CA FLOOR PLAN



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SUITE 102: 2,842+/- RSF



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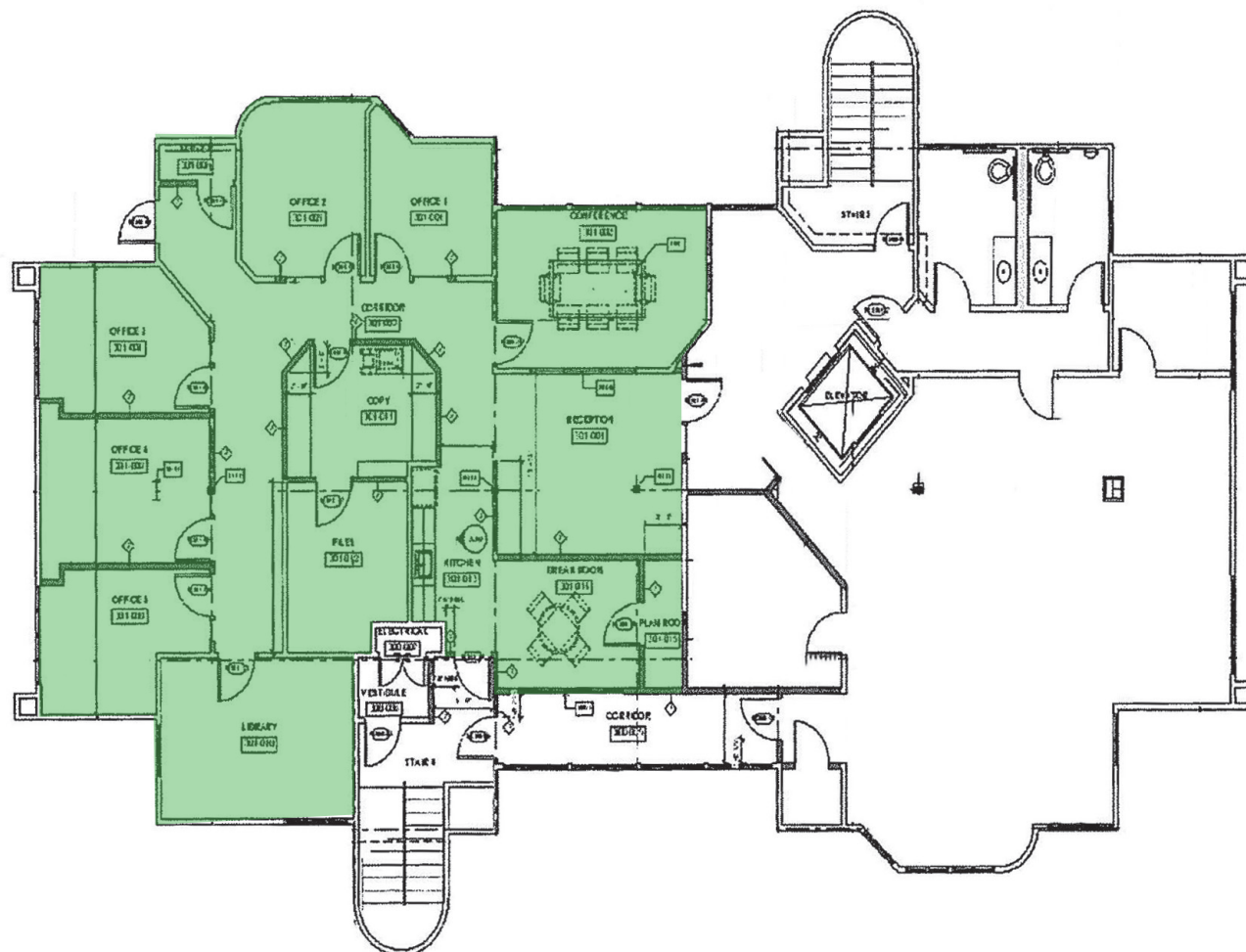
201 ALAMEDA DEL PRADO NOVATO, CA FLOOR PLAN



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SUITE 301: 2,574+/- RSF



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