



Keegan & Coppin
COMPANY, INC.

FOR LEASE

110 BON AIR CENTER
GREENBRAE, CA

RETAIL FOR LEASE
JUNIOR ANCHOR OPPORTUNITY



Go beyond broker.

REPRESENTED BY:

VESA BECAM, PARTNER
LIC # 01459190 (415) 461-1010, EXT 114
VESA@KEEGANCOPPIN.COM



110 BON AIR CENTER, GREENBRAE, CA

PROPERTY INFORMATION



110 BON AIR CENTER
GREENBRAE, CA

RETAIL FOR LEASE

HIGHLIGHTS

- Best Location in Marin County
- Junior Anchor Location
- Signage Opportunity

DESCRIPTION OF PREMISES

110 Bon Air Center represents an exceptional opportunity to lease retail space in the most sought-after location in Marin County. The space is located in Bon Air, featuring popular restaurants, boutiques, financial services and fitness opportunities. Bon Air's welcoming outdoor spaces and spectacular Mt. Tam views provide a sense of place for special events and the community.

DESCRIPTION OF AREA

The Sir Francis Drake corridor is at the commercial core of Marin County. At the confluence of several major transportation axes, both local and regional, the area is a hub of local infrastructure and business. Two major interstate freeways, highways 101 and 580, intersect at Sir Francis Drake Boulevard, which is also the principal artery linking the SF Bay Area to the Pacific coast. The Golden Gate Larkspur Ferry and Golden Gate Transit provide regular service to downtown San Francisco for commuters and visitors, and the SMART train station provides a transportation link between North Bay counties and San Francisco. Less than five minutes from the property, MarinHealth Medical Center is the only full-service acute care hospital in the County, and its sphere of influence extends throughout Greenbrae and Corte Madera, creating a cluster of medical providers in the South Eliseo and Tamal Vista corridors. This area enjoys a high concentration of retail activity, with Marin County's malls in immediate vicinity. Bon Air, with over fifty locally serving shops and restaurants, has a 65 year legacy of serving the local community.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population:	12,747	82,815	153,605
Median Household Income:	\$130,903	\$125,062	\$132,166
Average Age:	46	42	43
Median Home Value:	\$1,069,067	\$1,067,415	\$1,043,521

LEASE TERMS

Size

1,830-12,848+/- rentable sq ft

Use

Retail/Office

Rate

Negotiable

Terms

Minimum 5-year lease term

Parking

On-site

Zoning

PD

Keegan & Coppin Co., Inc.
101 Larkspur Landing Circle, Ste. 112
Larkspur, CA 94939
www.keegancoppin.com
(415) 461-1010

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110 BON AIR CENTER, GREENBRAE, CA FLOOR PLAN

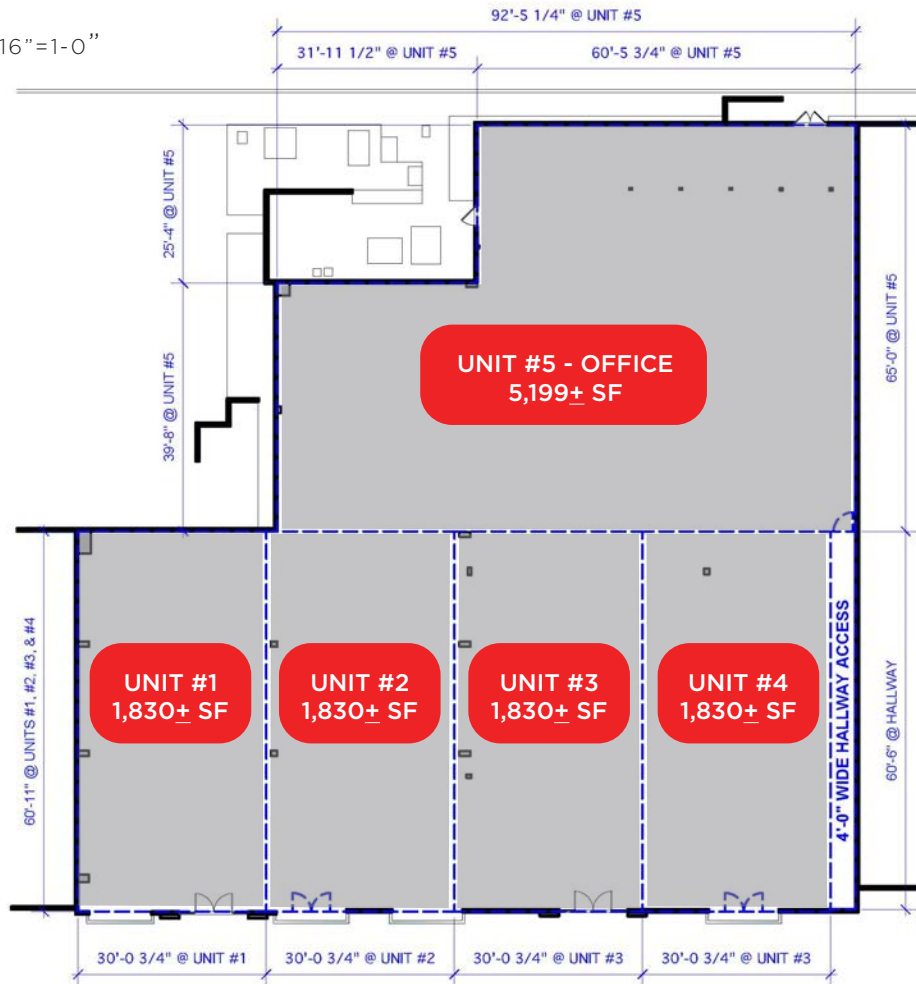


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SPACE 110
1,830 - 12,848+/- SF

SCALE: 1/16"=1'-0"



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SITE PLAN

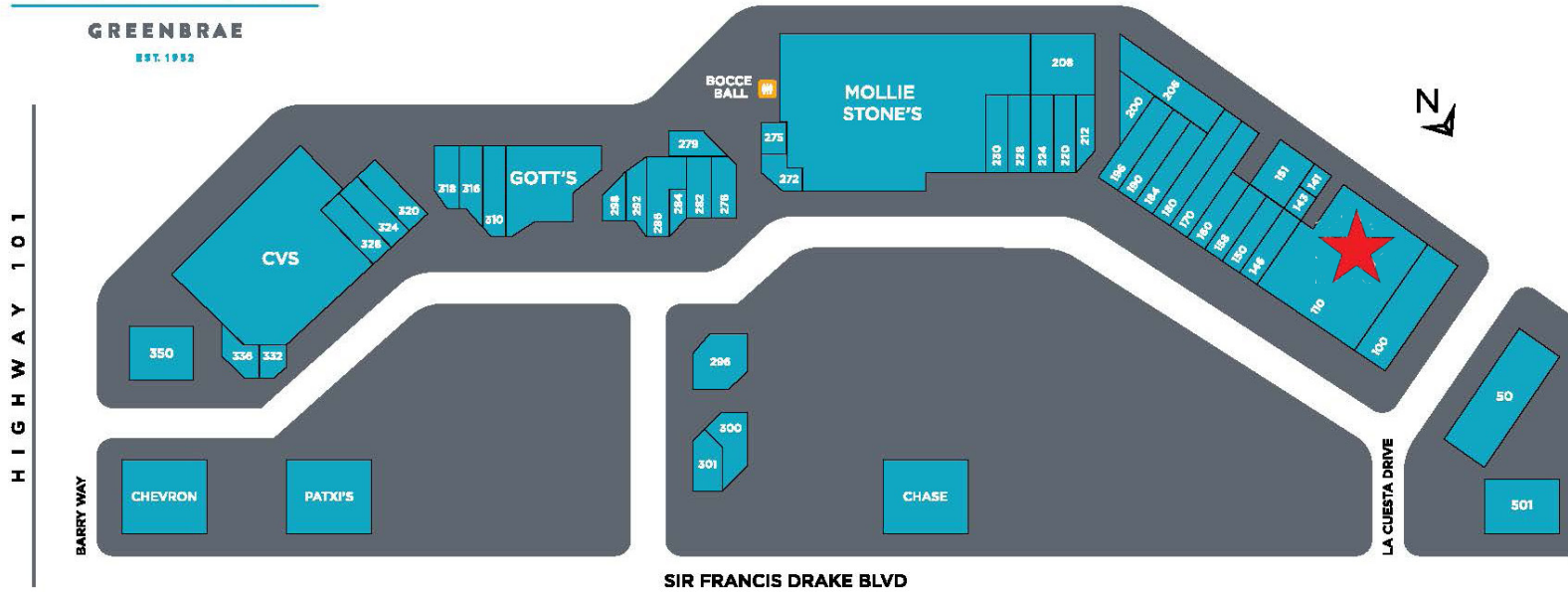


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GREENBRAE, CA

RETAIL FOR LEASE

BON AIR

GREENBRAE
EST. 1952



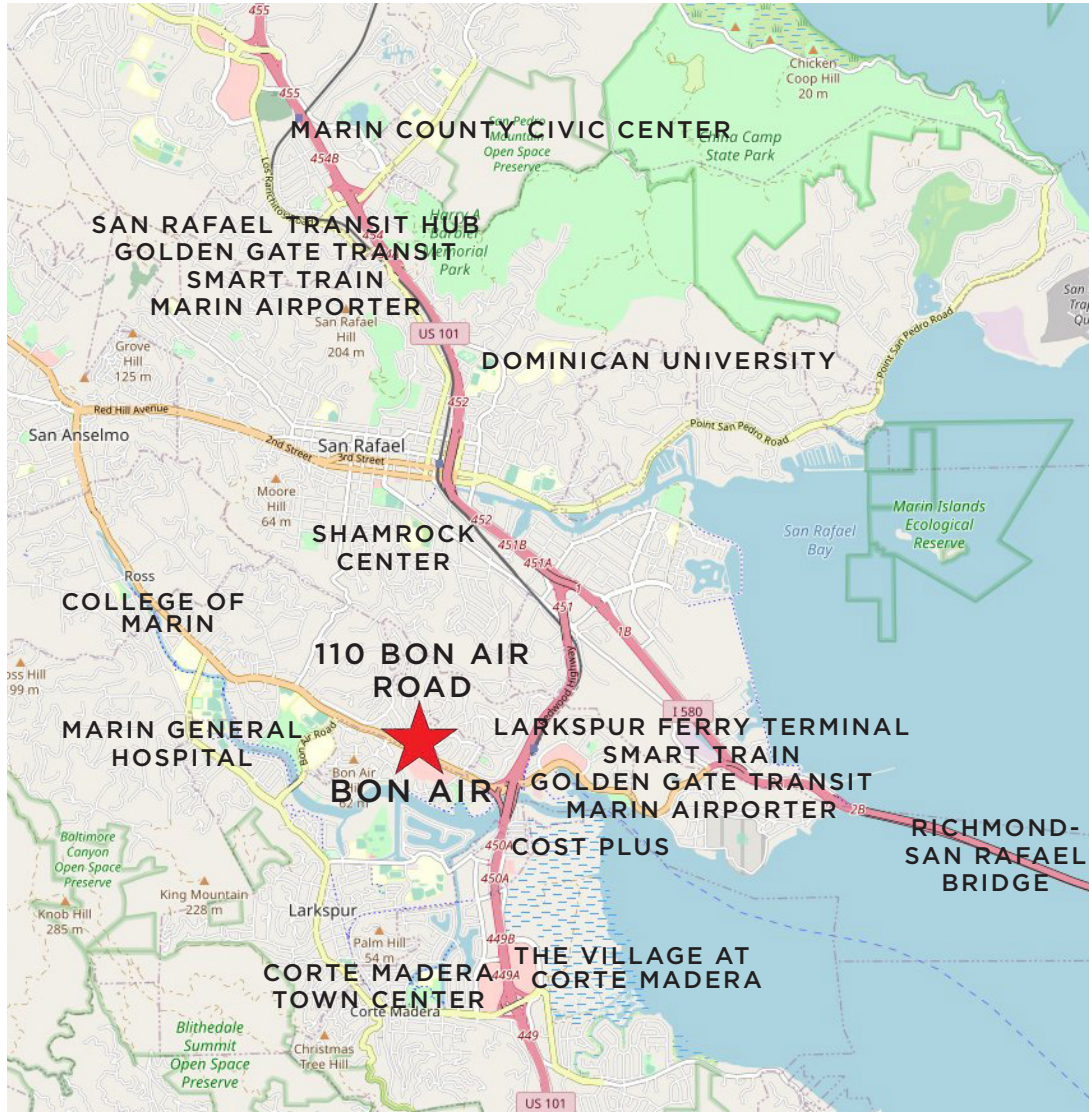
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MAPS

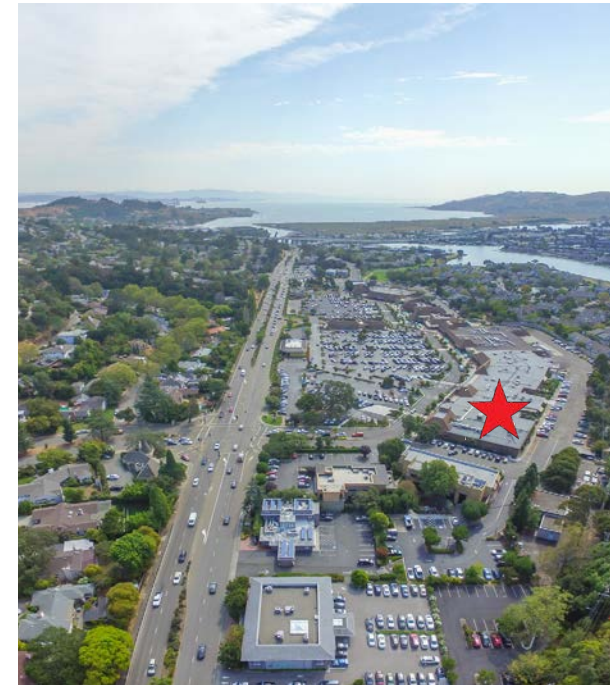
MARIN COUNTY 101 CORRIDOR



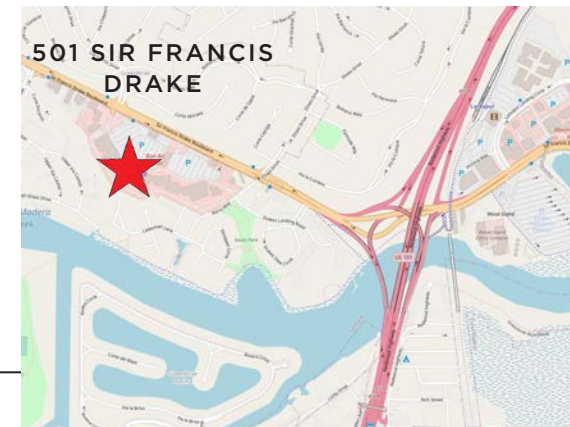
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AERIAL MAP



VICINITY MAP



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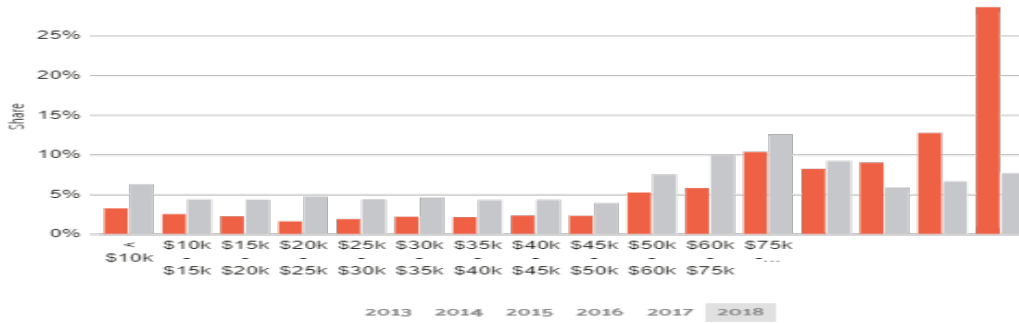
REGIONAL SNAPSHOT



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HOUSEHOLD INCOME



MAJOR EMPLOYERS

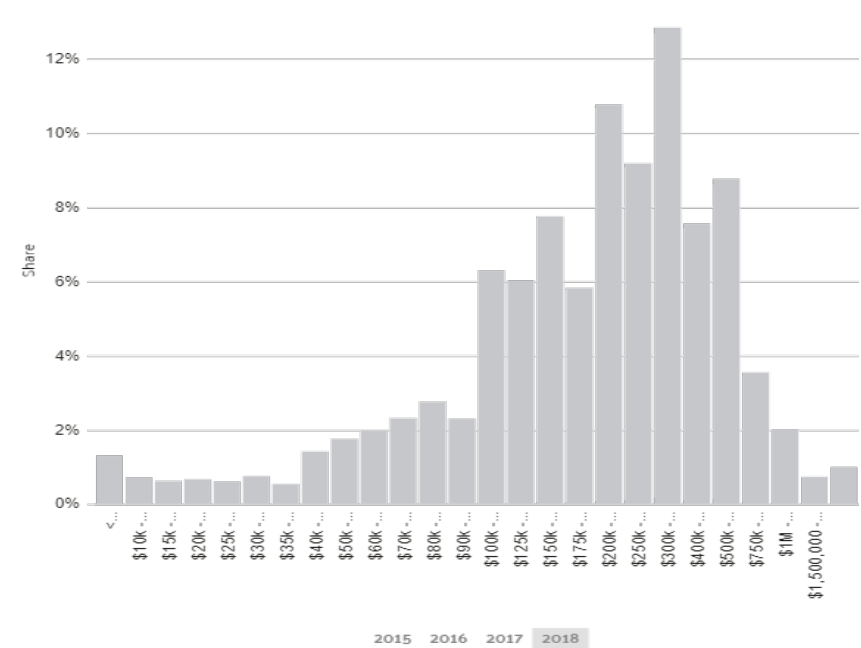


EMPLOYMENT BY INDUSTRY

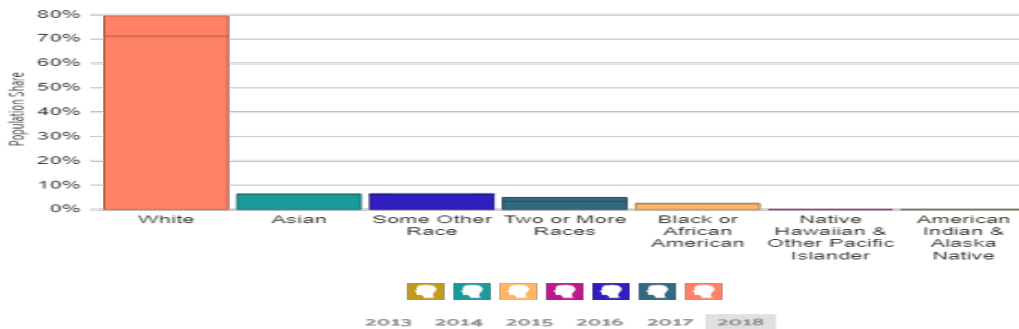
Total: 135k



PROPERTY VALUE



DIVERSITY



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