



Lots of Light!



For Lease: Office Suites

77 Mark Drive, San Rafael, CA

- Kitchenettes & Storage
- Heat and Air Conditioning
- Open Plans or Private Offices
- Free Parking 4:1000 Ratio
- All Suites Have a Patio

Offering Summary

Total Available Sq Ft:	512 - 1,536 +/- sf
Initial Base Rent:	\$947/mo. and up
Lease Type:	Mod. Gross
Min. Lease Term:	One Year
Date Space Available:	Now

Contact:

Joe Morrison
(415) 366-0022
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Mark Cooper
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HL Commercial Real Estate
70 Mitchell Blvd., Suite 202
San Rafael, CA 94903
www.hlcre.com

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Building/Space Description:

Garden style offices in a three-building complex with ample parking. Suites range in size from 512 sq. ft. to 1,536 +/- sq. ft. Some spaces feature private restrooms, kitchenettes or storage.

Location Description:

This office complex is located in Terra Linda with easy access off Freitas Parkway exit of Highway 101. Just north of Marin Civic Center, Marin County offices and the Embassy Suites Hotel.

Space Information/Features:

Total Available Square Feet:	512 - 1,536 +/- sq. ft. (owner is source)
Divisible/Can Add:	Some units can be combined to create larger sq.ft.
Views:	Garden, courtyard and surrounding hills
Kitchen:	Yes - in select units
Number of Parking Spaces:	76 unreserved on site

(NOTE: All onsite parking is for standard size vehicles that fit into a 9'x 19' foot parking space, including vans and trucks. No overnight or fleet parking is permitted. All spaces are used on a first come, first served, non-exclusive basis. For zoning purposes, Tenant will be allocated onsite parking on a non-exclusive basis based on the ratio the rentable square feet of the Premises bears to the total rentable square feet of the building.)

Building Information/Features:

Building/Project Name:	77 Mark Drive
Total Building Square Feet:	19,275 +/- sq. ft.
Year Constructed:	1969
Zoning/Permitted Uses:	LI/O (Light Industrial/Office)
Fire Sprinklers:	No
Elevator Services:	No
Heating & Air Conditioning:	Yes
Flood Zone Designation:	Zone X (500-year)

An area inundated by 500-year flooding; an area inundated by 100-year flooding with average depths of less than 1 foot or with drainage area less than 1 square mile; or an area protected by levees from 100-year flooding.

Lease Information:

Minimum Lease Term:	One Year
Initial Base Rent:	\$947.20/mo. and up
Lease Type:	Modified Gross
Tenant Expenses:	Janitorial and electricity

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Available Suites

Suite	Feature	Size (sf)	Rent/Mo.
17	1 Private Office + Open Area	512	\$947.20
22	2 Offices	512	\$947.20
27	Open Room + Storage	655	\$1,211.75
26	Open Room	768	\$1,420.80
1,2,3	5 Privates w/ Restroom	1456	\$2,693.60
7,8,9	4 Private Offices w/ Storage + Kitchenette	1,536	\$2,841.60

Contact Listing Agents for Floor Plans of Individual Suites



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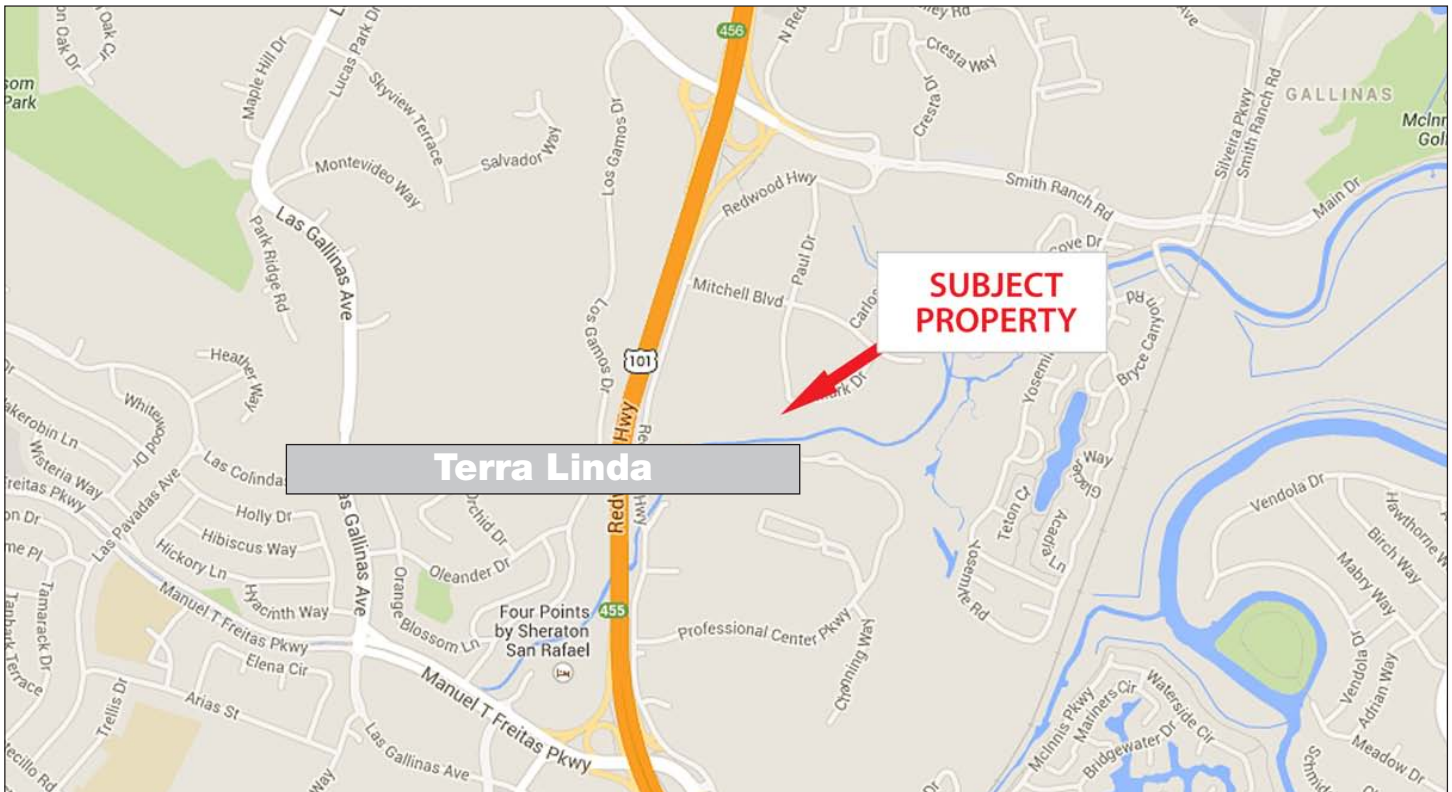


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