



. 200 GATE 5 ROAD .

# MARINERS

LANDING

...

SAUSALITO, CA

## FLEX SPACE: OFFICE & LIGHT INDUSTRIAL FOR LEASE

Brian Foster  
Executive Director  
+1 415 451 2437  
brian.foster@cushwake.com  
Lic #: 01393059

Drew Soltis  
Associate  
+1 415 451 2415  
drew.soltis@cushwake.com  
Lic #: 02163430



## PROPERTY HIGHLIGHTS

- 2 story creative office and warehouse building
- Exterior grade level roll up doors
- Exposed ceilings and operable windows
- Concrete floors
- Vaulted ceilings
- Rate: \$3.50 PSF gross
- Walking distance to Fish, Mollie Stones, Avatars, Katie's Kitchen and more
- Conveniently located in "Mariners Landing," Sausalito's creative and design district
- Creative office, flex, warehouse uses



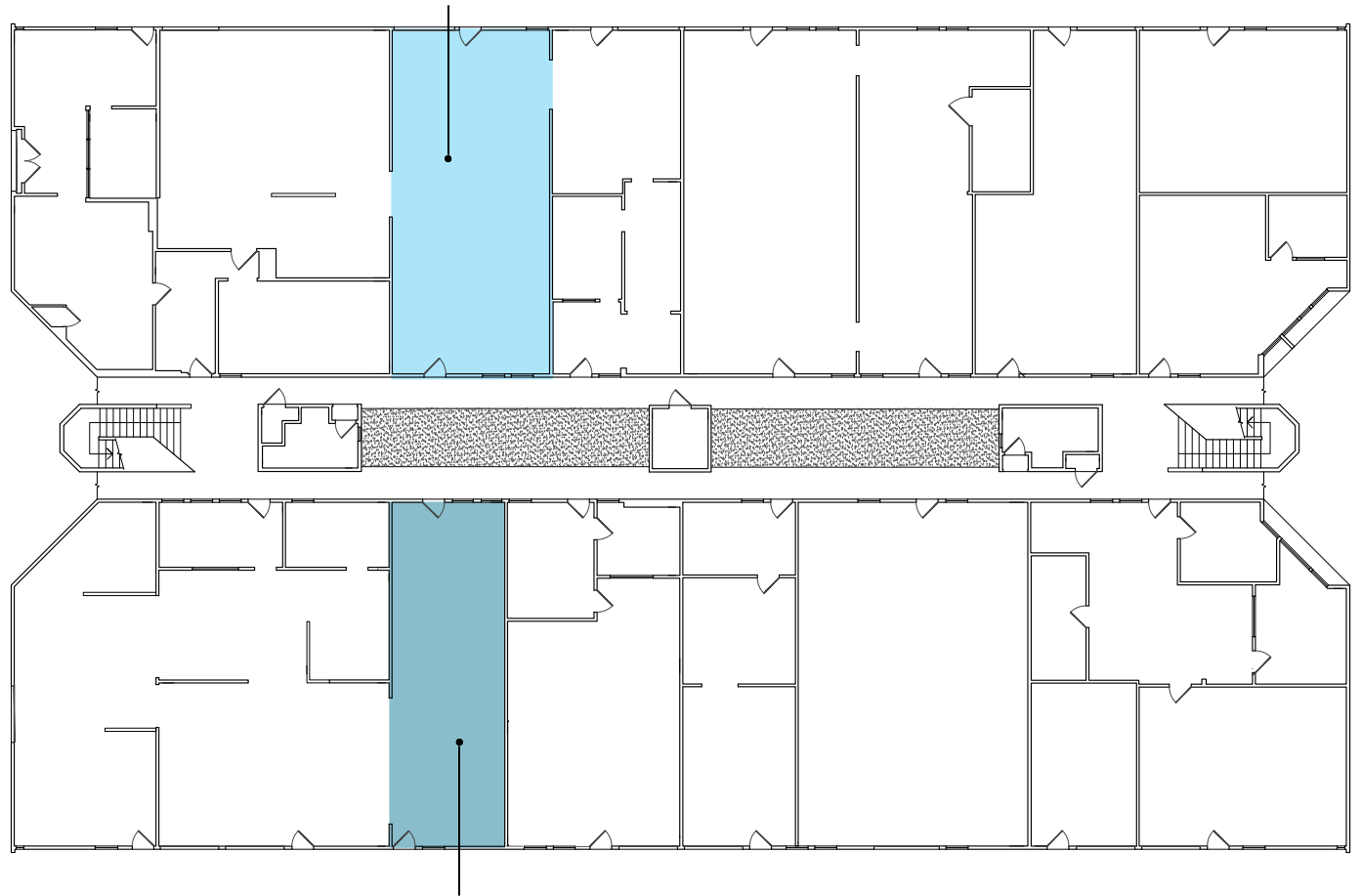


## AVAILABILITIES

- Ground Floor: options for creative office/flex or warehouse spaces available.
- Second Floor: Creative office space with vaulted ceilings and operable windows with bay views.
- Power: Each unit has separate subpanels with three-phase, four-wire, 120/208-volt rated as 60 or 100 Amps.

# 1ST FLOOR AVAILABILITIES

**Suite 111**  
RSF: ±1,151



**Suite 114**  
RSF: ±828

## **Suite 111**

±1,151 SF

- Concrete floors
- New glass roll up door

## **Suite 114**

±828 SF



- Concrete floors
- New glass roll up door

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# 2ND FLOOR AVAILABILITIES

## Suite 202

±953 SF

## Suite 203

±477 SF

## Suite 204

±474 SF

## Suite 205

±716 SF

## Suite 206

±479 SF

## Suite 208

±713 SF

## Suite 209

±714 SF



## Suite 210

±1,193 SF



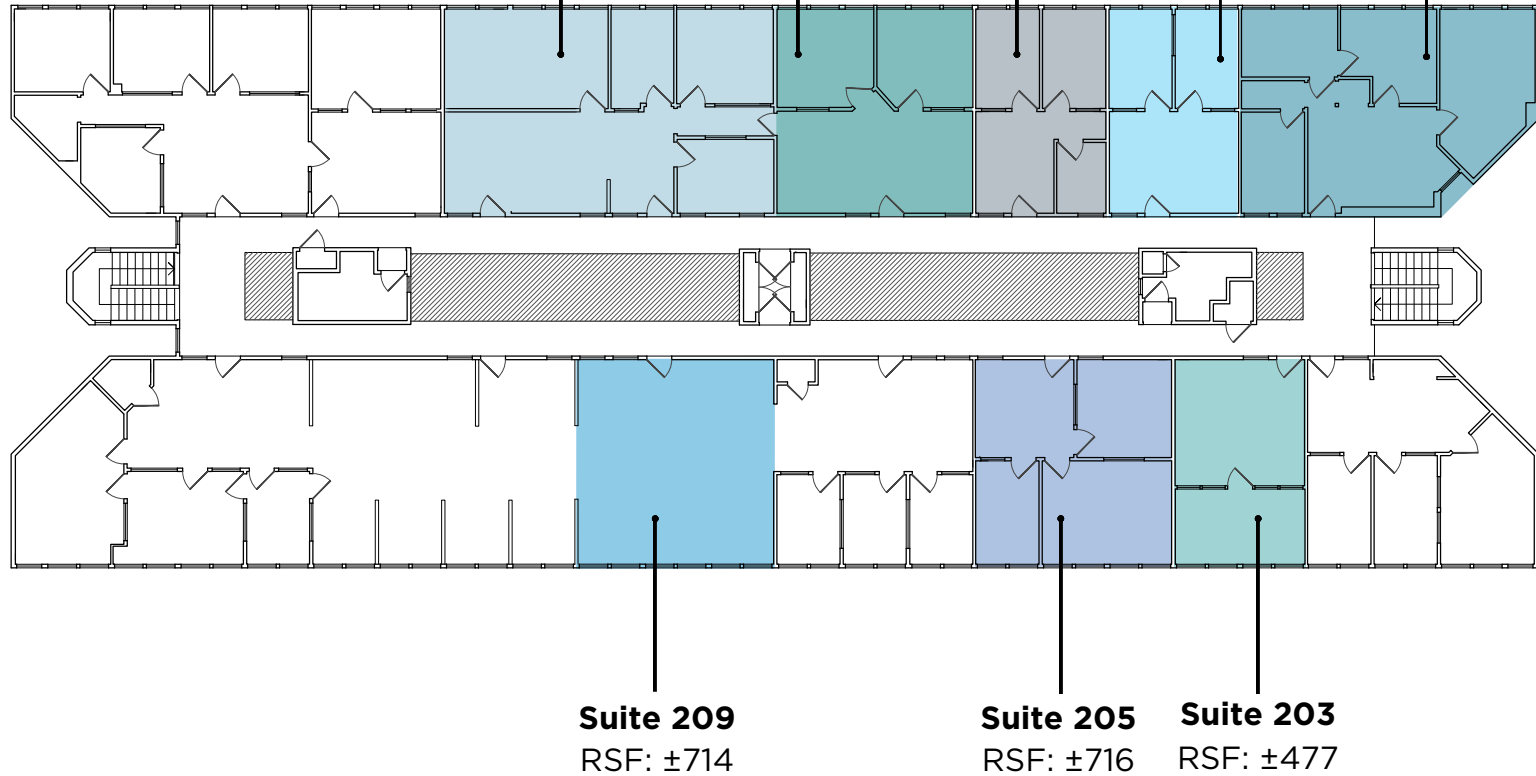
**Suite 210**  
RSF: ±1,193

**Suite 208**  
RSF: ±713

**Suite 206**  
RSF: ±479

**Suite 204**  
RSF: ±474

**Suite 202**  
RSF: ±953



\* Up to ±5,265 SF of contiguous space can be delivered on the North side of the building  
 \*\* Up to ±3,357 SF of contiguous space can be delivered on the South side of the building

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