SUASALITO
SHORT TERM BUSINESS NEEDS STUDY
SCOPE OF WORK

PHASE 1- Create Database of Available Commercial Properties

OVERVIEW

We conducted the survey by a physical "walk by", interviews with commercial brokers, Loopnet, and other websites such as Craigslist. Loopnet is a database that includes over 90% of available commercial properties already exists. Loopnet has most of the listings, specifications, maps and links is readily available. The city of Sausalito has also nearly completed the "Marinship Land Use/Business Inventory".

In order to identify and facilitate an inventory of available properties, specifications, and a preferred types and mix, we first broke it down to 3 basic categories.

1. Retail/Restaurant Space
2. Office/Design Space
3. Industrial Space

There is some overlap as well as some properties that use or category may be unclear or fall under a special circumstance.

In interviews conducted with local commercial brokers there were some common complaints/observations. The most common was that is extremely difficult and time consuming to obtain permits for improvements, use and occupancy. Factors influencing landlord decisions on leasing were primarily if the tenant could pay the rent and if they could get a use permit.

A summary of results is included in each section.

Submitted by:

Eckart Noack, Peter Van Meter, Jeff Scharosch, John Cox January 13, 2011

Sausalito Retail Survey

Summary

This report is a compilation of the results of a "walk-by" survey of retail businesses in Sausalito conducted on December 23, 2010. Its purpose was to determine the current mix of retail type businesses in Sausalito and to assess the current vacancy situation. This is a component of the Short Term Business Needs Study, an effort focused on the retention and attraction of new businesses in Sausalito.

The survey shows 241 businesses in designated commercial zones and in other areas such as the Marinship. Eighteen spaces were observed to be vacant, as discussed in more detail in the following section. The observed catagorization of the businesses is based upon signage and exterior observation, and not upon an examination fo the store's mechansise or service. There was no attempt to identify or list non-retail space such as office or residential, except as noted in a few instances (such as a storefront insurance office.)

The most frequently occuring businesses - with five or more instances - are summarized here (with categories simplified from the detail list)

Restaurants and Food Service			
Full Service Restaurants	36		(Including two locations not in operation)
Limited Service	12		
Delicatessen	6		(Including three locations in markets or convenience stores)
Confectionary	2		
		56	
Apparel and Accessories			
Women's Clothing	9		
Family Clothing	7		(Including four "T-shirt shops")
Fashion Accessories	5		
Men's Clothing	2		
Children's Clothing	1		
		24	
Personal Care			
Beauty Salon	11		
Nail Salon	5		
Skin Care	3		
Barber	1		
Massage	2		
		22	
Gift, Novelty and Toy Stores		15	
Art Dealers		11	
Dry Cleaning and Laundry		8	
Jewelry Stores		7	
Business Service - Copy, mail, etc.		6	
Health Practioners		5	(not MDs)
Sporting Goods		5	(Including rentals)

Vacancies

In addition to providing information for the study of business mix, this survey is intended to assess the retail vacancy situation. This information will assist in determining if a public-private joint leasing effort would be productive. On the surface, it appears that several of the vacancies reported are "special situations", and that occupancy is actually quite good. From this effort there is no way of telling how the operating businesses are actually doing, however.

The 18 vacancies reported were a 7.5% vacancy factor for the 241 establishments listed, based upon count and not rentable area. Since several vacant spaces are small, the standard vacancy rate based on area, would probably be less. The survey did not attempt to identfy operating business that may be leaving or new businesses committed to entering currently vacant spaces. While diversified community retail districts are not directly comparable to neighborhood shopping centers (usually anchored by a supermarket), it is interesting to note that the national shopping center vacancy was 10.9% in the fourth quarter of 2010, based on net rentable area (NRA). Sausalito does not look so bad after all.

The following are the observations of the survey subcommittee:

Address		Description	Comment
201 Bridgeway	*	Former Valhalla, Chart House, Gaylord's	Kitchen apparently removed - unleaseable as restaurant
558 Bridgeway	*	Ondine	Not a "vacancy", in that the space is available and used for catered events
589 Bridgeway			Small space, older building
595 Bridgeway			Small space, older building (steps up)
597 Bridgeway		Former Dis & Dat	Lower level space
600 Bridgeway	*	Former Houlihan's	Extended vacancy with ADA compliance issues (elevator)
605 Bridgeway		Wild at Heart	Announced closing
19 Princess		Former Salvage Shop	Remodeled, but suffers from lack of visibility and being at the end of the block
21 Princess			Remodeled, but suffers from lack of visibility and being at the end of the block
660 Bridgeway		Current Golden Bear Jewelry	Listed as vacant, as assumed ot be closing soon. Good location, but high rent
660 Bridgeway		Former (?) Exquisite Silk	Windows covered - closed? Interior passageway space with no visibility
1001 Bridgeway			Bridgeway Terrace interior space lacking identity
39 Caledonia	*	Former Gaylord's, Rustico	Not listed as vacant, as "Matt's Place" is under construction but delayed
108 Caledonia		Victorian building	Street level space, set back
328 Pine		Behind Cibo	
221 Caledonia		Former drug store, Prudential R.E.	Probably best continued as office use
1403 Bridgeway		Former Donut Shop, Amy's	Likely to continue in food service use
501 Caledonia		Former video rental, dress shop	Newly remodelled
1621 Bridgeway	*	ACERIS STT Clinic	Not listed as vacant, although apparently only available for special events
1913 Bridgeway	*		Under construction - status not clear

* Deemed special situations by the subcommittee. Taking out the four of these that are in the vacancy list reduces that factor to 5.4%, well within the range of normal community turnover vacancy.

Detail Listing

The following list is in geographical sequence, generally south to north through Sausalito

Address	Business Name	Category*	Subcategory
West Side of Second Street - CN-1 Zone			
300 Valley	Caccivcco	Full Service Restaurant	
-	Sausalito Waterworks	Dry Cleaning and Laundry Services	
109	Core Physical Therapy	Health Practitioner	
111	Soluna Health	Health Practitioner	
-	Carousel Laundry & Cleaners	Dry Cleaning and Laundry Services	
205	3D Bikefit	Sporting Goods Store	Equipment and Supplies
211	Decker Bullock	Real Estate	
215	Frank Howard Allen	Real Estate	
221	Golden Gate Market	Supermarkets and Other Grocery	
East Side of Second Street - CN-1 Zone			
201 Bridgeway	**Vacant** (Former Gaylord's)	Full Service Restaurant	
West Side of Bridgeway, South of Princess Street - CC Zone			
539	Galerie Judith Englestad	Art Dealer	
561	No apparent name	Personal Care Services	Nail Salon
567	Cat Murphy's	Personal Care Services	Skin Care Services
571	Sausalito Bakery	Limited Service Eating Place	
573	Image	Women's Clothing Store	
579	Georgiou	Women's Clothing Store	
-	Nana's Treasures	Office Supplies, Stationery and Gift Store	Novelty and Souvenir Store
589	**Vacant**		
589	Cha Cha Cha	Children's and Infant's Clothing Store	
595	**Vacant**		
595	Mayflower Boutique	Women's Clothing Store	
597	**Vacant**		
599B	Tim Cantor	Art Dealer	
605	**Vacant** (Wild at Heart Closing)		
607	Munchies Candies	Specialty Food Store	Nut and Confectionary Store
613	Real Napa	Beer, Wine and Liquor Store	

* Based on the *North American Industrial Classification System* (NAICS)

Address	Business Name	Category*	Subcategory
621	Angelino's	Full Service Restaurant	
625	Venice Gourmet	Specialty Food Store	Delicatessen
629	Giovanni's Pizza	Limited Service Eating Place	Pizza Parlor
633	Bridgeway Café	Limited Service Eating Place	
639	Crazy Shirts	Family Clothing Store	Casual
East Side of Bridgeway, South of Princess Street - OA Zone			
558	Horizon's	Full Service Restaurant	
558	**Vacant** (Ondine available for events)	Full Service Restaurant	
-	Scoma's	Full Service Restaurant	
South Side of Princess Street - CC Zone			
3	Benetton	Family Clothing Store	
11	Hubba Hubba	Women's Clothing Store	
19	**Vacant**		
21	**Vacant**		
North Side of Princess Street - CC Zone			
2	Time After Time	Jewelry Store	Watches
4	Sausalito Jewelers	Jewelry Store	
8	The Wilderness Collection Gallery	Art Dealer	
14	Starbucks	Limited Service Eating Place	Doughnut and Coffee Shop
20	Something/Anything	Jewelry Store	
28	Pegasus Leather	Other Clothing Store	Leather Apparel
30	Princess Court		
	Brighton	Clothing Accessories Store	
	Out of Hand	Office Supplies, Stationery and Gift Store	Gift Store
	Art Elite Gallery	Office Supplies, Stationery and Gift Store	Gift Store
	Scrimshaw Gallery	Office Supplies, Stationery and Gift Store	Novelty and Souvenir Store
34	Sports & History Gallery	Other Misc. Store	Collector's Items Shop
-	Sausalito Bicycle Rentals	Sporting Goods Store	Equipment and Supplies
-	Arlecchina	Women's Clothing Store	
52B	Francesca Gallery	Art Dealer	
52	Eyeltalia	Office Supplies, Stationery and Gift Store	Gift Store
62	The Gables (in R-3 Zone)	Hotels and Motels	Bed and Breakfast Inn

Address	Business Name	Category*	Subcategory
West Side of Bridgeway, North of Princess Street to Excelsior Ave. - CC Zone			
669	Hanson Gallery	Art Dealer	
673	Quest	Other Clothing Store	Leather Apparel
675	Petri's	Art Dealer	
681	Firuze	Women's Clothing Store	
683	Sausalito Accessories	Family Clothing Store	Casual
687	Trio Jewelry	Clothing Accessories Store	
689	Lappert's Ice Cream	Specialty Food Store	Nut and Confectionary Store
695	Games People Play	Hobby, Toy and Game Store	
701	Sausalito Sundries & Gifts	Office Supplies, Stationery and Gift Store	Gift Store
705	Kokopelli Gallery	Jewelry Store	
707	No apparent name (was Film store)	Clothing Accessories Store	
East Side of Bridgeway, North of Princess Street to El Portal - CC Zone			
600	**Vacant** (Upper Level)		
660	Old Purity Market		
	Jewelry by the Bay	Jewelry Store	
	Royal Arts Co.	Office Supplies, Stationery and Gift Store	Gift Store
	Piccolo Caffe	Full Service Restaurant	
	Tibet Arts & Crafts	Clothing Accessories Store	
	Vacant (Exquisite Silk gone?)		
	Vacant (Golden Bear Closing)		
670	Winship Restaurant	Full Service Restaurant	
676	Sausalito Shirt Co.	Family Clothing Store	Casual
-	Seven Seas Greenhouse Restaurant	Full Service Restaurant	
-	Fine Art, Etc.	Art Dealer	
688	Sausalito Ferry Company	Hobby, Toy and Game Store	
690	Petri's Fine Arts	Art Dealer	
South Side of El Portal - CC Zone			
12	Caffe Tutti	Full Service Restaurant	
16	Hotel Sausalito	Hotels and Motels	Hotel
22	Paul & Shark	Men's Clothing Store	
26	Blue Willi's	Women's Clothing Store	
30	Inn Above the Tide	Hotels and Motels	Hotel

Address	Business Name	Category*	Subcategory
West Side of Bridgeway, North of Excelsior Ave. - CC Zone			
715	Wells Fargo Bank	Finance and Insurance	Commercial Banking
721	Burlwood Gallery	Office Supplies, Stationery and Gift Store	Gift Store
723	Sunrise	Office Supplies, Stationery and Gift Store	Gift Store
729	Gene Hiller	Men's Clothing Store	
737	Hamburgers	Limited Service Eating Place	Takeout Eating Place
739	Piccolo Teatro (temporarily closed)	Full Service Restaurant	
743	Golden Gate Jewelry	Jewelry Store	
747	Collector's Gallery	Office Supplies, Stationery and Gift Store	Gift Store
-	Sottovento	Family Clothing Store	Casual
757	No Name Bar	Drinking Places (Alcoholic Beverages)	Bar
763	Eng's	Clothing Accessories Store	
769	Bacchus Venus	Specialty Food Store	
771	Living Energy Massage	Personal Care Services	Massage
777	Poggio	Full Service Restaurant	
801	Casa Madrona	Hotels and Motels	Hotel
-	Habitat Books	Book Stores and News Dealers	
813-817	Fish & Chips	Limited Service Eating Place	
819	Ciao Bella Italy	Office Supplies, Stationery and Gift Store	Gift Store
East Side of Bridgeway, North of Excelsior Ave.			
750	Bank of America (in W Zone)	Finance and Insurance	Commercial Banking
Spinnaker Dr.	The Spinnaker Restaurant (in PI Zone)	Full Service Restaurant	
-	Visitor Center (in PI Zone)	Other Misc. Store	
100 Bay	The Harbor Shop (in W Zone)	Family Clothing Store	
West Side of Bridgeway, North of San Carlos Ave. to Napa Street - CR Zone			
1001	Bridgeway Terrace		
	Ship N Mail	Business Service Center	
	Red Arresting Beauty	Personal Care Services	Skin Care Services
	Salon de Artistes	Personal Care Services	Beauty Salon
	My Kloset	Women's Clothing Store	
	Vacant		
	Thai Terrace	Limited Service Eating Place	
	Hertz	Car Rental Agency	
	Top Paws	Pet Supplies and Store	
-	Bridgeway Gas	Gasoline Service Station	

Address	Business Name	Category*	Subcategory
1113	Bridgeway Cleaners	Dry Cleaning and Laundry Services	
1115	Sausalito Taco Shop	Limited Service Eating Place	
1201	Cibo	Limited Service Eating Place	
1201	Vamus a Ver Meso American Crafts	Furniture & Home Furnishings Store	
1303	Ladybug Flowers	Florist	
-	Sausalito Animal Hospital	Vetinary Services	
1311	Lighthouse Restaurant	Full Service Restaurant	
1403	**Vacant** (former Donut Shop)		
1417	A Bicycle Odessy	Sporting Goods Store	Equipment and Supplies
-	Nancy Ann Flowers	Florist	
1621	ACERIS STT Clinic	Management Consulting Services	Marketing Consulting Service
East Side of Bridgeway, North of San Carlos Ave. to Litho Street (Dunphy Park) - CW Zone			
1000	Taste of Rome	Limited Service Eating Place	Doughnut and Coffee Shop
303 Johnson	Harbor View Grill	Full Service Restaurant	
1250	Bar Bocce (Remodel under construction)	Full Service Restaurant	
1200	Paradise Bay	Full Service Restaurant	
300 Turney	Wellington's Wine Bar	Drinking Places (Alcoholic Beverages)	Bar
West Side of Caledonia Street - CR Zone			
33	Sausalito Optometry	Optical Goods Store	
35	Barber Shop	Personal Care Services	Barber Shop
-	DiVino	Full Service Restaurant	
39	Matt's Place (Remodel under construction)	Full Service Restaurant	
43	Sartaj India Café	Full Service Restaurant	
45	Rosetti Pizzeria	Full Service Restaurant	
47	Arawan Thai Cuisine	Full Service Restaurant	
-	Marin Theater	Motion Picture and Video Exhibition	Motion Picture Theater
107	Sushi Ran	Full Service Restaurant	
201	Fine Framing	Furniture & Home Furnishings Store	Picture Frame Store
201	Tom Tyray Jeweler	Jewelry Store	
-	Michelle of Sausalito	Personal Care Services	Nail Salon
209	Sausalito Gourmet	Specialty Food Store	Delicatessen
215	Luna	Personal Care Services	Beauty Salon
"	The Cobblers	Personal & Household Goods Repair	Footwear and Leather Goods Repair
"	Angelical Touch & Wellness	Personal Care Services	Massage
"	Flying Oliver Books	Book Stores and News Dealers	
-	Lili's	Personal Care Services	Beauty Salon

Address	Business Name	Category*	Subcategory
221	**Vacant** (former Prudential Real Estate)		
-	Robert Allen Fine Art	Art Dealer	
305	Tom Ryan Allstate	Finance and Insurance	Insurance
333B	John Wilmer Gallery	Other Misc. Store	
333	333 Caledonia	Art Dealer	
501	**Vacant** (New remodel)		
511	IDESST Hall	Hall and Banquet Room	

East Side of Caledonia Street (and side streets) - CR Zone

36	Experience Salon	Personal Care Services	Beauty Salon
40	Lance Lesneski	Health Practitioner	
-	Pinestreet Papery (Business for sale)	Office Supplies, Stationery and Gift Store	
-	Inside Asia	Furniture & Home Furnishings Store	
-	Sausalito Market	Supermarkets and Other Grocery	
325 Pine	Bluebird Yarn & Fiber Crafts	Sewing, Needlework and Piece Good Store	
328 Pine	Core Pilates	Fitness and Recreational Sports Center	
328 Pine	**Vacant**		
108	Mary Small Photography - Up	Photographic Services	
108	**Vacant** - Down		
110	Yoga of Sausalito	Family Clothing Store	Casual
110	Green Apples	Women's Clothing Store	
200	Real Foods	Supermarkets and Other Grocery	
-	L & L Property Management	Real Estate	
-	Smitty's	Drinking Places (Alcoholic Beverages)	Bar
218	Sausalito Bright	Dry Cleaning and Laundry Services	
302	Alpine Cleaners	Dry Cleaning and Laundry Services	
-	Roger Hair Boutique	Personal Care Services	Beauty Salon
-	Sparow Creek Montessori School	Other Schools & Instruction	
-	Sausalito Picture Framing	Furniture & Home Furnishings Store	Picture Frame Store
314	Rimma's Hair Design	Personal Care Services	Beauty Salon
318	Waterstreet Hardware	Hardware Store	
-	Sweet Ginger	Full Service Restaurant	
410	Caledonia Cleaners	Dry Cleaning and Laundry Services	
510	The Copper Door	Furniture & Home Furnishings Store	Picture Frame Store

Liberty Ship Way - Schoonmaker Area - I Zone

-	Joanne's Print Shop	Business Service Center	
-	FastBlue	Business Service Center	

Address	Business Name	Category*	Subcategory
-	Le Garage	Full Service Restaurant	
2200 Bridgeway	Snaps Reprographics	Business Service Center	

West Side of Brideway Between Easterby Ave. and Olive St. - CN-1 Zone

1901	7/Eleven Store	Convenience Store	
-	Coin Laundry	Dry Cleaning and Laundry Services	
1907	Integrated Fitness Martial Arts	Fitness and Recreational Sports Center	
1913	**Vacant** (Unclear status)		
1915	Signature Hair Boutique - Up	Personal Care Services	Beauty Salon
1915	Suzie's Nails	Personal Care Services	Nail Salon
-	Fred's	Full Service Restaurant	
1919	Hair Solutions	Personal Care Services	Beauty Salon
2001	Chiropractic Family Practice	Health Practitioner	
-	Flo De-stressing Center	Health Practitioner	
2009	Saylor's Restaurant & Bar	Full Service Restaurant	

West Side of Bridgeway North of Coloma St. - CN-2 Zone

2631	Scott of Sausalito	Personal Care Services	Beauty Salon
"	Eco-friendly Dry Cleaners	Dry Cleaning and Laundry Services	
"	Shaolin Martial Arts	Fitness and Recreational Sports Center	
2633	La Hacienda Restaurant	Full Service Restaurant	
2633	Hamalayas	Full Service Restaurant	
2829	Dario's Pizza	Full Service Restaurant	
"	Think Personal	Office Supplies, Stationery and Gift Store	Gift Store
"	Jennifer Ross Farmer's Insurance	Finance and Insurance	Insurance
"	About Faces	Personal Care Services	Skin Care Services
"	High 5 Salon	Personal Care Services	Nail Salon
"	Esimo Spa	Personal Care Services	Beauty Salon
"	Salon LoJe	Personal Care Services	Beauty Salon
2901	Sausalito Shell	Gasoline Service Station	Car Wash
3001	Pal's Liquor	Beer, Wine and Liquor Store	
"	Cross Fit Sausalito	Fitness and Recreational Sports Center	
"	Bay View Salon	Personal Care Services	Nail Salon
"	Kitti's Place	Limited Service Eating Place	
"	Bridgeway Bagel & Coffee	Limited Service Eating Place	Doughnut and Coffee Shop
"	Golden Gate Trike	Sporting Goods Store	Equipment and Supplies
"	The UPS Store	Business Service Center	
"	Tommy's Wok	Full Service Restaurant	

Address	Business Name	Category*	Subcategory
Marinship Area, East Side of Bridgeway from South of Harbor Drive to North City Limits - I Zone, except as Noted			
	Along Bridgeway		
-	Kinko's	Business Service Center	
2650	Feng Nian	Full Service Restaurant	
2656	Avatar's	Full Service Restaurant	
"	Dymanic Energy Crystals	Office Supplies, Stationery and Gift Store	Gift Store
"	Louie's Deli	Specialty Food Store	Delicatessen
2660	Art Brokers	Art Dealer	
	Along Harbor Drive		
One	Wastamerica Bank	Finance and Insurance	Commercial Banking
Three	Bank of Marin	Finance and Insurance	Commercial Banking
-	Mollie Stone's (in CS Zone)	Supermarkets and Other Grocery	
-	U.S. Post Office (in PI Zone)	Postal Service	
-	West Marine	All Other General Merchandise Stores	
200	Harbor Dive & Kayak Center (in W Zone)	Sporting Goods Store	Equipment and Supplies
298	Johnson Hicks Marine Electronics (in W Zone)	Electronic & Precision Equipment	
300	Sausalito Marine (in W Zone)	All Other General Merchandise Stores	
303	Harbor Vetinary	Vetinary Services	
-	Seahorse Musica Caffee	Full Service Restaurant	
350	Fish (in W Zone)	Full Service Restaurant	
	Along Gate 5 Road		
-	Bayside Organics Dispensary	All Other Misc. Stores Retailers	
-	Cultivating Wisdom	All Other Misc. Stores Retailers	
-	Heath Ceramics	Furniture & Home Furnishings Store	China & Glassware Store
475	Anchorage Restaurant	Full Service Restaurant	
305	DJ Healy Auto Body	Automotive Repair & Maintenance	
90	Sun Auto	Automotive Repair & Maintenance	
-	A&A Automotive	Automotive Repair & Maintenance	
-	Valtellina Automobili	Automotive Repair & Maintenance	

#2 SAUSALTO OFFICE/DESIGN SPACE SURVEY

Summary

This report is based on information gathered and interviews from 12/15/10-1/10/10.

The office space category is renamed to Office/Design space. Design space is currently more sought after and it is the trend of business attracted to Sausalito. Advertising, packaging, product development and creative businesses are increasing. Traditional users of Class A office space such as financial services and more traditional businesses are decreasing.

The commercial site Loopnet is estimated to have over 90% of the local available Office/Design space listed. There is currently 104,607 square feet of vacant Office/Design space available on Loopnet alone. Prices are averaging $2.00 -$3.00 per foot and are comparable with Southern Marin. The overall vacancy rate is also similar or slightly better than Southern Marin.

Two of the largest traditional class A properties are:

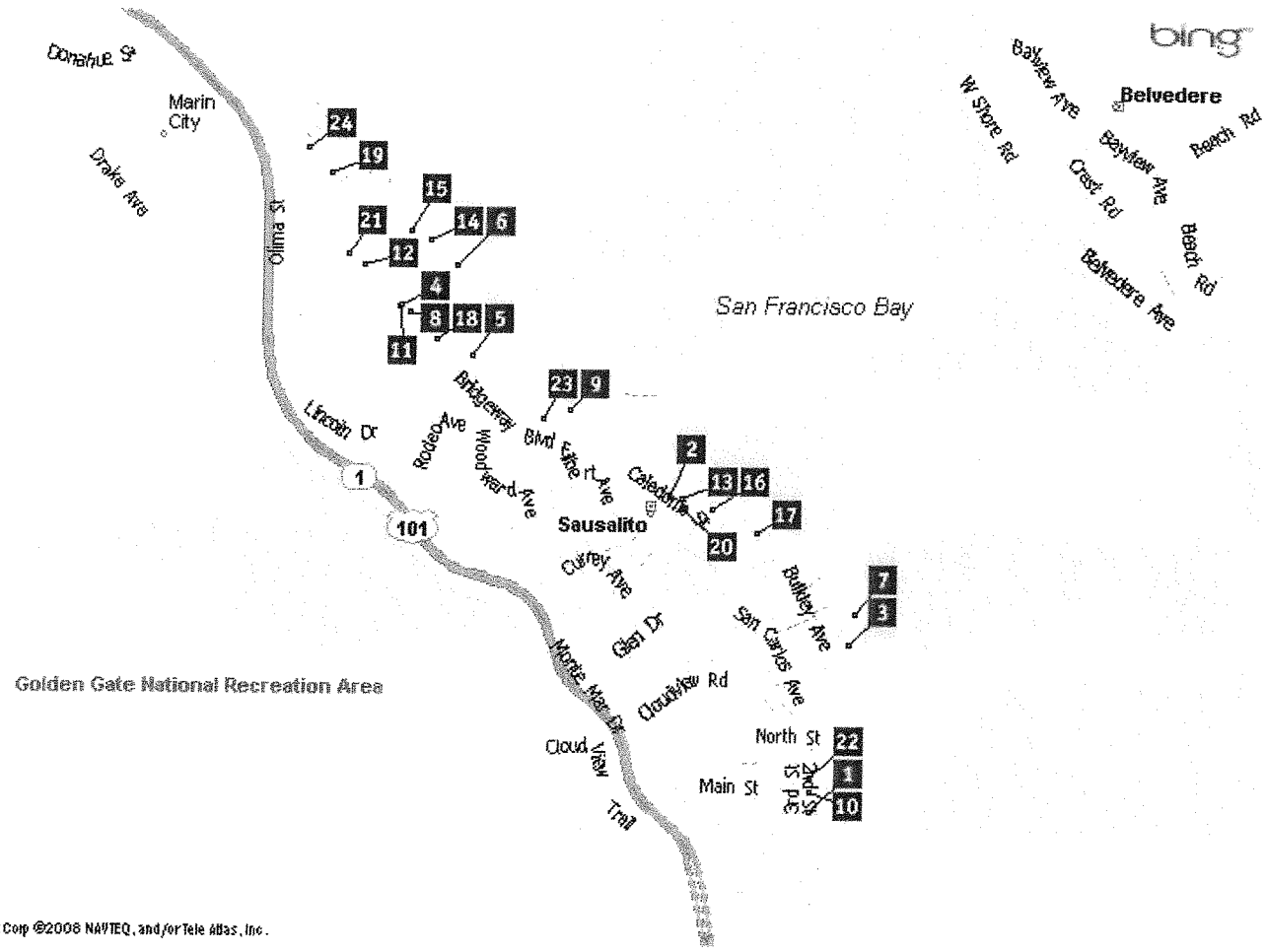
1. 1 & 3 Harbor, 36,891 sq ft available out of 121,690 or 30%.
2. Marina plaza, 21,757sq ft available out of 75,205 or 29%.

10, 20, 28 & 30 Liberty Ship Way are more Design Type spaces, and have no substantial vacancies out of 146,000 sq ft.

The inventory of Office/Design space includes dozens of small and mid size buildings. Spaces ranging from 500-1500 sq ft are in higher demand than larger ones.

Property Map

MARTIN,NOACK REAL ESTATE



Legend

1. **The Sausalito Waterworks**
   300 Valley St, Sausalito, CA
2. **318 Caledonia Street**
   318 Caledonia Street, Sausalito, CA
3. **599 Bridgeway**
   599 Bridgeway, Sausalito, CA
4. **Harbor Drive Executive Park 1**
   1 Harbor Dr, Sausalito, CA
5. **Marina Office Plaza - Energy Star Certified**
   2330 Marinship Way, Suite 301, Sausalito, CA
6. **310 Harbor Drive**
   310 Harbor Drive, Sausalito, CA
7. **670 Bridgeway Office Space**
   670 Bridgeway, Sausalito, CA
8. **2400 Bridgeway**
   2400 Bridgeway, Sausalito, CA
9. **80 Liberty Ship Wy**
   80 Liberty Ship Wy, Sausalito, CA
10. **123 Second Street**
    123 Second Street, Sausalito, CA
11. **Harbor Drive Executive Park 3**
    3 Harbor Dr, Sausalito, CA
12. **Mariners Landing**
    Coloma St. and Bridgeway, Sausalito, CA
13. **302 Caledonia Street**
    302 Caledonia Street, Sausalito, CA
14. **475 Gate 5 Road**
    475 Gate 5 Road, Sausalito, CA
15. **Mariners Landing**
    Gate 5, Bridgeway, Coloma, Sausalito, CA
    Bridgeway Terrace
16. **1221 Bridgeway**
    1221 Bridgeway, Sausalito, CA
    2346 Marinship Wy

Created: 1/5/2011

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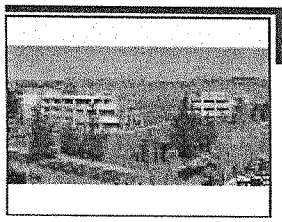
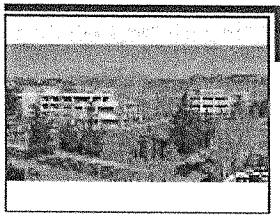


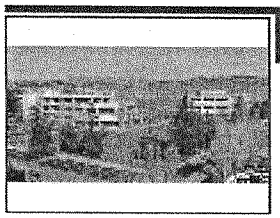
Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	1/370	**Rental Rate:**	$3.30/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	1,854 SF	**Lease Type:**	N/A	
Space Type:	Office	**Parking Ratio:**	4/1,000 SF	
	Office Building	**LoopNet ID:**	13746095	
		Status:	Available	



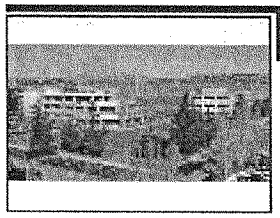
Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2/200	**Rental Rate:**	$3.30/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	4,690 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Parking Ratio:**	4/1,000 SF	
	Office Building	**LoopNet ID:**	13746095	
		Status:	Available	



Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2/145	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	798 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Parking Ratio:**	4/1,000 SF	
	Office Building	**LoopNet ID:**	13746095	
		Status:	Available	



Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2/210	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	1,217 SF	**Lease Type:**	N/A	
Space Type:	Office	**Parking Ratio:**	4/1,000 SF	
	Office Building	**LoopNet ID:**	13746095	
		Status:	Available	

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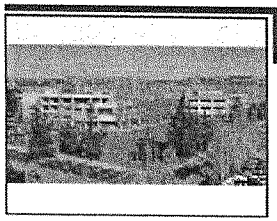
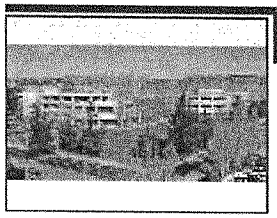


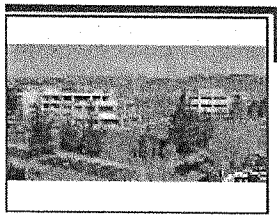
Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	1/150	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	4,800 SF	**Lease Type:**	Full Service Gross	
Divisible To:	2,400 SF	**Parking Ratio:**	4/1,000 SF	
Maximum Contiguous:	5,401 SF	**LoopNet ID:**	13746095	
Space Type:	Office Office Building	**Status:**	Available	



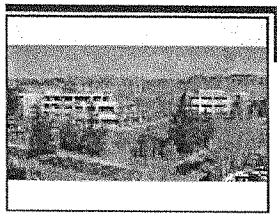
Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2/105	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	1,240 SF	**Lease Type:**	N/A	
Space Type:	Office Office Building	**Parking Ratio:**	4/1,000 SF	
		LoopNet ID:	13746095	
		Status:	Available	



Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2/150	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	4,937 SF	**Lease Type:**	N/A	
Space Type:	Office Office Building	**Parking Ratio:**	4/1,000 SF	
		LoopNet ID:	13746095	
		Status:	Available	



Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	1/170	**Rental Rate:**	$2.80/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	601 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office Office Building	**Parking Ratio:**	4/1,000 SF	
		LoopNet ID:	13746095	
		Status:	Available	

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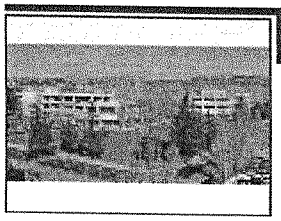
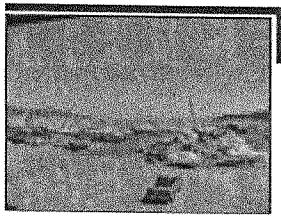


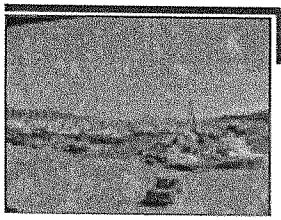
Marina Office Plaza - Energy Star Certified - 2330 Marinship Way, Suite 301, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	1/220	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/13746095**
Space Available:	1,615 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Parking Ratio:**	4/1,000 SF	
	Office Building	**LoopNet ID:**	13746095	
		Status:	Available	



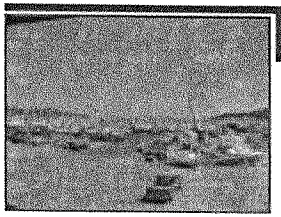
310 Harbor Drive - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Suite 400-F	**Rental Rate:**	$2.57/SF/Month	**http://listing.loopnet.com/16805780**
Space Available:	475 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16805780	
		Status:	Available	



310 Harbor Drive - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	400-G	**Rental Rate:**	$1.95/SF/Month	**http://listing.loopnet.com/16805780**
Space Available:	960 SF	**Lease Type:**	N/A	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16805780	
		Status:	Available	



310 Harbor Drive - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	400-H	**Rental Rate:**	$1.95/SF/Month	**http://listing.loopnet.com/16805780**
Space Available:	2,824 SF	**Lease Type:**	N/A	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16805780	
		Status:	Available	

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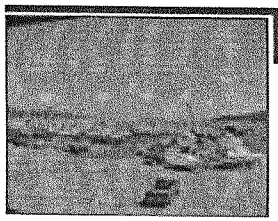
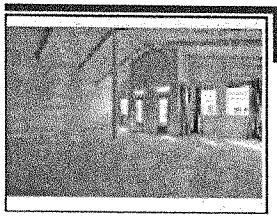


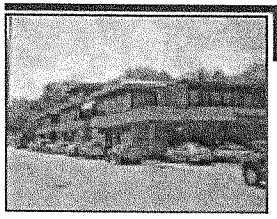
310 Harbor Drive - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	400-D	**Rental Rate:**	$2.65/SF/Month	**http://listing.loopnet.com/16805780**
Space Available:	1,750 SF	**Lease Type:**	N/A	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16805780	
		Status:	Available	



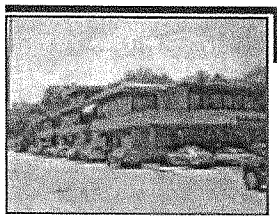
670 Bridgeway Office Space - 670 Bridgeway, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Second Floor	**Rental Rate:**	$2.50/SF/Month	**http://listing.loopnet.com/16955087**
Space Available:	1,750 SF	**Lease Type:**	N/A	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	16955087	
		Status:	Available	



2400 Bridgeway - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	280	**Rental Rate:**	$2.50/SF/Month	**http://listing.loopnet.com/16891044**
Space Available:	1,720 SF	**Lease Type:**	Industrial Gross	
Maximum Contiguous:	3,440 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	16891044	
	Office Building	**Status:**	Available	



2400 Bridgeway - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	290	**Rental Rate:**	$2.50/SF/Month	**http://listing.loopnet.com/16891044**
Space Available:	1,720 SF	**Lease Type:**	Industrial Gross	
Maximum Contiguous:	3,440 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	16891044	
	Office Building	**Status:**	Available	

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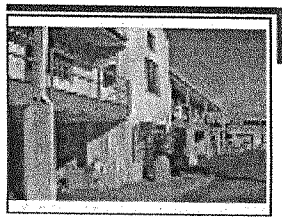
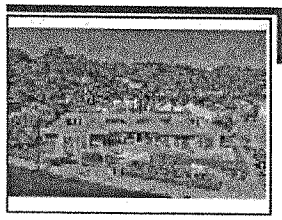


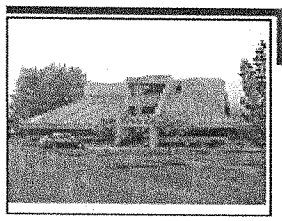
80 Liberty Ship Wy - Sausalito, CA 94965 - *Sublease*

Suite/Floor:	1	**Rental Rate:**	$2.55/SF/Month	**http://listing.loopnet.com/16856362**
Space Available:	2,025 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16856362	
	Office Building	**Status:**	Available	



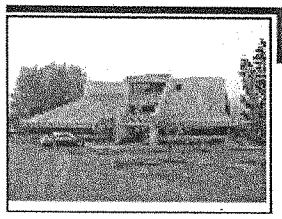
123 Second Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	1st Floor	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/16846472**
Space Available:	4,169 SF	**Lease Type:**	Modified Gross	
Divisible To:	1,400 SF	**Building Class:**	A	
Space Type:	Office	**LoopNet ID:**	16846472	
	Office Building	**Status:**	Available	



Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	106	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	2,242 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	112	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	1,359 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	

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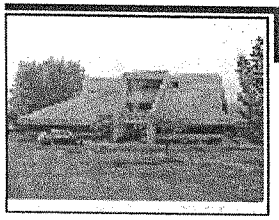
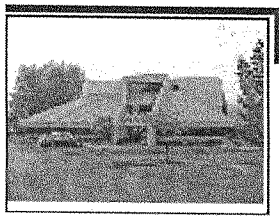


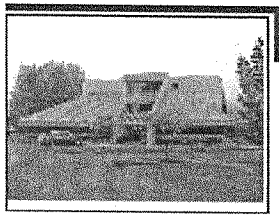
Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	115	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	3,755 SF	**Lease Type:**	Full Service Gross	
Divisible To:	1,766 SF	**Building Class:**	A	
Space Type:	Office	**LoopNet ID:**	15418762	
	Office Building	**Status:**	Available	



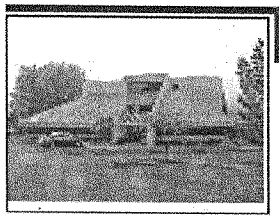
Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	215	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	1,418 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Sublease*

Suite/Floor:	301	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	2,051 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	316	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	4,284 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	

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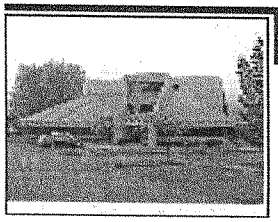
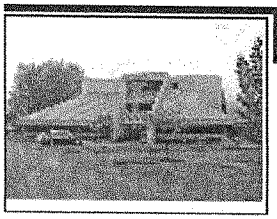


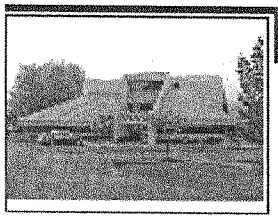
Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965

Suite/Floor:	110	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	2,740 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



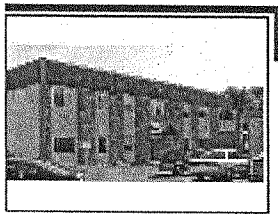
Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965

Suite/Floor:	208	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	757 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



Harbor Drive Executive Park 3 - 3 Harbor Dr, Sausalito, CA 94965

Suite/Floor:	103	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418762**
Space Available:	845 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418762	
		Status:	Available	



Mariners Landing - Coloma St. and Bridgeway, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	465 D Coloma	**Rental Rate:**	$2.20/SF/Month	**http://listing.loopnet.com/16167321**
Space Available:	720 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167321	
	Creative / Loft	**Status:**	Available	

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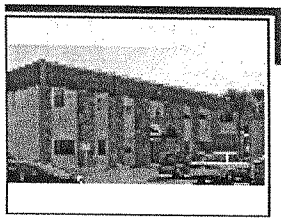
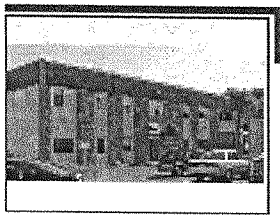


Mariners Landing - Coloma St. and Bridgeway, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2658 Bridgeway #204	**Rental Rate:**	$2.20/SF/Month	**http://listing.loopnet.com/16167321**
Space Available:	834 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167321	
	Creative / Loft	**Status:**	Available	

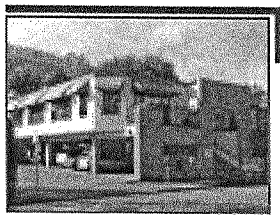


Mariners Landing - Coloma St. and Bridgeway, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	469 C Coloma	**Rental Rate:**	$2.30/SF/Month	**http://listing.loopnet.com/16167321**
Space Available:	458 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167321	
	Creative / Loft	**Status:**	Available	

302 Caledonia Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Suite 4	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/16095100**
Space Available:	1,531 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16095100	
		Status:	Available	



302 Caledonia Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Suite 3	**Rental Rate:**	$3.00/SF/Month	**http://listing.loopnet.com/16095100**
Space Available:	1,305 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16095100	
		Status:	Available	

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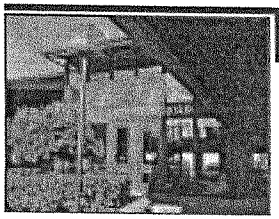
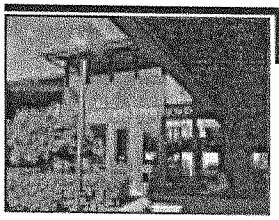


475 Gate 5 Road - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	211	**Rental Rate:**	$2.15/SF/Month	**http://listing.loopnet.com/15738455**
Space Available:	900 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15738455	
		Status:	Available	



475 Gate 5 Road - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	230	**Rental Rate:**	$2.00/SF/Month	**http://listing.loopnet.com/15738455**
Space Available:	2,500 SF	**Lease Type:**	Modified Gross	
Maximum Contiguous:	4,885 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	15738455	
	Office Building	**Status:**	Available	

475 Gate 5 Road - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	202	**Rental Rate:**	$2.30/SF/Month	**http://listing.loopnet.com/15738455**
Space Available:	600 SF	**Lease Type:**	Modified Gross	
Maximum Contiguous:	1,675 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	15738455	
	Office Building	**Status:**	Available	

475 Gate 5 Road - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	204	**Rental Rate:**	$2.30/SF/Month	**http://listing.loopnet.com/15738455**
Space Available:	475 SF	**Lease Type:**	Modified Gross	
Maximum Contiguous:	1,675 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	15738455	
	Office Building	**Status:**	Available	

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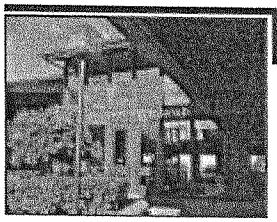
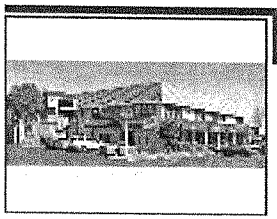


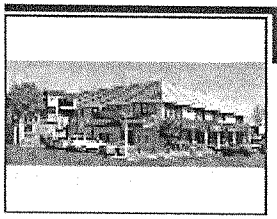
475 Gate 5 Road - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	206	**Rental Rate:**	$2.30/SF/Month	**http://listing.loopnet.com/15738455**
Space Available:	600 SF	**Lease Type:**	N/A	
Maximum Contiguous:	1,675 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	15738455	
	Office Building	**Status:**	Available	



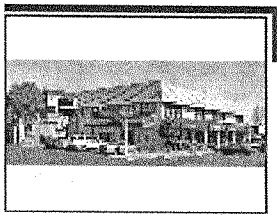
Mariners Landing - Gate 5, Bridgeway, Coloma, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	200 Gate 5, Ste 204	**Rental Rate:**	$2.75/SF/Month	**http://listing.loopnet.com/16167312**
Space Available:	435 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167312	
	Office Building	**Status:**	Available	



Mariners Landing - Gate 5, Bridgeway, Coloma, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	200 Gate 5, Ste 102	**Rental Rate:**	$2.25/SF/Month	**http://listing.loopnet.com/16167312**
Space Available:	1,671 SF	**Lease Type:**	Other	
Space Type:	Office	**LoopNet ID:**	16167312	
	Office Building	**Status:**	Available	



Mariners Landing - Gate 5, Bridgeway, Coloma, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	453 Coloma Street	**Rental Rate:**	$2.76/SF/Month	**http://listing.loopnet.com/16167312**
Space Available:	228 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167312	
	Office Building	**Status:**	Available	

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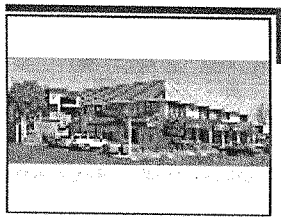
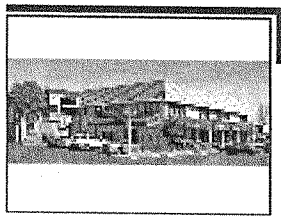


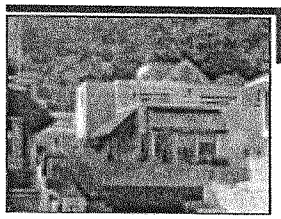
Mariners Landing - Gate 5, Bridgeway, Coloma, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	2658 Brdgwy, Ste 206	**Rental Rate:**	$2.40/SF/Month	**http://listing.loopnet.com/16167312**
Space Available:	655 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167312	
	Office Building	**Status:**	Available	



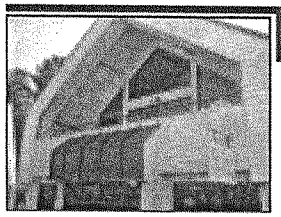
Mariners Landing - Gate 5, Bridgeway, Coloma, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	200 Gate 5, Ste 203	**Rental Rate:**	$2.75/SF/Month	**http://listing.loopnet.com/16167312**
Space Available:	436 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16167312	
	Office Building	**Status:**	Available	



1221 Bridgeway - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Suite 2	**Rental Rate:**	$1.85/SF/Month	**http://listing.loopnet.com/16612537**
Space Available:	1,364 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16612537	
		Status:	Available	



Bridgeway Terrace - 1001 Bridgeway Suite B 3, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	B 3	**Rental Rate:**	$2.75/SF/Month	**http://listing.loopnet.com/16549485**
Space Available:	600 SF	**Lease Type:**	N/A	
Space Type:	Office	**LoopNet ID:**	16549485	
	Creative / Loft	**Status:**	Available	

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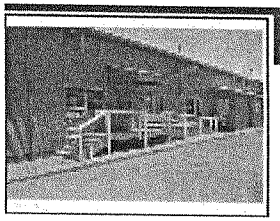
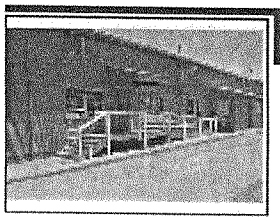


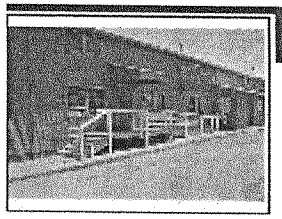
2346 Marinship Wy - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	101	**Rental Rate:**	$1.60/SF/Month	**http://listing.loopnet.com/16330002**
Space Available:	2,400 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**LoopNet ID:**	16330002	
	Office Building	**Status:**	Available	



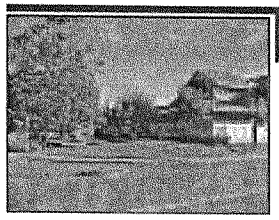
2346 Marinship Wy - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	201/202	**Rental Rate:**	$1.60/SF/Month	**http://listing.loopnet.com/16330002**
Space Available:	1,250 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**LoopNet ID:**	16330002	
	Office Building	**Status:**	Available	



2346 Marinship Wy - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	203	**Rental Rate:**	$1.60/SF/Month	**http://listing.loopnet.com/16330002**
Space Available:	750 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**LoopNet ID:**	16330002	
	Office Building	**Status:**	Available	



4000 Bridgeway - 4000 Bridgeway, Suite 401, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	313A	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15894606**
Space Available:	692 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15894606	
		Status:	Available	

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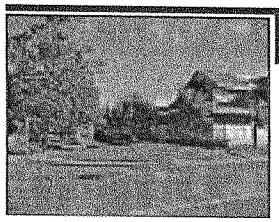
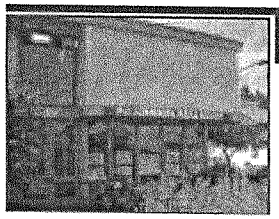


4000 Bridgeway - 4000 Bridgeway, Suite 401, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	318	**Rental Rate:**	$2.65/SF/Month	**http://listing.loopnet.com/15894606**
Space Available:	1,097 SF	**Lease Type:**	N/A	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15894606	
		Status:	Available	

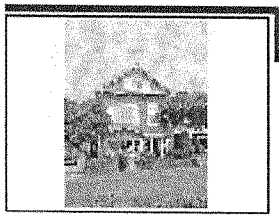


Prudential building - 223 Caledonia, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Space 1	**Rental Rate:**	$2.00/SF/Month	**http://listing.loopnet.com/16203244**
Space Available:	1,100 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	16203244	
	Office Building	**Status:**	Available	

2829 Bridgeway - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Suite 207	**Rental Rate:**	$1.49/SF/Month	**http://listing.loopnet.com/15937725**
Space Available:	1,090 SF	**Lease Type:**	Industrial Gross	
Space Type:	Office	**LoopNet ID:**	15937725	
	Creative / Loft	**Status:**	Available	



207 2nd Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	E	**Rental Rate:**	$3.55/SF/Month	**http://listing.loopnet.com/14859198**
Space Available:	1,182 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**LoopNet ID:**	14859198	
	Office Building	**Status:**	Available	

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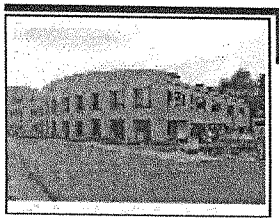
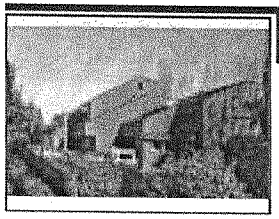


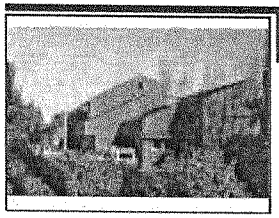
28 Liberty Ship Wy - Sausalito, CA 94965 - *Sublease*

Suite/Floor:	1	**Rental Rate:**	$2.35/SF/Month	**http://listing.loopnet.com/16922998**
Space Available:	3,578 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**LoopNet ID:**	16922998	
	Office Building	**Status:**	Available	



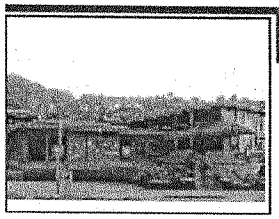
Harbor Center - 1 Gate Six Road, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	D	**Rental Rate:**	$1.95/SF/Month	**http://listing.loopnet.com/16874555**
Space Available:	1,206 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16874555	
		Status:	Available	



Harbor Center - 1 Gate Six Road, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	E	**Rental Rate:**	$1.95/SF/Month	**http://listing.loopnet.com/16874555**
Space Available:	1,140 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	16874555	
		Status:	Available	



The Sausalito Waterworks - 300 Valley St, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	306	**Rental Rate:**	$2.00/SF/Month	**http://listing.loopnet.com/15418781**
Space Available:	520 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15418781	
		Status:	Available	

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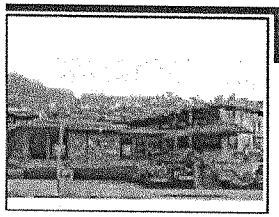
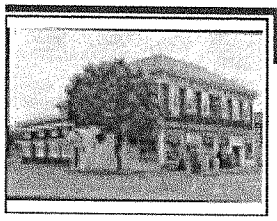
The Sausalito Waterworks - 300 Valley St, Sausalito, CA 94965

Suite/Floor:	205	**Rental Rate:**	$2.00/SF/Month	**http://listing.loopnet.com/15418781**
Space Available:	560 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15418781	
		Status:	Available	



The Sausalito Waterworks - 300 Valley St, Sausalito, CA 94965

Suite/Floor:	301	**Rental Rate:**	$2.25/SF/Month	**http://listing.loopnet.com/15418781**
Space Available:	1,012 SF	**Lease Type:**	Modified Gross	
Space Type:	Office	**Building Class:**	B	
	Office Building	**LoopNet ID:**	15418781	
		Status:	Available	



318 Caledonia Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Ste 4	**Rental Rate:**	Negotiable	**http://listing.loopnet.com/16783874**
Space Available:	214 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	16783874	
	Office Building	**Status:**	Available	

318 Caledonia Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Ste 2	**Rental Rate:**	Negotiable	**http://listing.loopnet.com/16783874**
Space Available:	260 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	16783874	
	Office Building	**Status:**	Available	

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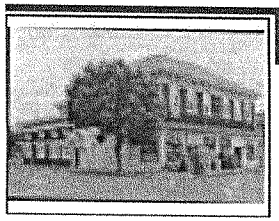
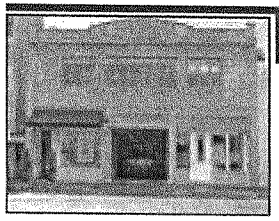


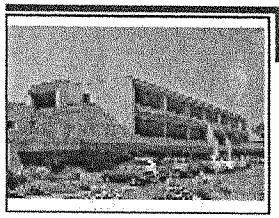
318 Caledonia Street - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Ste 1	**Rental Rate:**	Negotiable	**http://listing.loopnet.com/16783874**
Space Available:	561 SF	**Building Class:**	B	
Space Type:	Office	**LoopNet ID:**	16783874	
	Office Building	**Status:**	Available	



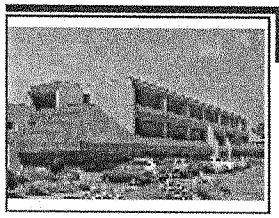
599 Bridgeway - Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	Space 1	**Rental Rate:**	$3.50/SF/Month	**http://listing.loopnet.com/16741870**
Space Available:	5,203 SF	**Lease Type:**	Modified Gross	
Divisible To:	2,000 SF	**Building Class:**	A	
Maximum Contiguous:	5,750 SF	**LoopNet ID:**	16741870	
Space Type:	Office	**Status:**	Available	
	Office Building			



Harbor Drive Executive Park 1 - 1 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	107	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418745**
Space Available:	1,244 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418745	
		Status:	Available	



Harbor Drive Executive Park 1 - 1 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	103	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418745**
Space Available:	2,406 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418745	
		Status:	Available	

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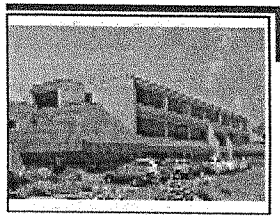
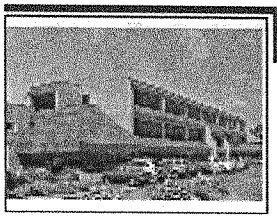


Harbor Drive Executive Park 1 - 1 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	300	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418745**
Space Available:	6,503 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418745	
		Status:	Available	



Harbor Drive Executive Park 1 - 1 Harbor Dr, Sausalito, CA 94965 - *Direct Lease*

Suite/Floor:	209	**Rental Rate:**	$2.85/SF/Month	**http://listing.loopnet.com/15418745**
Space Available:	1,278 SF	**Lease Type:**	Full Service Gross	
Space Type:	Office	**Building Class:**	A	
	Office Building	**LoopNet ID:**	15418745	
		Status:	Available	

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#3 SAUSALTO INDUSTRIAL SPACE SURVEY

Summary

The survey of industrial space showed that there are effectively no vacancies. The two large vacancies are the Sausalito Marine building (end of Locust) and the large federally owned former machine shop at 25 Liberty Ship Way. The mix includes approximately 40 marine related businesses, 200 art studios, some storage, auto, light consumer goods manufacturing, and food services, and various other businesses. The city of Sausalito has also nearly completed the "Marinship Land Use/Business Inventory".

Industrial

Gate 5 Road:

3—Colon Health Care
3a--Nancy Hollis, DC
3b—National Capital Institute

55/65 Gate 5 Road

Kailuna Enterprise
CA Architecture
Dr Igonweisz
Peter Szasz Architech
University Science Books

75—Mathematica Capital Management
80-- Arc Battery

150 Gate 5 Road

3—Colon Health Care
3---National Capital Institute
101—Junbesi group
101—Marilyn Burns Ed. Associates
103—Workshop 11
104—So. Marin Lacross Club
107—Dragon Fly Cakes'Coco-luse Confections
109—Roberrt Bengston Photographer
110—Ludus Magnus
112 --Atlantis Interior
200—Thayer Arch
201—Clarus Transphase Scientific
204—Kinbell & Co
205---InCA Product
206—Larsen Engineering
212—Somersault Snack
215—Roost

245—Inertia Labs
265—Gianola Canvas

360—Legal Cloud
350 –Ready Set Go Therapy
310—CP Shades

40—Varda Landing Rd—Viking Properties

475—Gate 5 Road--> 30 Offices
480—Art Industrial Center Building
491-495 Gate 5 Road (to be itemized)

Coloma Road:

401-13 Coloma Building:
407—Pacific West Productions
407-409—Loudville TV
415—Sausalito Mini Storage
425—Studio D
431—Bay Area Water + Smoke

441-475 Coloma Bldg
441 Pro Power
459--Sausalito Mini Storage
461b—Energi Design
461c—Travis Lester
465a—Knobs by Susan Goldstick
465b—Justin Lewis Photo
466—Hood Sailmakers
473a—Arrowhead Photo
475a—Lauren A Payne
475b—Absolute Center

Bridgeway:
30—Marin Shipbuiling Co
3160—Acme Spots
3150—Angel Points, Inc
3110 Barriscale Design Studio

1750—Bridgeway Offices
2000—Burkell Plumbing
101—David Litwin Productions
102—Under Current
2700—Cartelligent
2800/2850 Classic Car Storage
3000 Bridgeway
*205 Southern Marin Service
*108 John Lam State Farm
3020 Bridgeway
*Travelers Mail Bag
*Café of Life

3030 Bridgeway (offices)
* James Raymond
* 114 Turbin Design
* 125 Golden Gate Opera

4000 Bridgeway (offices)
*101 Red Mile Entertainment
*Matrix Computer Solutions
*#310 Tyrell Sound

Liberty Ship Way:

10 #250—C.O.C.
28 #2840--North Coast Industries
30—Formation Products
30--3150—Angels Point
60—Vincent Whitney Co.
60--Steve's Marine Boat Shop
60—Fast Blue Reprographics
60—Whitco Sash Hardware and Dumbwaiters
60d—Teak and Mahogany
60e—Awnco Retractables
60 ----Body Ecology
Punt Purveyors
60 #2—Rachidori Studio
65-75—Rigging, Starbuck Canvas
41c—Canvas Works
69—List Marine
70—J.P. Boatworks
73—Werners Weld
75—JP Boat Works

80 LSW:

*1—Brand Engine
*2-4 vacant
*5—Rxco Films International
*6--vacant
*7—Capital Group Communication
*8—vacant
*20—CMBS
*22—Polipoint Press
*23—Advocate Home Care
*25—Avani Medic
*24—Pacific Micro

85 LSW:

*112--Jill Tardy/Sounound
*110b—AFG Glass
*111 Charles Stewart Architect
*102--Open Water Rowing
*103--Sausalito Healing Arts
*104—Forme
*105—CMBS
*106 Coastal Capital

*110--Emotion Sudios

*113/114—Golden Gate Apparel
*201—Mez Design
*202—Collaborative Consulting
*203--CMBS
*205—Schoonmaker Point Marina
*208—Real Music*109--Le Garage

Marinship Way:

U.S. Corps of Engineers Construction and Operations
3—Aquamaison
35—Marin Outboard Co.
39—Beta Marine West
39—Hirschfeld Yacht LLC
41--Marin2310—Modern Sailing
60—Bay Adventures
2010—Bay Model
2200—Polygon Entertainment
2200—SNAPS Repair
2320—New Dawn Eating Disorders
2350—Wooden Boat Tour
2350—Sausalito Shipyard and Marina
2350—Valhalla Sign Works

Harbor Drive:

301—Empress Events
303—Sausalito Pet Hotel and Spa
400—BlueRush Boardsports
400—Clipper Yacht Harbor

To Be Continued

Gate 6 Road:

100—Woodrum Marine
100—Club Nautique sailing School
???----Gates Co-op
21 E pier--Jeremiah's Handmade Seafood
20 W Pier—Trofle Productions
???—Kappas Marine

700 Waldo Point—Heather Graef Design