

san rafael plaza

990

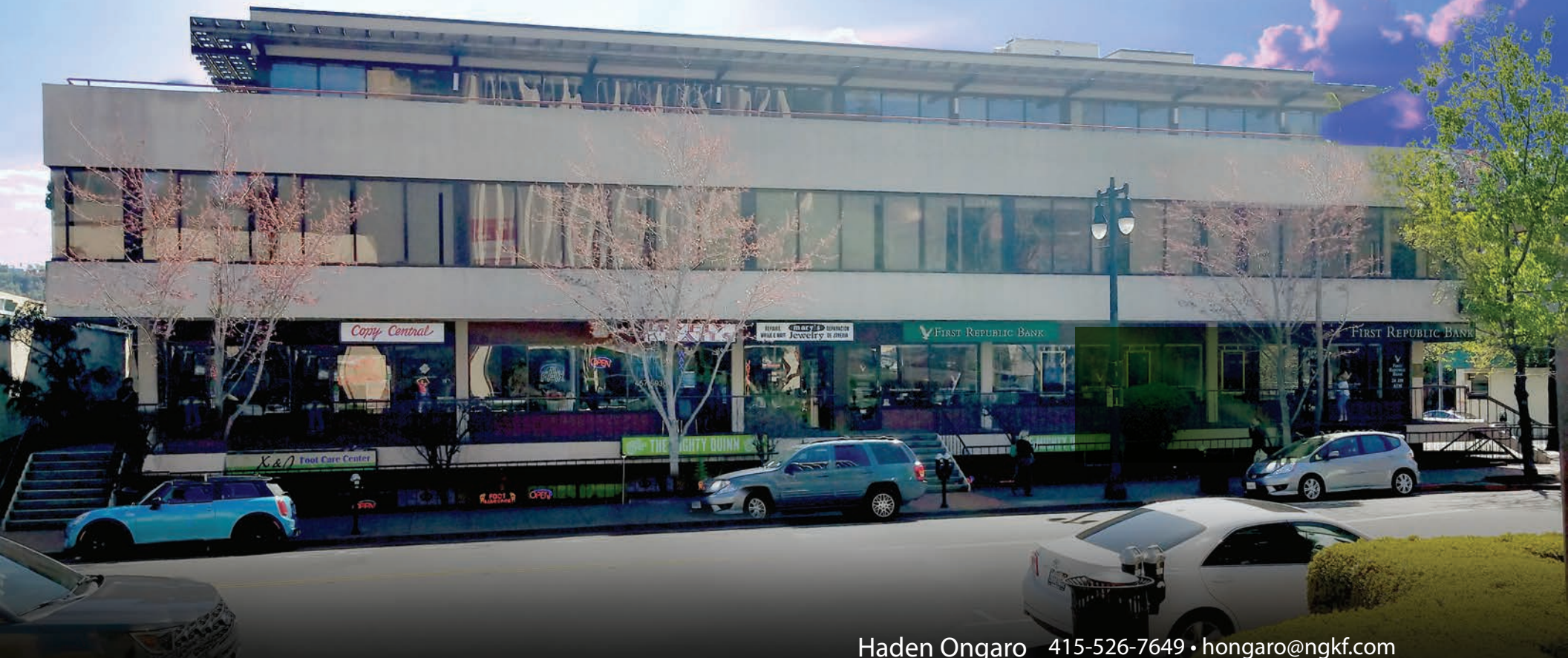
A STREET

Downtown San Rafael

Office Space For Lease

±5,942 up to ±16,166 SF AVAILABLE

\$3.25/SF, Full Service



Haden Ongaro 415-526-7649 • hongaro@ngkf.com

Mark Carrington 415-526-7650 • mcarrington@ngkf.com

Alisa Belew 415-526-7663 • abelew@ngkf.com

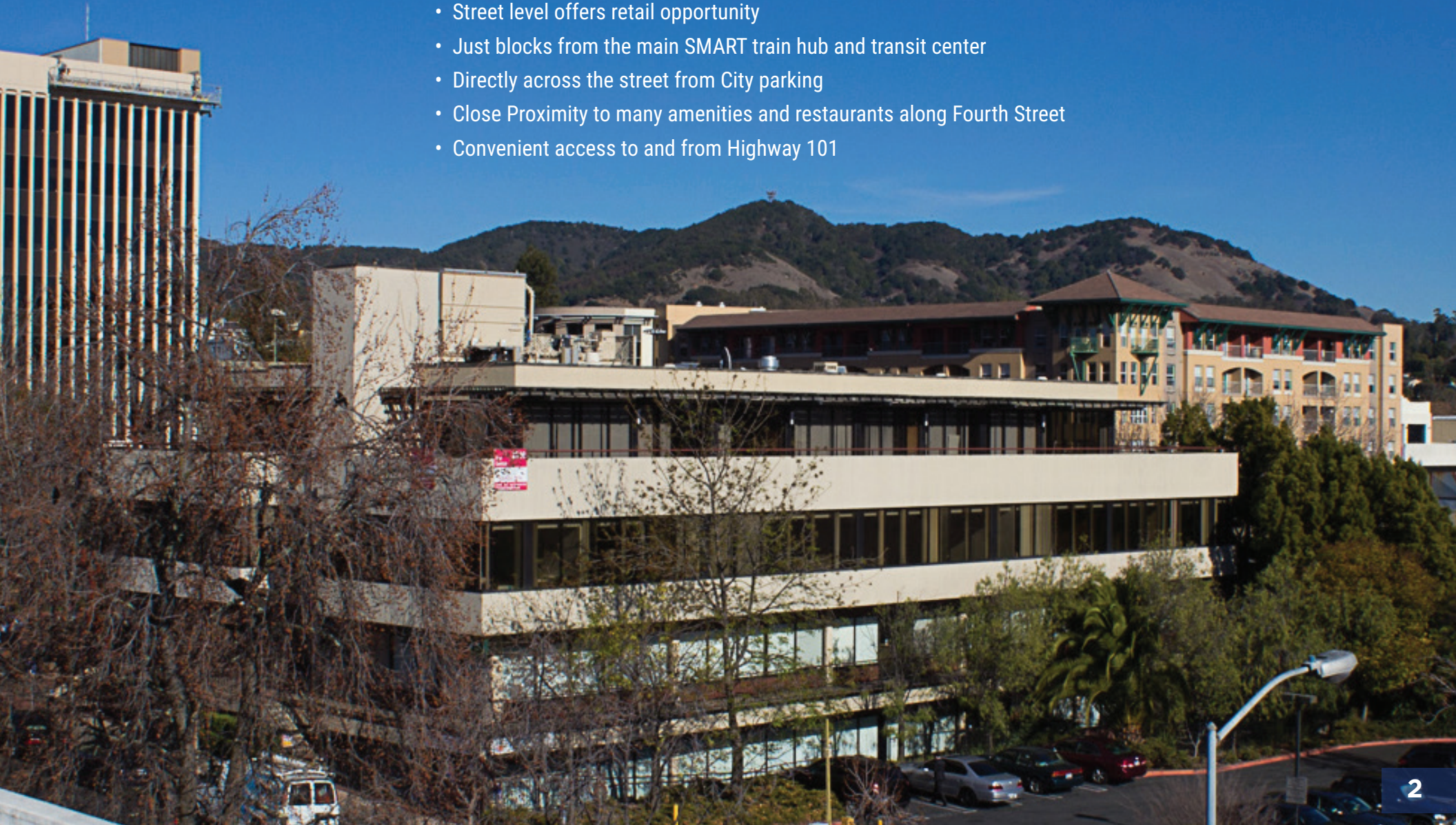


# PROJECT HIGHLIGHTS

san rafael plaza  
990 A STREET

**FOR LEASE**  
\$3.25/SF FULL SERVICE

- Spectacular Headquarters Location in the heart of San Rafael's downtown
- Excellent building identity
- Fourth floor offers an exclusive wrap-around deck
- Street level offers retail opportunity
- Just blocks from the main SMART train hub and transit center
- Directly across the street from City parking
- Close Proximity to many amenities and restaurants along Fourth Street
- Convenient access to and from Highway 101





# SMART. BEAUTIFUL. EASY.

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**990** A STREET

## WITH A FULL FLOOR RENOVATION, TENANTS WILL ENJOY BRAND NEW CLASS A SPACES WHICH WILL INCLUDE THE FOLLOWING:

The importance of employee retention is key in today's modern office environment especially as companies reduce personal work space. As personal workstations shrink, employers are offering an ever wider range of common areas around the office to enrich their employees work day. After all, high employee turnover costs business owners in time, money and productivity.

990 A offers employees not only the ability to take the train to work, but gives them access to shop local products and lead a healthy lifestyle.



Beautiful Mt. Tam  
and Courthouse lawn views



Excellent glassline  
and natural light



Upgraded  
restrooms



Elevator  
service



Local property  
management

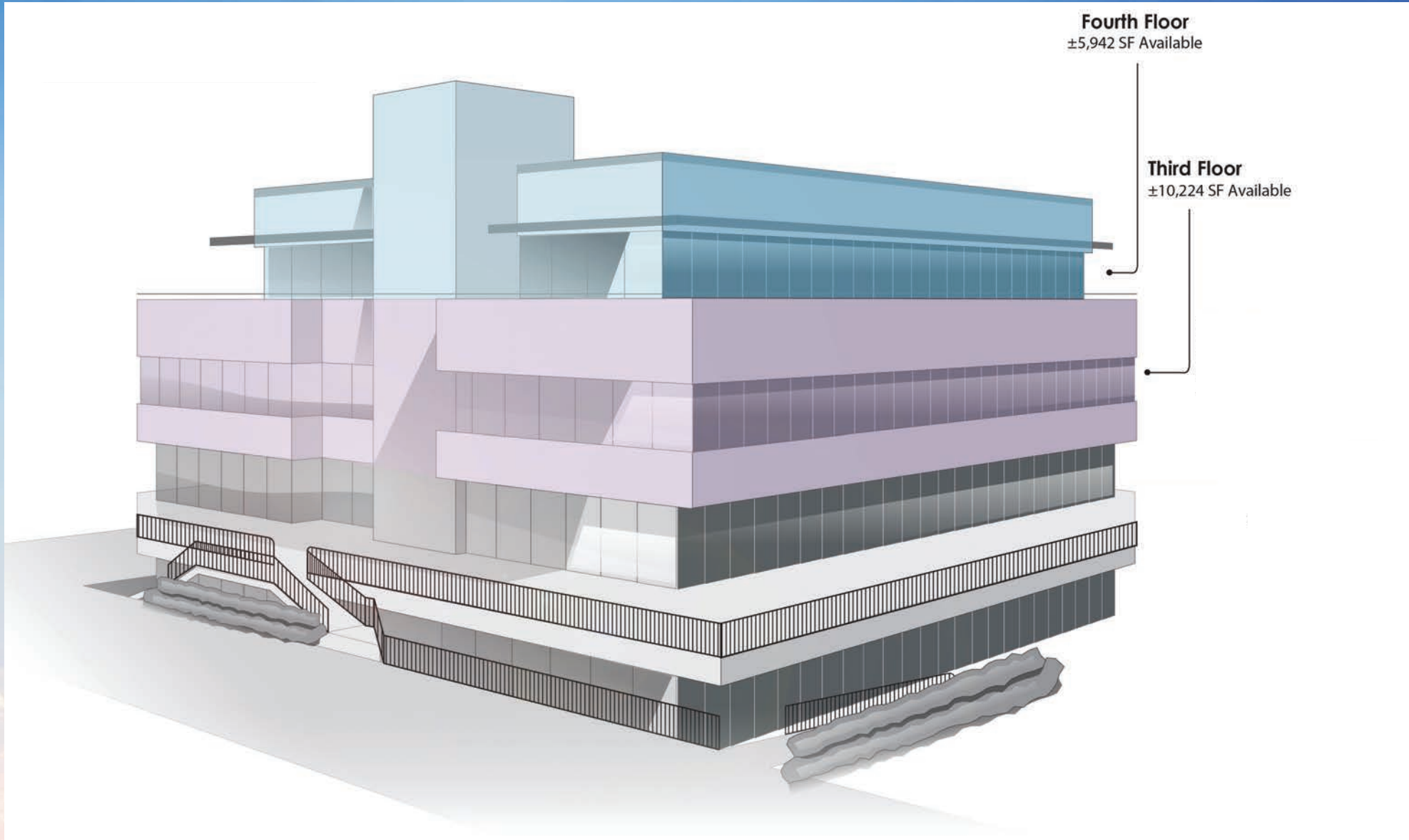


990 A Street

# STACKING PLAN

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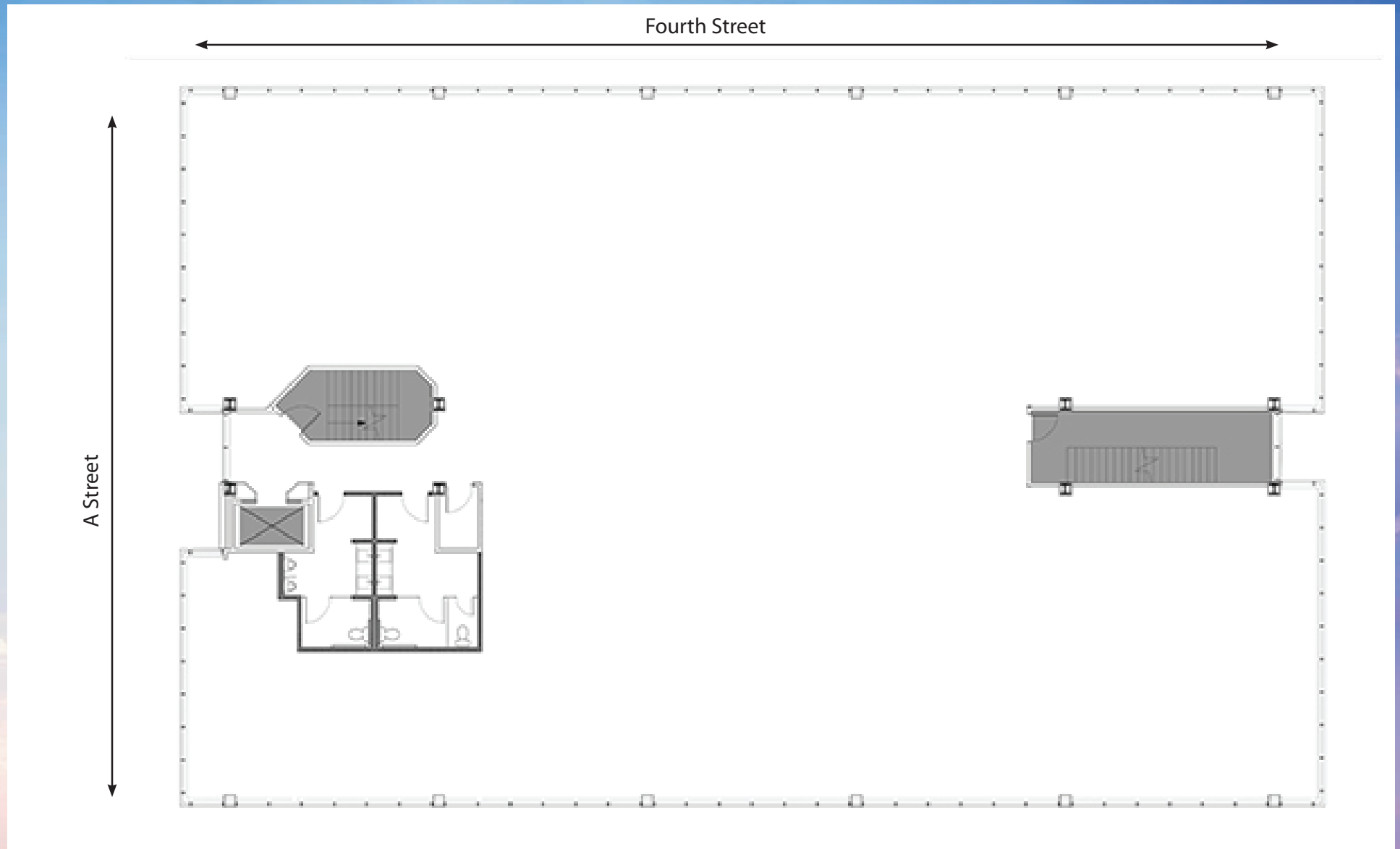
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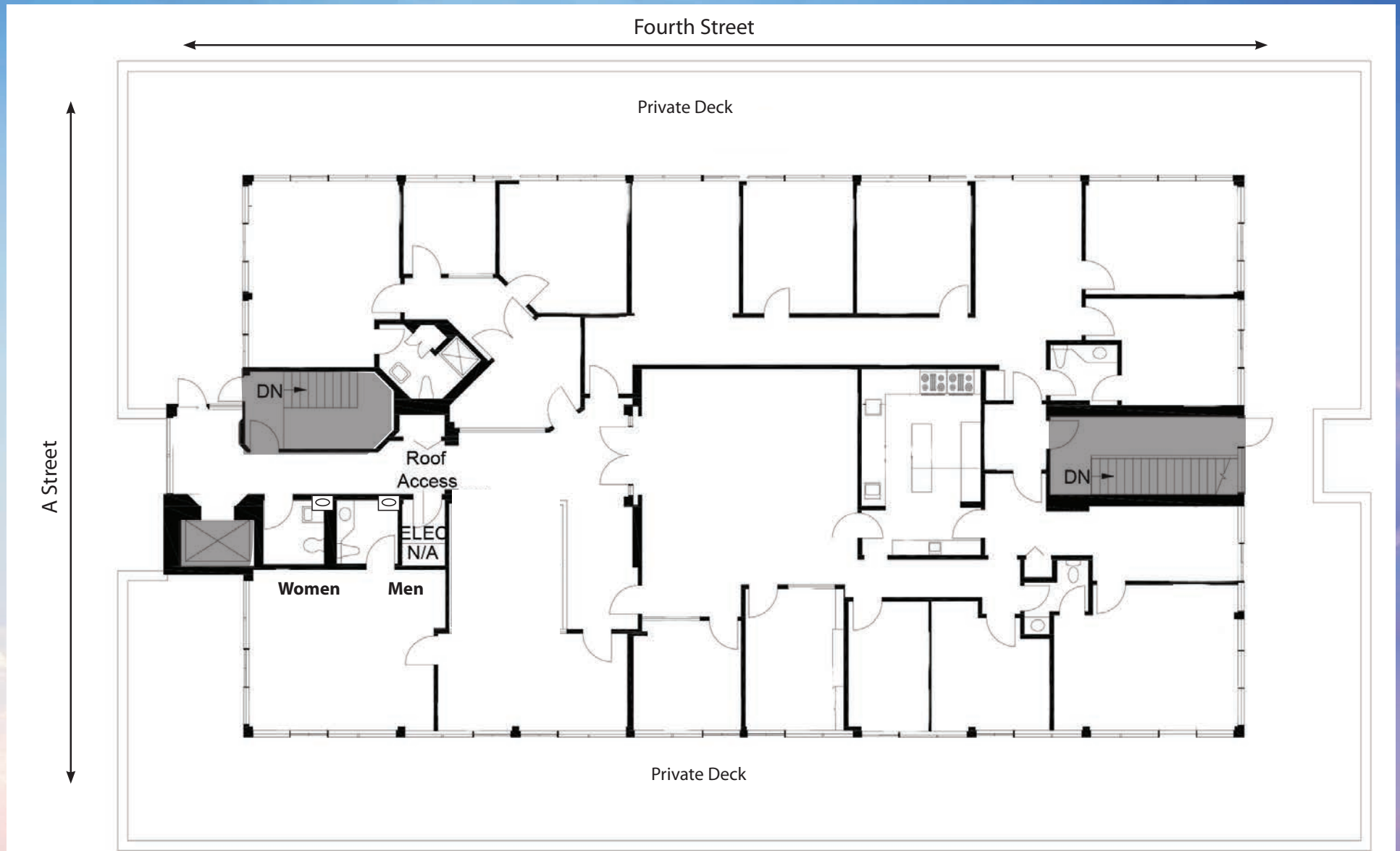
# FLOOR PLAN: THIRD FLOOR

±10,224 SF Available



# FLOORPLAN:FOURTHFLOOR

±5,942 SF Available



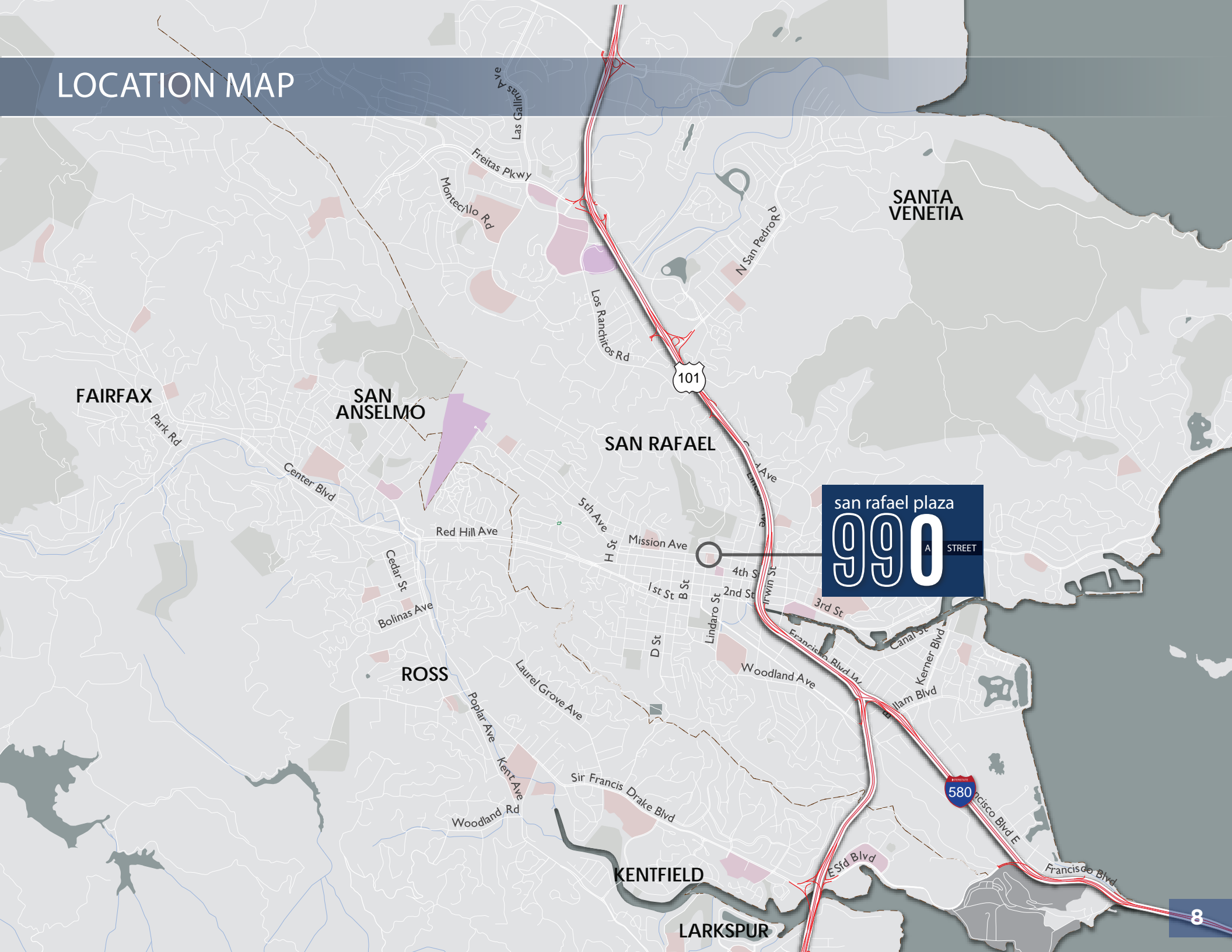


# DOWNTOWN FOOT TRAFFIC





# LOCATION MAP



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A STREET



# AMENITIES MAP



## GYM/BANKS

1. Jessie Square Garage - City Park
2. Yellow Dog Pilates
3. Wells Fargo Bank
4. Bank of Marin
5. Bank of America
6. Presidio Bank
7. Westamerica Bank
8. First Bank
9. Citibank
10. Umpqua

## PARKING

1. 3rd & C St. Garage
2. 3rd & A St. Garage
3. 5th & C St.
4. 3rd & Looatens (N.W.)
5. 3rd & Looatens (Walgreens)
6. 3rd & Cijos St.
7. 5th & Garden Lane
8. 5th & Looatens
9. 5th & D St.
10. Menzies Parking
11. 1550 4th St.
12. 2nd between D & E St.
13. 999 3rd St. (Permit Only)

## ADDITIONAL AMENITIES

1. BioMarin
2. San Rafael Transit Center
3. Safeway
4. Kaiser Permanente
5. Mission San Rafael Arcangel

## RETAIL

1. Sunrise Home
2. Max Muscle
3. RadioShack
4. Red Devil Records
5. AT&T
6. Goodwill
7. T & B Sports
8. Cains Tire
9. Jeans to-A-T
10. O'Reilly Auto Parts
11. Staples
12. Sleep City
13. Gardenia Florist
14. Gamescape North
15. Walgreens
16. Mike's Bikes of San Rafael

## RESTAURANTS

1. Il Davide
2. San Rafael Joe's
3. Yet Wah Restaurant
4. Green Chile Restaurant
5. San Rafael Transit Center
6. Arizmendi
7. Mr. Pickles
8. Crepevine



**SITE**





# OBLIQUE AERIAL



LINCOLN AVE

MISSION AVE

5TH AVE

JULIA ST

4TH ST

3RD ST

A ST

1ST ST

B ST

C ST

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Haden Ongaro

415-526-7649  
hongaro@ngkf.com  
CA RE License #00916960

Mark Carrington

415-526-7650  
mcarrington@ngkf.com  
CA RE License #01219528

Alisa Belew

415-526-7663  
abelew@ngkf.com  
CA RE License #01821371



1101 Fifth Avenue, Suite 230, San Rafael, CA 94901



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