

FOR SALE

350 BON AIR ROAD

GREENBRAE, CA



599 SIR FRANCIS DRAKE



350 BON AIR ROAD

14,257 SF

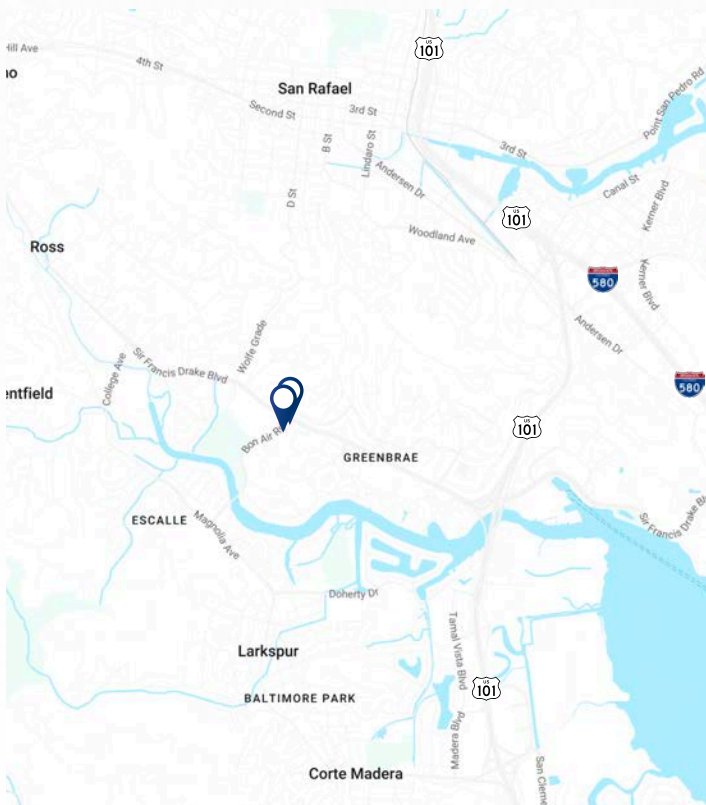
599 SIR FRANCIS DRAKE

21,305 SF

Marcus & Millichap is pleased to present the rare investment opportunity consisting of two medical office buildings located at 350 Bon Air Road and 599 Sir Francis Drake Boulevard in Greenbrae, California.

PROPERTY HIGHLIGHTS

- Rare Opportunity to Acquire Two Medical Office Buildings in High Barrier-To-Entry Marin County Market
- Strategically Located Along Sir Francis Drake Boulevard with Over 75,000 Vehicles Per Day
- Proximity to Marin General Hospital and U.S. Highway 101 Enhances Medical Tenant Demand
- Compelling Value-Add Potential Through Lease-Up, CAM Reimbursements, and Future Rent Growth
- Diverse Tenant Mix with Strong Healthcare Synergies and Strategic Extension of Marin General Hospital Expansion Into the Property



Exclusively Listed By:

Evan Rose
(415) 625-2152
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Vince Schwab
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Marcus & Millichap

RARE INVESTMENT OPPORTUNITY



- **Asking Price: \$9,150,000**
- **350 Bon Air Road: 14,257 SF**
- **86.60% Occupied**



- **Asking Price: \$20,000,000**
- **599 Sir Francis Drake: 21,305 SF**
- **89.37% Occupied**

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