FOR LEASE

2400 BRIDGEWAY – SAUSALITO, CA

Office Space with Stunning San Francisco Bay Views

Building Highlights

- Sausalito's 100% corner - Bridgeway & Harbor Drive
- 1,500 SF available with private balcony
- Four private offices, open area and kitchenette
- Asking Rate: $2.75 Net of Utilities
- Covered & uncovered parking
- FedEx Kinkos
- Mollie Stone's with Peet's Coffee directly across the street
- San Francisco Bay views
- Walking distance to over 10 restaurants
- Across from US Post Office

Pricing: $2.75/SF/Mo

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PARTNER XTEAM RETAIL ADVISORS

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Aerial

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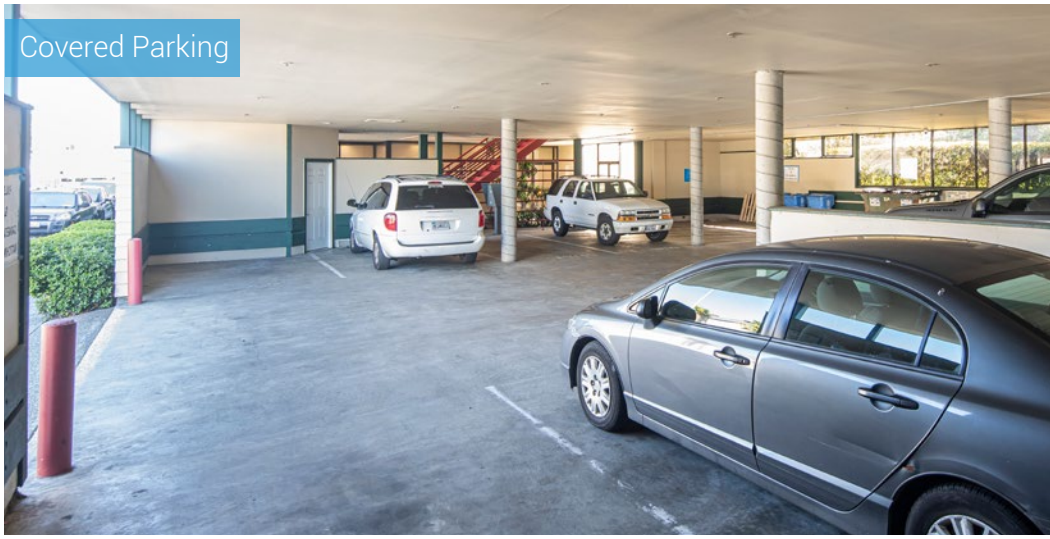
Photos

Frontage on Marinship Way

FedEx Kinkos

Private Balcony


Covered Parking

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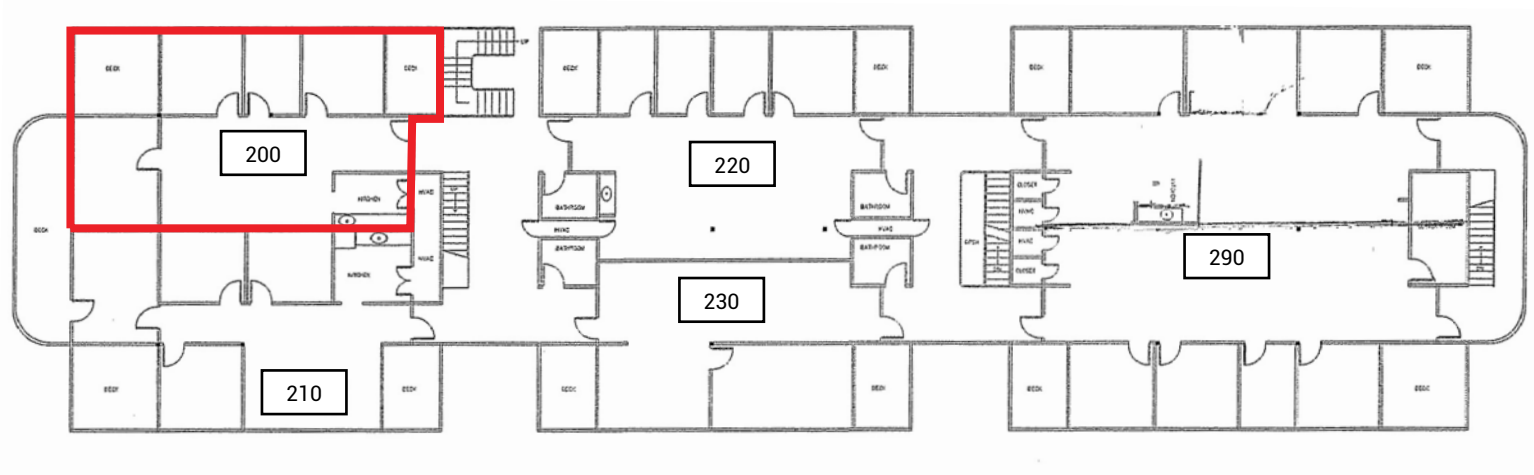
Site Plan

MARINSHIP WAY



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Demographics

		1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
POPULATION	2021 Estimated Population	6,557	41,568	67,879
	2026 Projected Population	6,775	41,436	67,448
	2020 Census Population	6,635	41,599	69,269
	2010 Census Population	6,237	39,843	64,956
	Projected Annual Growth 2021 to 2026	1%	0%	0%
	Historical Annual Growth 2010 to 2021	0%	0%	0%
	2021 Median Age	48	49	48
DAYTIME POPULATION	Adj. Daytime Demographics Age 16+	8,682	39,078	59,676
HOUSEHOLDS	2021 Estimated Households	3,371	18,653	29,055
	2026 Projected Households	3,664	19,545	30,334
	2020 Census Households	3,410	18,679	29,305
	2010 Census Households	3,344	18,548	28,928
	Projected Annual Growth 2021 to 2026	2%	1%	1%
	Historical Annual Growth 2010 to 2021	0%	0%	0%
RACE & ETHNICITY	2021 Estimated White	66%	75%	76%
	2021 Estimated Black or African American	11%	3%	3%
	2021 Estimated Asian or Pacific Islander	7%	8%	7%
	2021 Estimated American Indian or Native Alaskan	0%	0%	0%
	2021 Estimated Other Races	15%	14%	14%
	2021 Estimated Hispanic	10%	9%	9%
INCOME	2021 Estimated Average Household Income	$192,625	$255,193	$275,893
	2021 Estimated Median Household Income	$112,508	$153,599	$167,616
	2021 Estimated Per Capita Income	$99,149	$114,648	$118,246
EDUCATION (AGE 25+)	2021 Estimated Elementary (Grade Level 0 to 8)	2%	1%	1%
	2021 Estimated Some High School (Grade Level 9 to 11)	1%	1%	1%
	2021 Estimated High School Graduate	10%	7%	7%
	2021 Estimated Some College	20%	13%	12%
	2021 Estimated Associates Degree Only	7%	6%	5%
	2021 Estimated Bachelors Degree Only	31%	38%	39%
	2021 Estimated Graduate Degree	29%	34%	35%
BUSINESS	2021 Estimated Total Businesses	990	3,182	5,088
	2021 Estimated Total Employees	6,057	23,267	35,053
	2021 Estimated Employee Population per Business	6	7	7
	2021 Estimated Residential Population per Business	7	13	13

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