



Keegan & Coppin
COMPANY, INC.

FOR LEASE

**1310 COMMERCE STREET
PETALUMA, CA**

**Flex/Warehouse Space/
Store Front Office**



1310 COMMERCE

RAMFIRE BUILDING MAINTENANCE	ROMAN'S PLUMBING
MASSAGE CHAIR STORE	SGCC/BCC
ELEGANT ALTERATIONS	PATTERSON'S APPLIANCE REPAIR
TOOMEY GRAPHICS	

Go beyond broker.

REPRESENTED BY:

RUSS MAYER, PARTNER
LIC # 01260916 (707) 664-1400, EXT 153
RMAYER@KEEGANCOPPIN.COM

DEMI BASILIADES, ADVISOR
LIC # 02080190 (707) 664-1400, EXT 105
DBASILIADES@KEEGANCOPPIN.COM



FLEX/WAREHOUSE SPACE FOR LEASE



1310 COMMERCE STREET
PETALUMA, CA

**FLEX/WAREHOUSE
SPACE FOR LEASE**

PROPERTY INFORMATION

HIGHLIGHTS

- Three (3) Spaces for Lease
- Suite C - Approximately 625+/- Square Feet
 - Store Front Office
- Suite G - Approximately 2,200+/- Square Feet
 - Conditioned Warehouse, 1 Roll-Up Door
- Suite M - Approximately 2,760+/- Square Feet
 - Shop Office, 1 Grade-Level Roll-Up Door
- Monument and Building Signage Available
- Walking Distance to Retail & Professional Services

LEASE RATES

Suite C: \$1.60 per sq ft

Suite G: \$1.15 per sq ft

Suite M: \$1.15 per sq ft

LEASE TERMS

3 year lease term requested

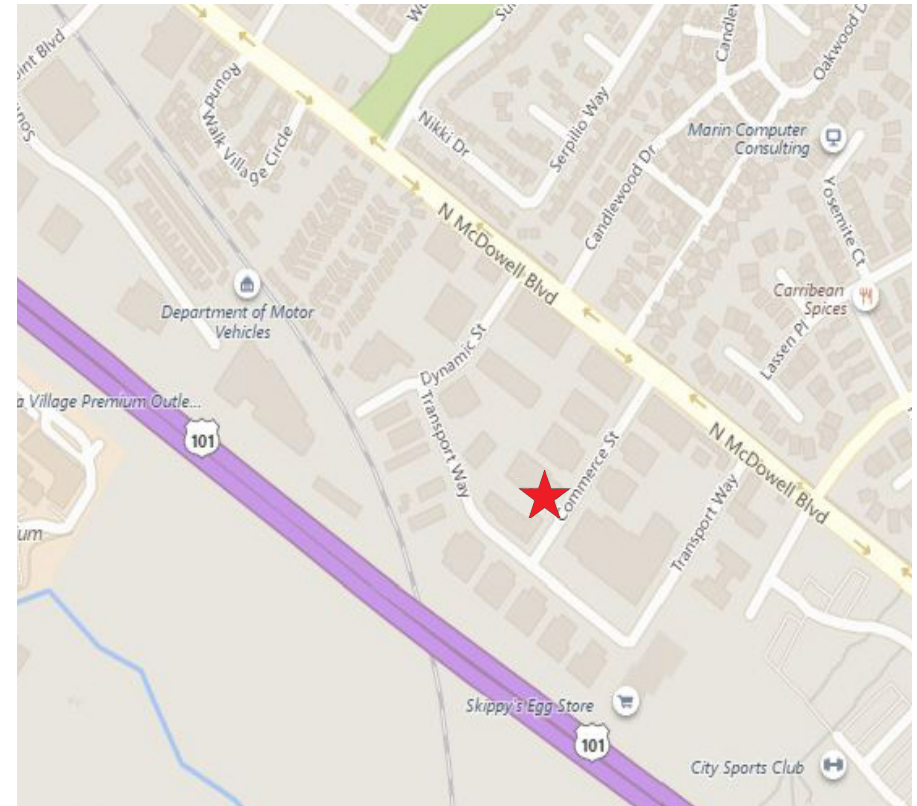
No CAM's

ZONING

I - Industrial

TOTAL BUILDING

12,476± square feet



Keegan & Coppin Co., Inc.
1201 N McDowell Boulevard
Petaluma, CA 94954
www.keegancoppin.com
(707) 664-1400

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

REPRESENTED BY:

RUSS MAYER, PARTNER
LIC # 01260916 (707) 664-1400, EXT 153
RMAYER@KEEGANCOPPIN.COM

DEMI BASILIADES, ADVISOR
LIC # 02080190 (707) 664-1400, EXT 105
DBASILIADES@KEEGANCOPPIN.COM



FLEX/WAREHOUSE SPACE FOR LEASE



1310 COMMERCE STREET
PETALUMA, CA

**FLEX/WAREHOUSE
SPACE FOR LEASE**

AVAILABLE SPACE

STORE FRONT/OFFICE DESCRIPTION

SUITE C: 625+/- sq ft Store front office space.

FLEX/WAREHOUSE DESCRIPTION

SUITE G: 2,200+/- sq ft Flex warehouse space includes 50% office, restroom, one (1) grade level roll-up truck door and conditioned warehouse space. Call for more details.

SUITE M: 2,760+/- sq ft Warehouse space includes shop office, restroom, one (1) grade level roll-up truck door and conditioned flex space area. Space consists of 984± sq ft of Office space and 1,776± of Warehouse space. Call for more details.



Keegan & Coppin Co., Inc.
1201 N McDowell Boulevard
Petaluma, CA 94954
www.keegancoppin.com
(707) 664-1400

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

REPRESENTED BY:

RUSS MAYER, PARTNER
LIC # 01260916 (707) 664-1400, EXT 153
RMAYER@KEEGANCOPPIN.COM

DEMI BASILIADES, ADVISOR
LIC # 02080190 (707) 664-1400, EXT 105
DBASILIADES@KEEGANCOPPIN.COM



FLEX/WAREHOUSE SPACE FOR LEASE



1310 COMMERCE STREET
PETALUMA, CA

**FLEX/WAREHOUSE
SPACE FOR LEASE**

DESCRIPTION OF AREA

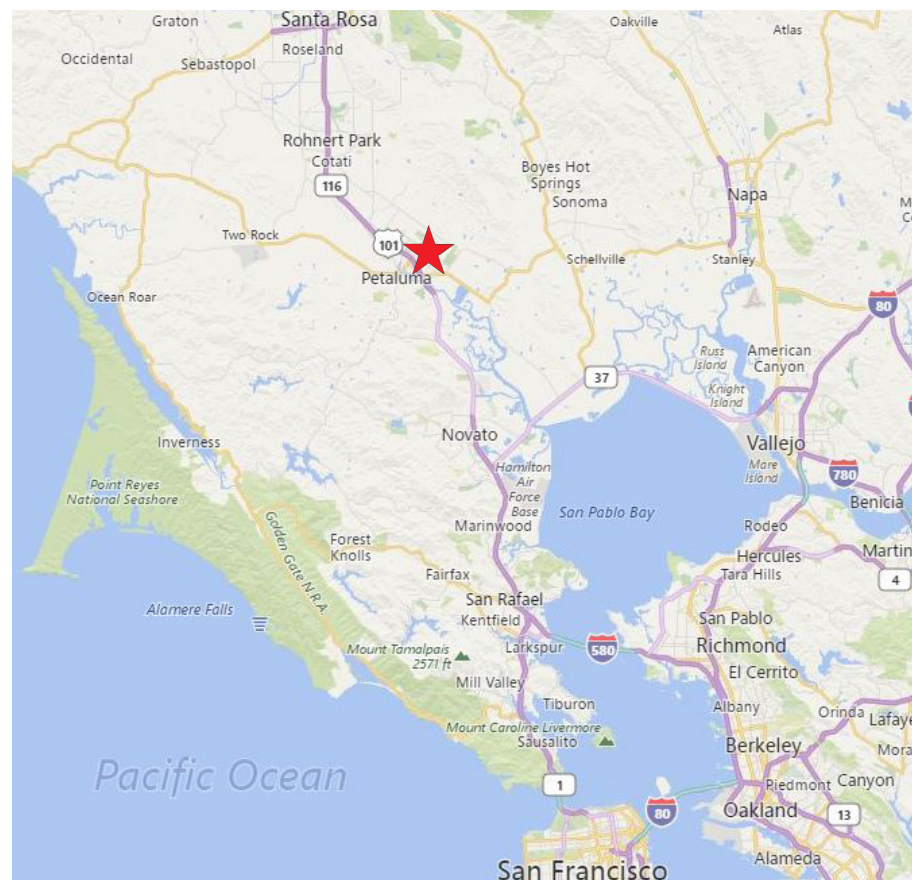
Established business and industrial area in North Petaluma. Great access to Highway 101 and along North McDowell Boulevard and East Washington Street corridors. Excellent mix of industrial in the area. Walking distance to many amenities, retailers, and a wide array of other users.

NEARBY AMENITIES

- Walking distance to retailers & other businesses

TRANSPORTATION ACCESS

- Great access to Highway 101
- Along N McDowell Blvd & E Washington St corridors



Keegan & Coppin Co., Inc.
1201 N McDowell Boulevard
Petaluma, CA 94954
www.keegancoppin.com
(707) 664-1400

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

REPRESENTED BY:

RUSS MAYER, PARTNER
LIC # 01260916 (707) 664-1400, EXT 153
RMAYER@KEEGANCOPPIN.COM

DEMI BASILIADES, ADVISOR
LIC # 02080190 (707) 664-1400, EXT 105
DBASILIADES@KEEGANCOPPIN.COM



1310 COMMERCE ST, PETALUMA, CA PHOTOS



1310 COMMERCE STREET
PETALUMA, CA

**FLEX/WAREHOUSE
SPACE FOR LEASE**



PRESENTED BY:

RUSS MAYER, PARTNER
LIC # 01260916 (707) 774-1400, EXT 153
RMAYER@KEEGANCOPPIN.COM

DEMI BASILIADES, ADVISOR
LIC # 02080190 (707) 774-1400, EXT 105
DBASILIADES@KEEGANCOPPIN.COM

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.