

Point Richmond Tech Center

501 Canal Blvd., Suite F, Point Richmond



±6,153 Square Feet Available

We are pleased to offer the following space:

Suite F:

±6,153 SF

Rent:

\$2.10 Fully Serviced

Features:

- ◆ Managed by Wareham Property Group with On-Site Engineering
- ◆ On-Site Workout Room with Showers & Outdoor Basketball Court
- ◆ Shuttle to Richmond BART/Amtrak/AC Transit
- ◆ Free Parking at 3 Spaces per 1,000 SF Leased
- ◆ Minutes from Knox Regional Shoreline
- ◆ Fiber Optics Pulled to Site
- ◆ 1 Block off of I-580 Exit
- ◆ Short Walking Distance to Downtown Community of Point Richmond Including Hotel Mac & Other Local Cafes & Restaurants
- ◆ Lush Landscaping with Outdoor Seating Areas
- ◆ On-Site Security

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Joel Maimon Senior Vice President 510.923.6249 jmaimon@newmarkccarey.com CA RE License #01468737

**Newmark
Cornish & Carey**

5980 Horton Street, Suite 100, Emeryville, CA 94608

www.newmarkccarey.com

Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

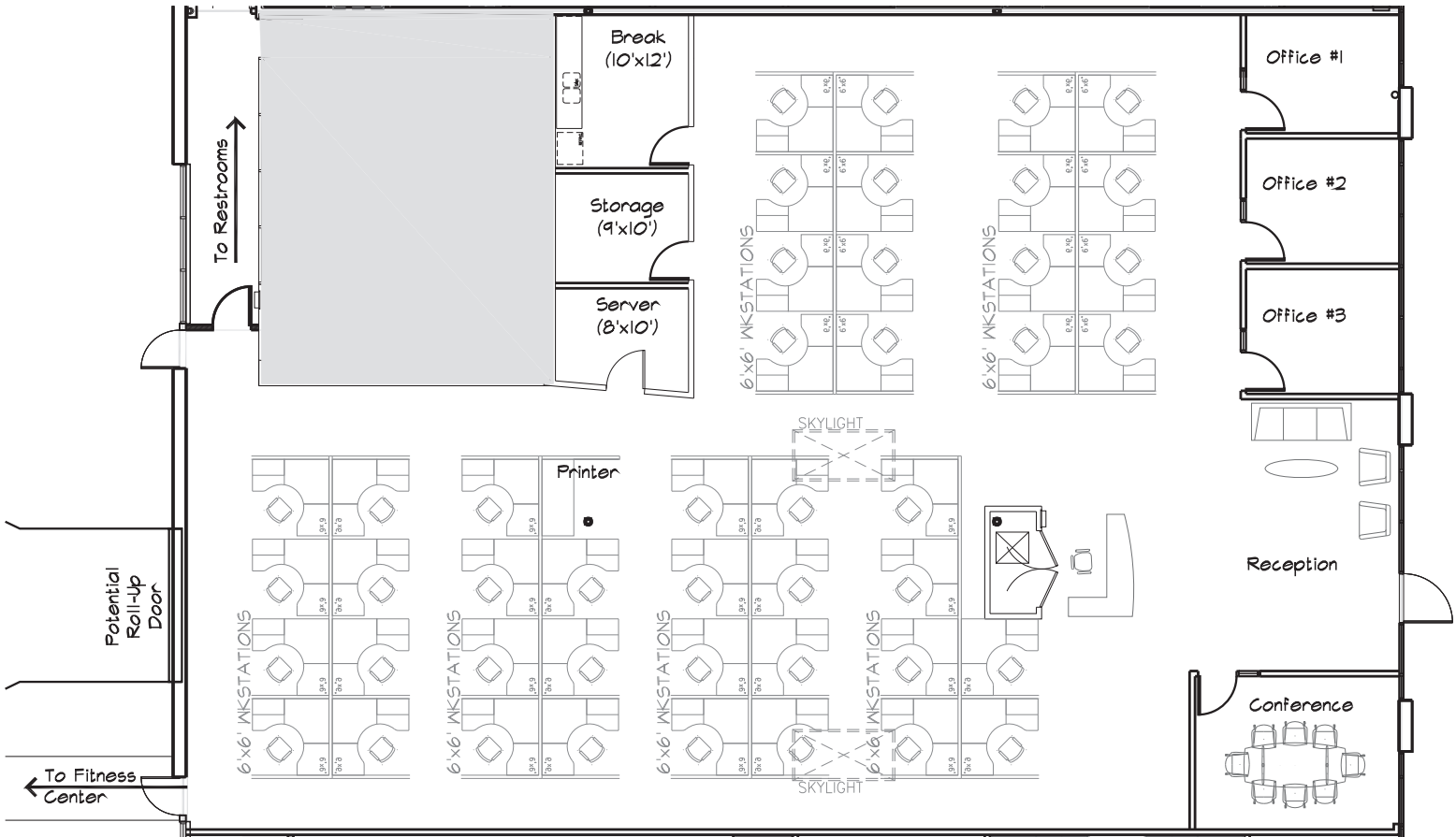
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Hypothetical Floor Plan and Furniture Layout



- ◆ 3 Offices (Approx. 9'-9" x 12'-0")
- ◆ 1 Conference Room (12' x 16")
- ◆ 45 Workstations (6' x 6')
- ◆ 48 Total Headcount
- ◆ Reception
- ◆ IT/Server Room
- ◆ Storage Room & Break Room
- ◆ Potential for Roll-Up Door at South

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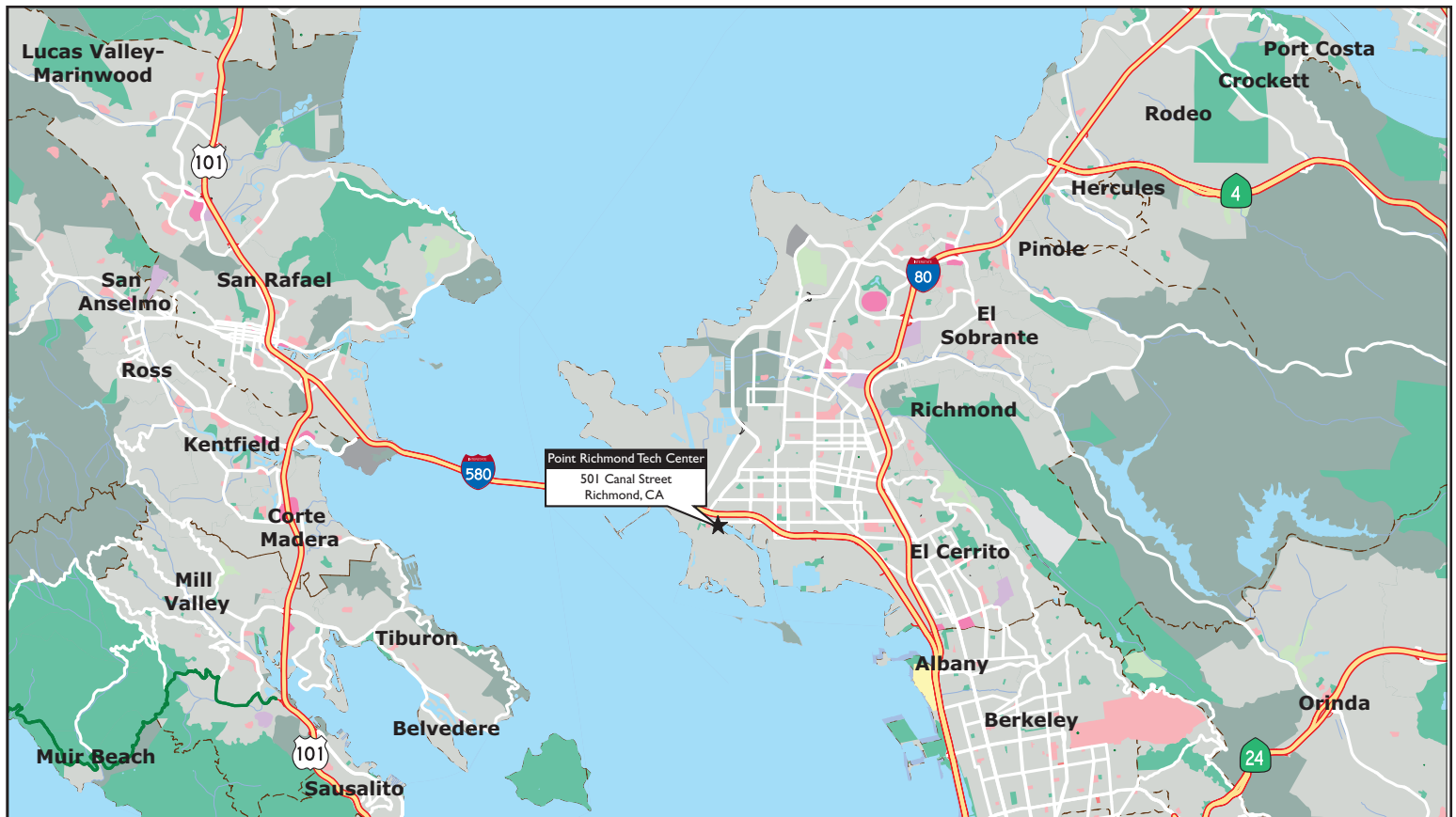
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For more information please visit: www.pointrichmondtechcenter.com



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