

1383

N McDowell Blvd
Redwood Business Center

Petaluma | California



PROJECT
VIDEO



±2,330 - ±9,371 SF OF CLASS 'A'
OFFICE AND MEDICAL SUITES FOR LEASE

PROJECT HIGHLIGHTS

Building Size: ±58,299 RSF
Stories: 3
Parking: 4.6 per 1,000 SF
Constructed: 2007



PREMIER LOCATION

Convenient access and visibility from Highway 101, building signage opportunities available



PARKING

Ample free parking for employees and clients plus an automated card key system for safe after-hour access



AMENITIES

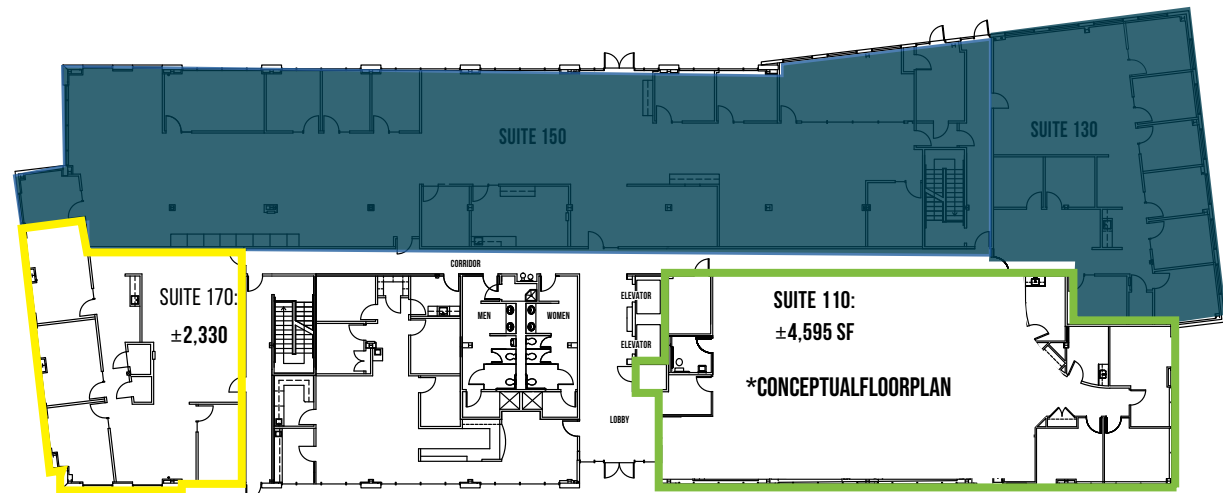
Immediately adjacent to abundant retail amenities and gym within walking distance





±9,371 SF Available

- Suite 110: ±4,595 SF
- Suite 170: ±2,330 SF
- Suite 210: ±2,446 SF
- High quality finishes throughout
- Extensive glassline and visibility
- Abundant natural light
- \$2.25 psf/mo (FSG)

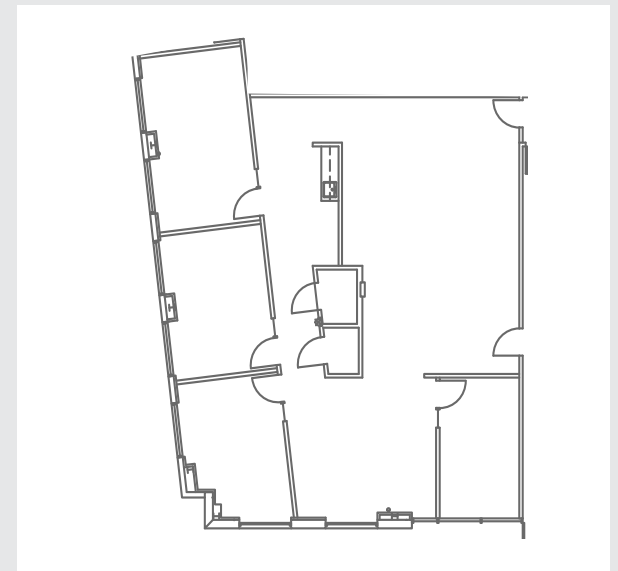


1383 - FLOOR 1



SUITE 170: ±2,330 SF

- Corner suite
- Open area
- Kitchenette
- Four (4) private offices
- Extensive glassline



Suite 170
Virtual Tour



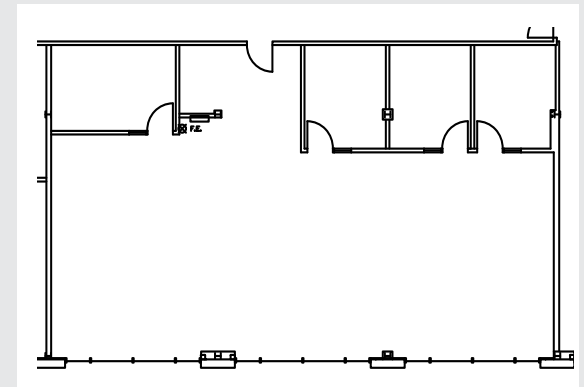


SUITE 210: ±2,446 SF

- Open area
- Exposed ceilings
- Four (4) private offices
- Extensive glassline



Suite 210
Virtual Tour



NEARBY AMENITIES

Petaluma, CA

1383

N MCDOWELL BLVD




BASIN STREET


JLL

1383 N McDowell Blvd



PROJECT VIDEO



Working in
Petaluma has
never been easier!

1383 North McDowell Blvd is located less than a mile off Highway 101. The property is just a short walk to multiple public transit stops including the Sonoma County Transit (44 & 48) and the Golden Gate Transit.

The property is adjacent to Active Wellness Center, Redwood Gateway Shopping Center, and Plaza North Shopping Center. Nearby amenities include Lagunitas Brewing Company, Starbucks, Applebee's, IHOP, Kohl's, Michael's, and Beyond the Glory Sports Bar.

Tony Sarno
+1 707 217 7196
tony.sarno@jll.com
Lic. #01430933

Laura Duffy
+1 415 686 0255
laura.duffy@jll.com
Lic. #01922792

Jordan Lazor
+1 415 595 5102
jordan.lazor@jll.com
Lic. #02011117

