



COMMERCIAL INVESTMENT MEETING NORTH BAY (CIMNB)

Sale Listings Presented at the July 2021 Meeting

(Before relying on the information noted below, please contact the listing agent)

Courtesy of:

Shanaé Mabrie, CES® | 415.261.8423 | shanae@apiexchange.com
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Property	Type	Sales Price	GRM/CAP	Agent	Company/Phone	Comments
531 Summerfield Rd, Santa Rosa, CA	Retail	\$11,500,000	5.68% CAP	Pat Ripple	Berkshire Hathaway 415.459.2899	Lakeside Shopping Center, 9 bldgs, 44,598± sqft, 200+ parking spaces, high visibility, 11 tenants, 100% occupancy
14 Gomez Way, Mill Valley, CA	4 units	\$2,795,000	16.9 GRM 4.03% CAP	Steve Level	Berkshire Hathaway 415.747.2150	4- 2BR/1BA units, 12,010± lot, remodeled kitchens & baths, on-site laundry, keyless entry, EV charging stations, hydronic heating
119-123 Bolinas Rd, Fairfax, CA	Mixed-Use	\$1,895,000 REDUCED	5.28% CAP *Proforma*	Mark Cooper	HL Commercial 415.608.1036	4,673± sqft, ground-floor restaurant space, 1-4BR/1BA apartment, 1-1BR/1BA Cottage in rear, storage/workshop
828 Mission Ave, San Rafael, CA	Office	\$2,850,000	4.86% CAP	Mark Cooper Peter Gettner	HL Commercial 415.608.1036/415.269.3622	5,254± sqft, owner-user opportunity, on-site parking, updated electric, plumbing, heating & a/c, ADA bathroom, 2 kitchens
1350 N. Texas St, Fairfield, CA	Warehouse	\$2,200,000	7.39% CAP	Mark Cooper Peter Gettner	HL Commercial 415.608.1036/415.269.3622	14,262± sqft, 2 warehouses, 8 roll-up doors, private offices & restrooms, 28ft± roof, single-tenant, 2 spray booths on-site
8050 Bodega Ave Sebastopol, CA	Restaurant	\$2,250,000		Isaac Raboy Misty Platt	Mason McDuffie 707.321.3398/707.326.1008	7,047± sqft, 42,985± lot, long-term tenant is Gravenstein Grill, banquet room, wine cellar, fully equipped kitchen, upside
18084 HWY 116, Guerneville, CA	Commercial	\$849,000		Isaac Raboy Misty Platt	Mason McDuffie 707.321.3398/707.326.1008	2.04± acres, 3 separate parcels, formerly George's Hideaway, duplex, permitted lodging, 832± sqft owners-unit, parking
86 Hamilton Dr, Novato, CA	Warehouse Owner/User	\$3,150,000	3.24% CAP	Mark Cooper Peter Gettner	HL Commercial 415.608.1036/415.269.3622	9,600± sqft, warehouse w/ 6 roll-up doors, 16± ft insulated ceilings, private offices & restrooms, oil/water separator on-site
40 Leveroni Court, Novato, CA	Warehouse Owner/User	\$4,250,000	7.3% CAP	Peter Gettner Bob Knez	HL Commercial 415.269.3622/415.446.4220	20,420± sqft, multi-level, single tenant, 2 roll-up doors, offices, 18± ft insulated ceiling, 25 on-site parking spaces & sprinklers
6411 Gravois Ave, St. Louis, MO	Retail	\$1,860,000	6.94% CAP	Craig Enyart	Madison Stone Real Estate 415.385.2385	13,035± sqft bldg, 29,514± lot, tenant is Walgreens, NN lease, remaining lease 5± years w/ three 5-year options to extend
1 Saunders Ave, San Anselmo, CA	Medical Office	\$1,825,000		Ces Ceccin	Meridian Commercial 415.488.3856	3,175± sqft, 2-story, owner-user opp, solar power, private offices, conference room, restroom, kitchen, and storage room
800 A Street, San Rafael	Office	\$5,900,000		Ces Ceccin	Meridian Commercial 415.488.3856	13,963± sqft, 12 private offices, 61 open workstations, multiple conference rooms, kitchen, parking, downtown location