



THE EXCHANGE

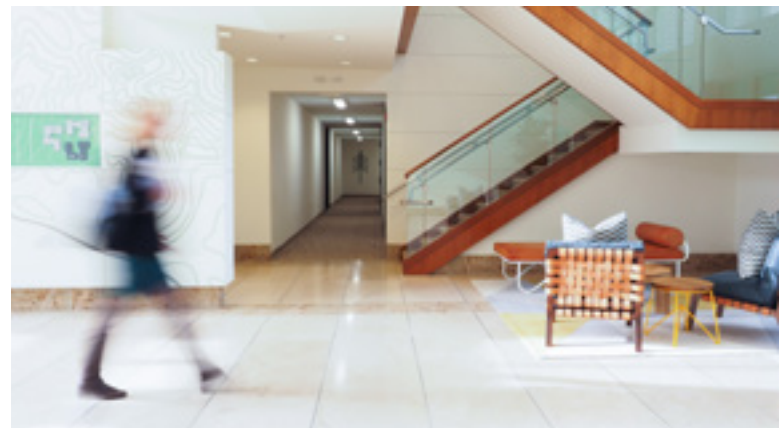
AT LARKSPUR LANDING



The Exchange at Larkspur Landing

PROPERTY FEATURES

Ideally situated across from the Marin Country Mart and adjacent Golden Gate Ferry landing, the Exchange delivers a serene setting with convenience. The campus' tree-lined interior courtyard, lobbies, conference center and lounge, offer thoughtfully designed onsite community space and modern amenities.



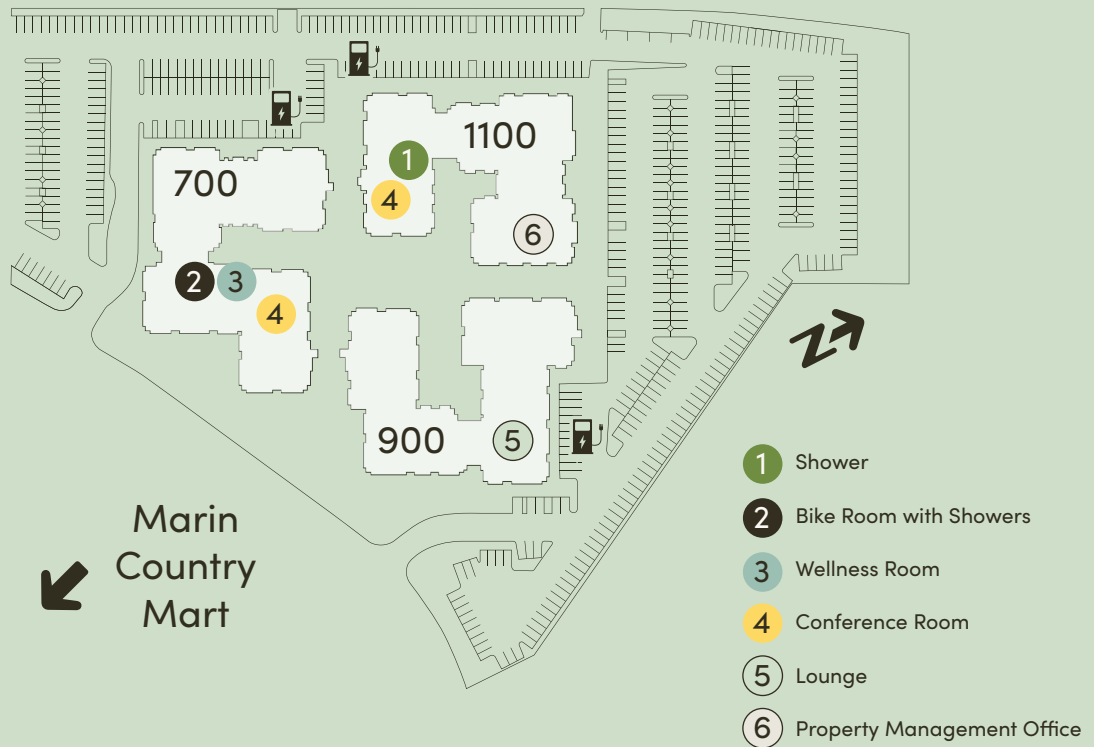
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- **Tranquil campus atmosphere with lush landscaping**
 - **Move-in ready suites available**
 - **Conveniently accessed from the 101**
 - **Secure bike room with showers**
 - **Wellness room**
 - **LEED certification achieved**
 - **Ample onsite parking and EV charging stations**
 - **Dog friendly**
 - **Onsite communal break-out space including shared courtyard, conference and meeting rooms and lounge**
 - **Immediately across from abundant food & beverage, retail, wellness and service offerings of Marin Country Mart**
 - **Winner of the 2020 San Francisco Bay Area TOBY Award and 2021 Pacific Southwest Regional TOBY Award**

LOCATION

Accessible via Highway 101 and I-580, ferry service, Golden Gate Transit, Marin County Airporter, and Sonoma Marin Area Rail Transit (SMART)



SITE PLAN





ON-SITE AMENITIES

- SHARED CONFERENCE FACILITIES
- COMMUNAL COURTYARD AND LOBBY SPACE
- LOUNGE WITH SELECT FOOD & BEVERAGE OFFERINGS
- AMPLE PARKING WITH EV CHARGING STATIONS
 - SHOWER FACILITIES
 - DOG-FRIENDLY CAMPUS
 - FREE CAMPUS WIDE WIFI
- SECURE BIKE ROOM WITH SHOWERS
 - WELLNESS ROOM
- FREE SEASONAL YOGA CLASSES



AREA MAP

1. THE EXCHANGE AT LARKSPUR LANDING

2. COURTYARD MARRIOTT

3. MARIN COUNTRY MART

Farmshop, Shake Shack, Hog Island Oyster Co., Rustic Bakery, Soul Cycle, Mighty Pilates, Starbucks, US Post Office, Barber Lane, Lark Shoes & Repair, Johnny Doughnuts

4. MARIN AIRPORTER

5. LARKSPUR FERRY TERMINAL

6. CINEMARK-CENTURY LARKSPUR

7. SMART RAIL STATION

8. BON AIR CENTER

Bank of America, Wells Fargo, Mollie Stone's, Peets, CVS, Subway, Noah's Bagels

9. COST PLUS PLAZA

Trader Joe's, BevMo!, Men's Wearhouse, Cost Plus



FOR LEASING INFORMATION, PLEASE CONTACT **WHITNEY STROTZ**

Senior Managing Director | +1 415 451 2406 | Whitney.Strotz@cushwake.com | LIC #01351397

