



CUSHMAN &
WAKEFIELD

**SONOMA COUNTY'S PREMIER CLASS A
OFFICE DESTINATION**

SOUTH PETALUMA BUSINESS CENTER

CALL FOR LEASING: +1 415 485 0500



BASIN STREET
PROPERTIES EST. 1974

1800-2000

S. MCDOWELL BLVD | PETALUMA, CA

1800-2000 S. MCDOWELL

HIGHLIGHTS

Class 'A' office space

- Expansive glass lines offering abundant natural light
- Various sizes with flexibility in offerings
- Finished ceiling height ranging from $\pm 10'$ to $\pm 18'$
- Atrium tenant lounge
- Showers & lockers in each building
- Near Starbucks, Lakeville fitness, restaurants and other food/ beverage and retail amenities
- Adjacent to 500 acres of protected wetlands at Shollenberger Park, featuring walking paths
- 20 EV charging stations
- Easy access to Highways 116 and 101, 37, and downtown Petaluma
- Pet friendly
- Prompt decision-making and uncomplicated negotiations by local, reputable owner

Steven Leonard

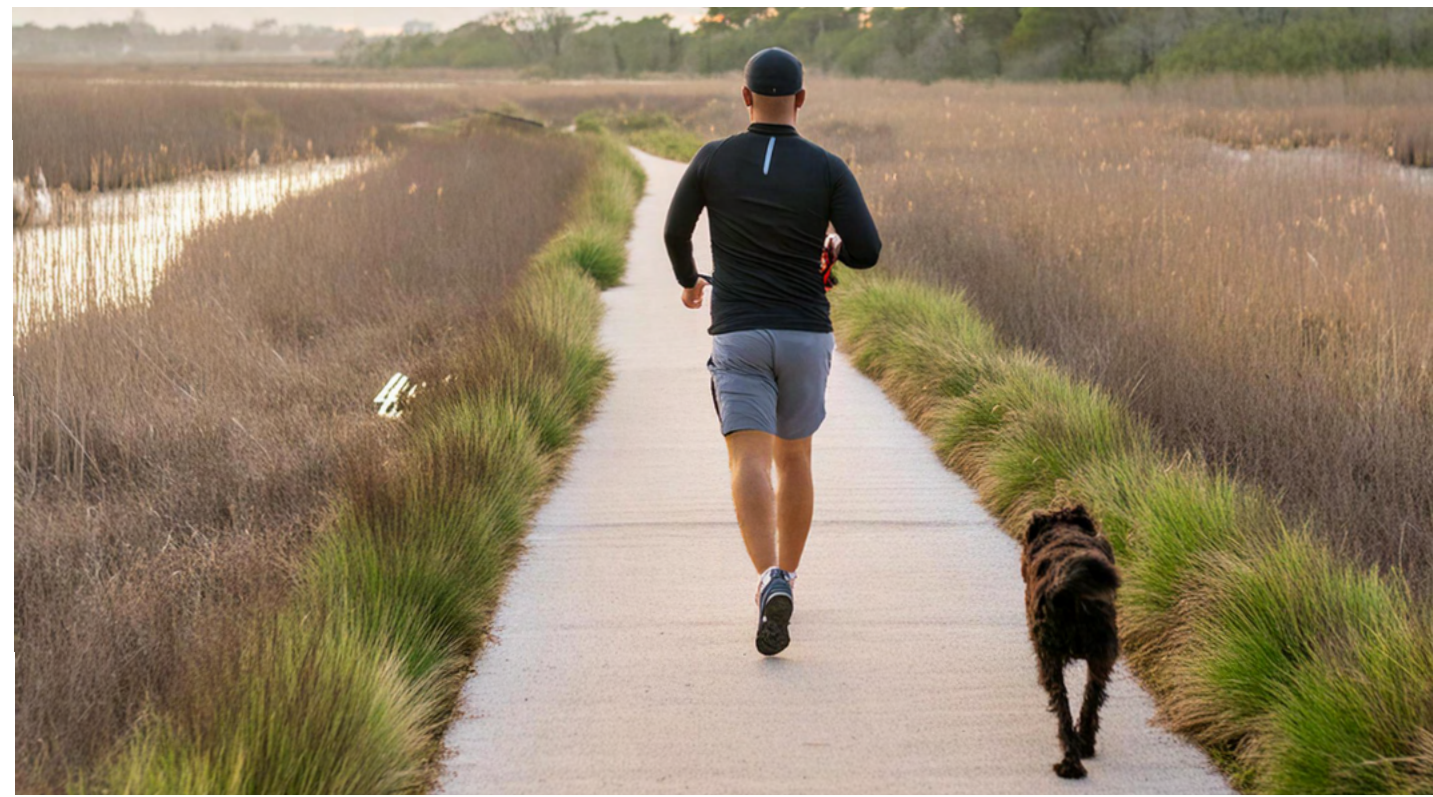
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Lic #: 00909604

Trevor Buck

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Brian Foster

Executive Director
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Common Atrium

AVAILABILITIES

1800 S. MCDOWELL BLVD

- Suite 100: ±17,554 SF (\$2.40 Full Service) Available 9/26
- Suite 200: ±8,526 SF (\$2.40 Full Service)
- Suite 201: ±28,781 SF (\$2.40 Full Service), divisible per below:
 - Suite 210: ±13,523 SF (\$2.40 Full Service)
 - Suite 220: ±8,165 SF (\$2.40 Full Service)
 - Suite 230: ±7,202 SF (\$2.40 Full Service)

Total: ±54,861 SF

2000 S. MCDOWELL BLVD

- Suite 110*: ±9,631 SF (\$2.40 Full Service)
- Suite 212**: ±4,075 SF (\$2.40 Full Service)
- Suite 220**: ±3,335 SF (\$2.40 Full Service)
- Suite 2100: ±18,490 SF (\$2.40 Full Service)

*In place furniture available

**212 and 220 can be combined for a total of ±7,410 SF (contiguous)



Outside Meeting Area

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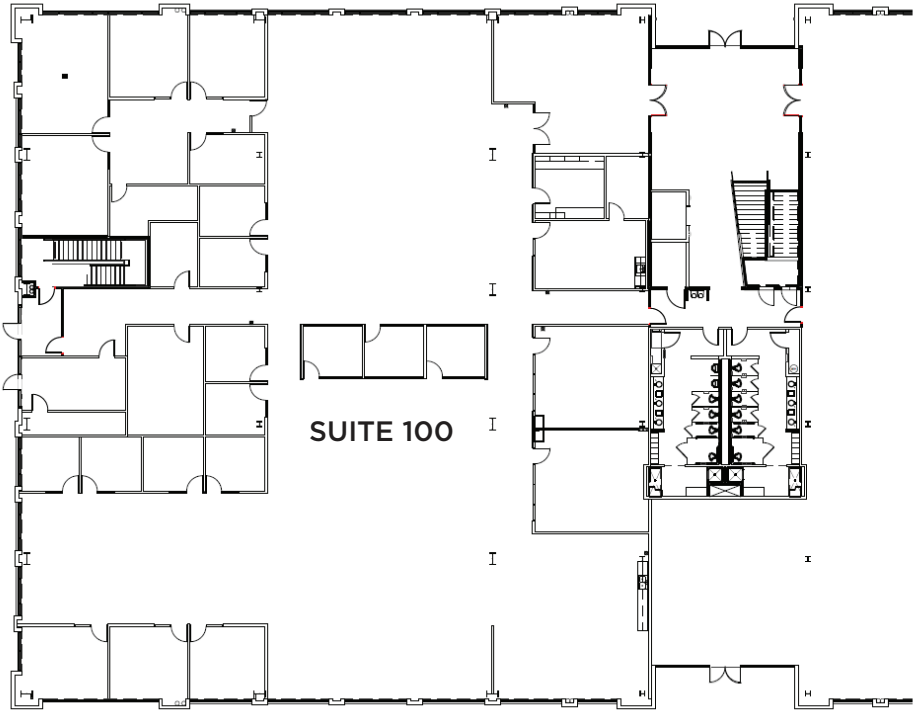
1800 S. MCDOWELL

1ST FLOOR PLAN

AVAILABLE SPACE

Suite 100: ±17,554 SF (\$2.40 Full Service)

Available 9/26



1800 S. MCDOWELL

2ND FLOOR PLAN

AVAILABLE SPACE

Suite 200: ±8,526 SF (\$2.40 Full Service)

Suite 201: ±28,781 SF (\$2.40 Full Service), divisible per below:

Suite 210: ±13,523 SF (\$2.40 Full Service)

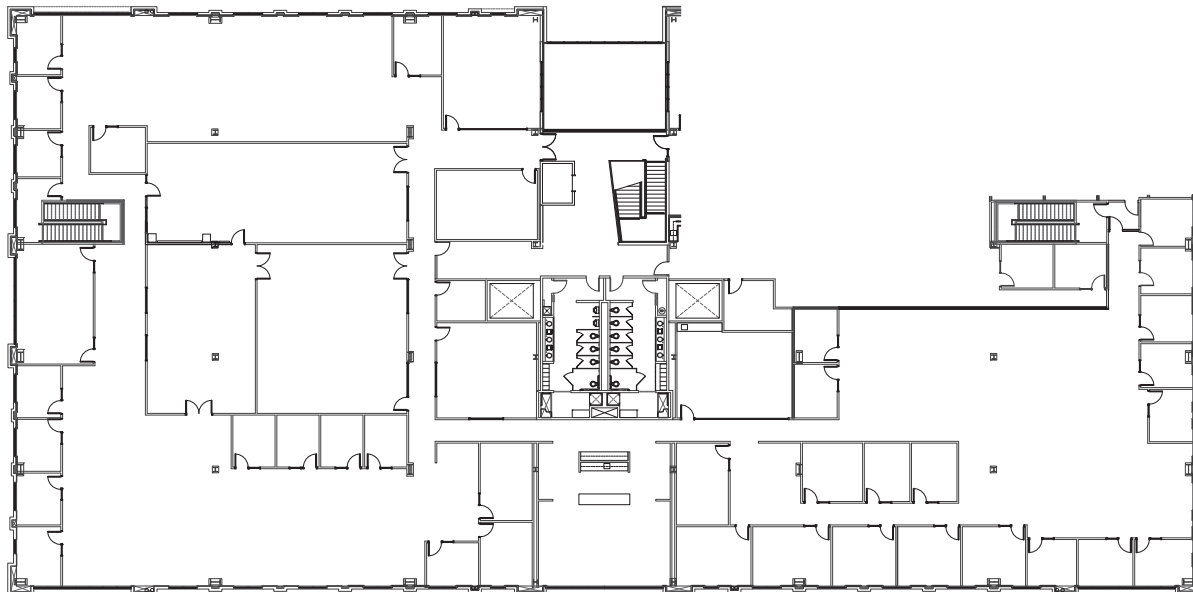
Suite 220: ±8,165 SF (\$2.40 Full Service)

Suite 230: ±7,202 SF (\$2.40 Full Service)

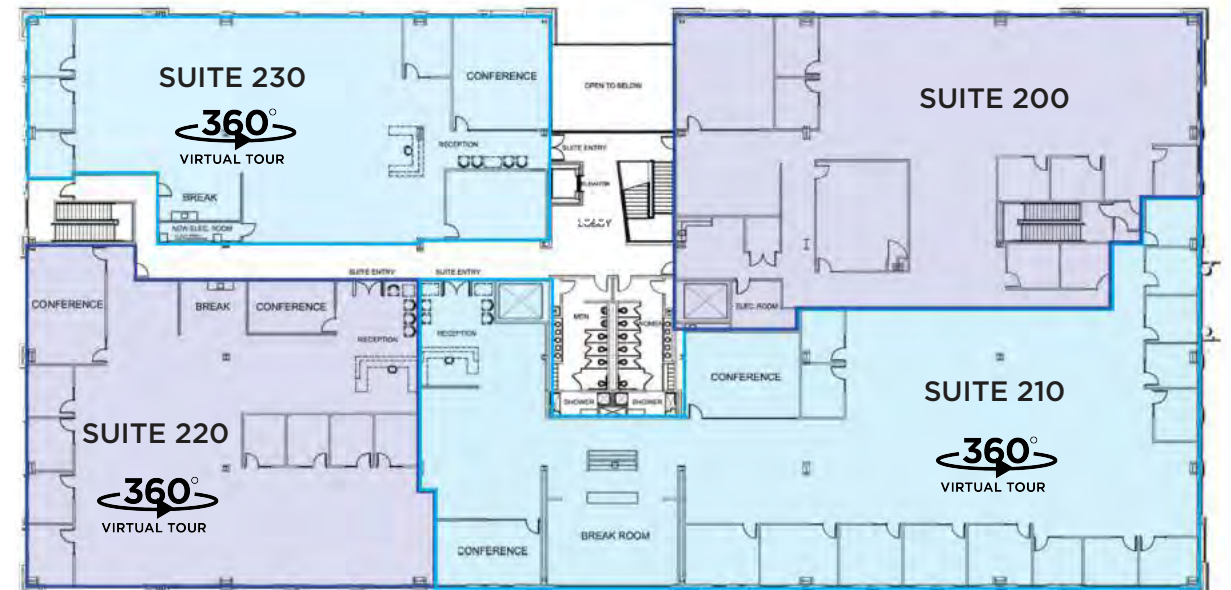
Total Available: ±37,307 SF (Contiguous)



SUITE 201 (AS BUILT)



DIVISIBLE



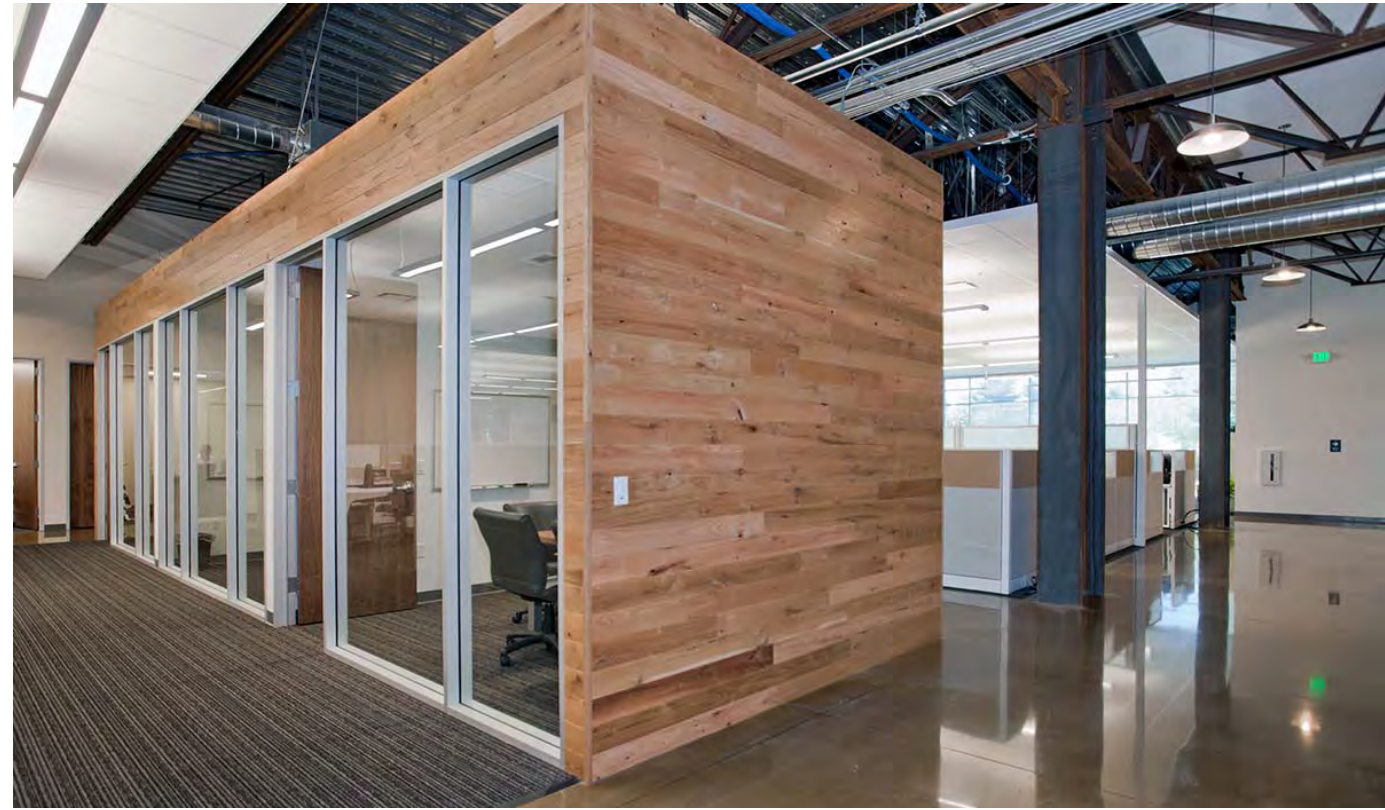
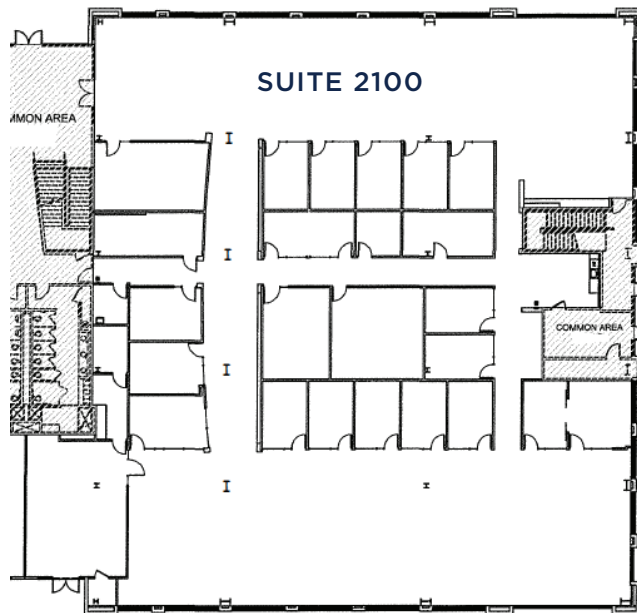
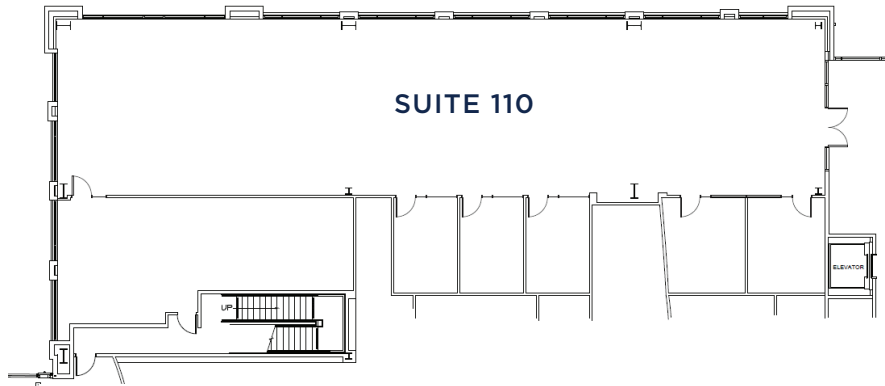
2000 S. MCDOWELL

1ST FLOOR PLAN

AVAILABLE SPACE

Suite 110: ±9,631 SF
(\$2.40 Full Service)

Suite 2100: ±18,490 SF
(\$2.40 Full Service)



2000 S. MCDOWELL

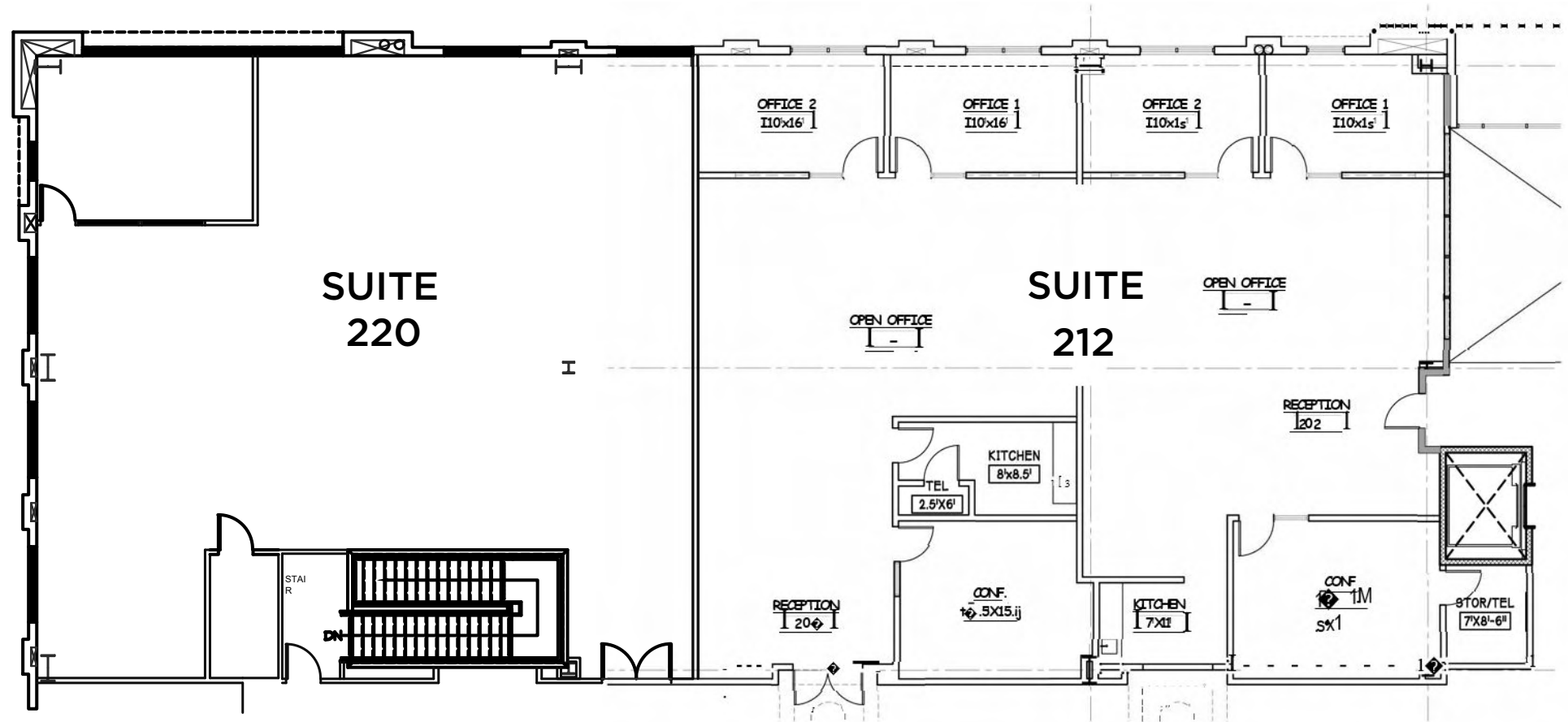
2ND FLOOR PLAN

AVAILABLE SPACE

Suite 212: ±4,075 SF
(\$2.40 Full Service)

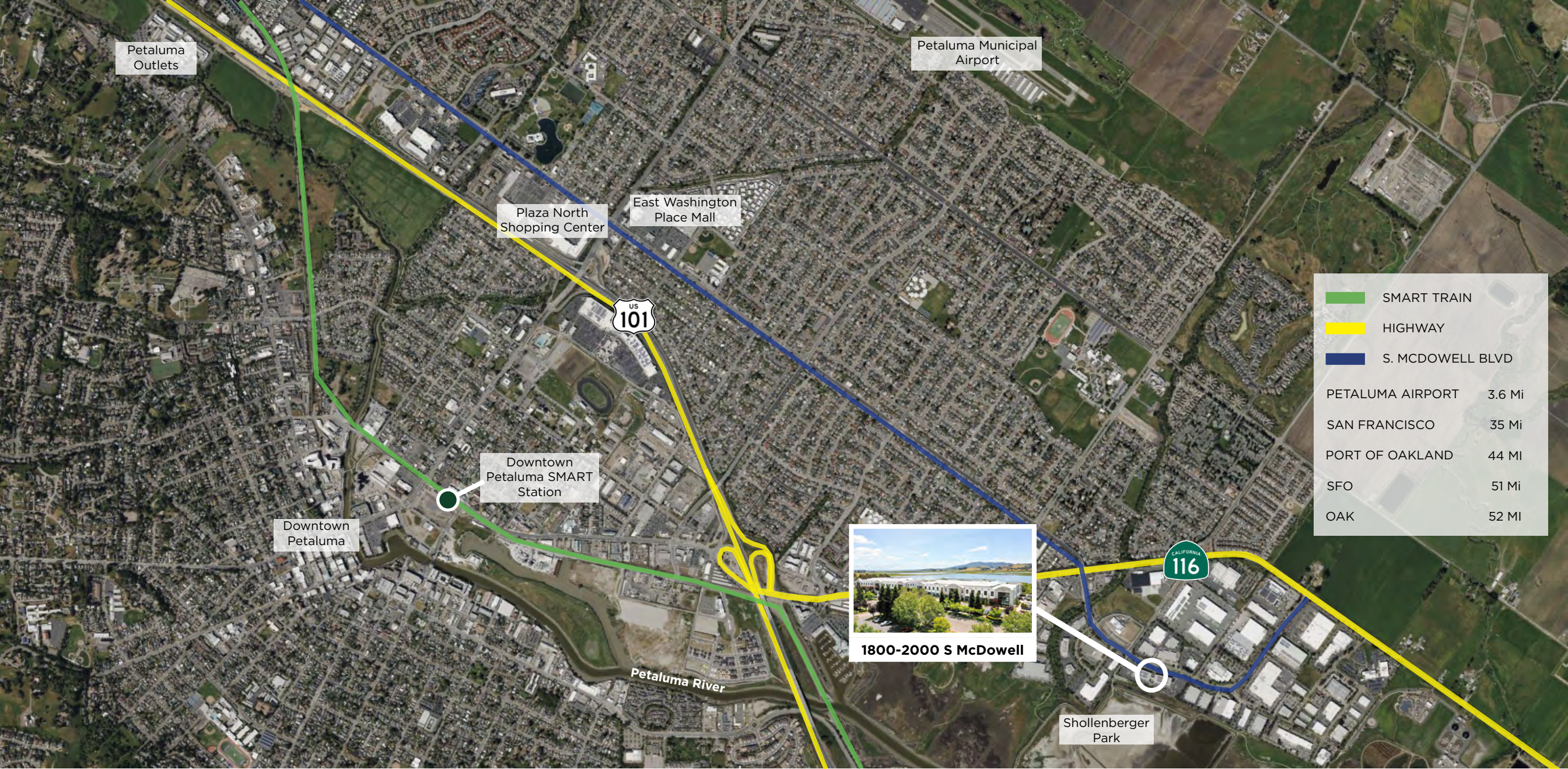
Suite 220: ±3,335 SF
(\$2.40 Full Service)

Can be combined for a
total: ±7,410 SF



2000 S. MCDOWELL





Petaluma

- Nike Factory Store
- Levi's Outlet
- Lucky Supermarket
- Mi Pueblo
- Trader Joe's
- Target

- Safeway
- CVS
- Whole Foods
- McDonald's
- Starbucks
- Pub Republic

- Planet Fitness
- Staples
- Home2 Suites by Hilton
- Buffalo Wild Wings
- BevMo!
- Sprouts Farmers Market

- Brewster's Beer Garden
- Crooked Goat Brewing
- Sol Food
- Taps on the River
- In N Out
- Courtyard by Marriott

- FedEx Ship Center
- Rustic Bakery
- Taco Bell
- Wendy's
- Petaluma Market
- Ulta Beauty

- Wild Goat Bistro
- Cucina Paradiso
- Hotel Petaluma
- Paradise Sushi & Grill
- Boulevard 14 Cinema
- Sugo Trattoria

ABOUT CUSHMAN & WAKEFIELD

The new Cushman & Wakefield draws on the best of both legacy organizations (DTZ and Cushman & Wakefield) to create one of the world's largest real estate services firms, with a combined total of \$5 billion in revenue, 43,000 employees, more than 4.3 billion square feet under management, and \$191 billion in transaction value. Cushman & Wakefield now operates in more than 60 countries around the world and is well positioned in every major market for continued growth.

The new Cushman & Wakefield is a top-tier global commercial real estate services provider in every service line and every major geography in the world. With a tenacious, entrepreneurial, and client-centric culture of highly skilled people behind both firms, the new company will be able to tap into greater resources worldwide to ultimately deliver superior results for clients. Please visit cushmanwakefield.com for more information.

ABOUT BASIN STREET PROPERTIES

Founded in 1974, Basin Street Properties has truly come a long way. The company has grown from the small entrepreneurial firm of the early years to owning and managing over five million square feet of commercial real estate across two states. As a privately held company, Basin Street remains unique in the industry relative to the speed and ease that decisions – and deals – can be made.

Basin Street's investment in Petaluma is clearly their principal legacy; it has changed the fabric of that town forever. The company has demonstrated a profound understanding of how real estate can change a community, and strives to shape that impact with every development or investment in their current markets of Petaluma, Santa Rosa, Sacramento and Reno. Today, Basin Street has the right team in place to successfully navigate rapid growth. Just like in days past, their focus remains on "creating environments where you can thrive."



**BASIN STREET
PROPERTIES**

BRIAN FOSTER



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