

MARE ISLAND, VALLEJO



AVAILABLE FOR LEASE OR SALE

Mare Island Marketing Center
690 Walnut Avenue, Suite 100
Mare Island Vallejo, CA 94592
Main No. 707.562.4000

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www.discovermareisland.com



Mare Island is one of the largest commercial campuses in Solano County. The Island encompasses over 5,000+ acres and includes a wide variety of existing and potential land uses, including office, retail, industrial, park lands, and residential communities.

In 2002, Lennar Mare Island acquired a ±650 acre portion of the Island for the construction and redevelopment of industrial, office, commercial, and residential properties.

Today, the Island is home to more than 90 businesses, nearly 2,000 jobs and 3 million square feet of occupied commercial space. The project has entitlements for over 7 million square feet of industrial/office product (with workable inventory of approximately 5.5 million sq. ft. available for lease or sale), and plans for more residential development in the future. Touro University has over 900 full time students at its campus on Mare Island.

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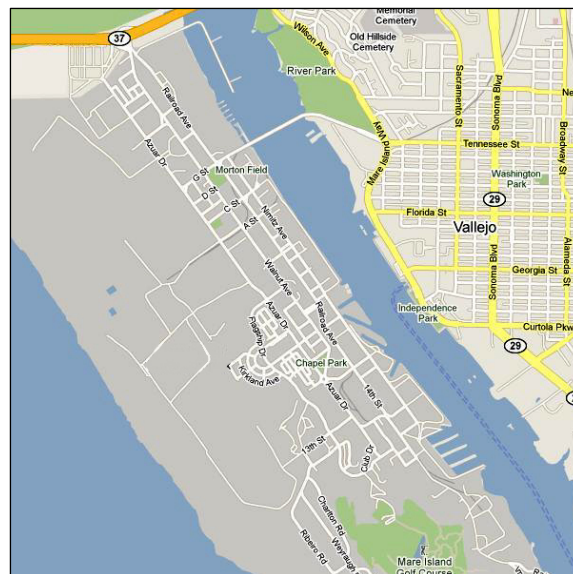
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Location

- Mare Island is strategically located midway between the cities of San Francisco and Sacramento on the western edge of Solano County. The Island is minutes from Napa Valley and has striking views of the San Francisco Bay.
- A fast and easy commute; driving to Mare Island is a reverse commute from many directions; Interstates 80, 780 & 680, as well as Highways 37 & 29, provide convenient access.
- Major ferry and bus links provide public transportation alternatives to the Vallejo Ferry Terminal.
 - Bay Link Ferry to San Francisco
 - BART Link Express
 - Vallejo Transit
- Major Bay Area airports are within one hour
 - San Francisco International
 - Oakland International
 - Sacramento International

Other Island Features

- 18-hole golf course with views of the Bay
- Mare Island is on the National Register of Historic Places
- Mare Island Elementary School
- Touro University (± 900 students)

Labor Pool

- Over 7 million people to draw from within a 50-mile radius
- Proximity to UC Davis, UC Berkeley, the California Maritime Academy and local community colleges
- Majority of Vallejo's citizens have attended college
- Diverse and skilled local labor force
- **Mare Island Regional Demographics** (Source: ABAG Projections)
 - Population: 477,700
 - Project Population Growth: 508,000 by 2010; 534,000 by 2020
 - Mean Household Income: \$75,300