

Northgate Town Square

5800 Northgate Drive, San Rafael, CA 94903



Demographics

	1-Mile	3-Mile	5-Mile
Population	12,164	73,624	135,576
Households	4,817	30,041	53,794
Avg HH Income	\$151,965	\$203,259	\$212,996

Source: Esri, 2026

Property Highlights

771,022 Gross Leasable Area

41.61 Total Acres

135,576 5 Mile Population

- Northgate Mall is undergoing a transformation into Northgate Town Square - a vibrant, mixed-use center.
- For additional updates and information visit www.FutureNorthgateMall.com.
- Benefits from its proximity and easy access to Highway 101, 14 miles north of San Francisco.
- Draws from an affluent community with average household incomes of \$212,000 within a 5-mile radius.
- Enjoys nationally recognized anchor tenants: Macy's, RH Outlet and HomeGoods.

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Current Tenants

10 Make it Home	11,340 SF	95 Northgate Beauty Shop & S...	1,163 SF
14 Flying Dutchman Gymnastic...	7,359 SF	97 Fantasy Jewels	737 SF
16 Deep Serenity Massage	812 SF	100 Brow Arc Dry Bar	948 SF
41 Roadside BBQ	1,760 SF	104 Gloria Jean's Coffees	720 SF
44 Chipotle Mexican Grill	2,274 SF	108 HomeGoods	29,538 SF
45 Fingers and Toes, Faces a...	2,262 SF	129 Spirit Halloween	27,065 SF
46 Peet's Coffee & Tea	1,700 SF	132 Shirtique	1,491 SF
48 Panda Express	2,208 SF	134 Salt Tree	5,316 SF
52 Mi Pueblo	3,241 SF	145 County of Marin Vaccine C...	6,000 SF
56 Verizon Wireless	1,149 SF	149 Northgate Library	2,939 SF
58 Non-Leasable	1,576 SF	155 Good Earth Natural Foods	21,300 SF
60 Non-Leasable	1,137 SF	160 RH Outlet	81,340 SF
70 Wetzel's Pretzels	796 SF	161 Macy's	254,015 SF
74 Wellify Teen Center	3,591 SF	162 Non-Leasable	134,976 SF
76 Haze's Toys & Arcade	4,002 SF	162B Non-Leasable	11,644 SF
78 NorCal Ice	6,446 SF	162C Non-Leasable	16,257 SF
82 Gabrian's	3,282 SF	FC5 Daily Recess	517 SF
88 SUXUS Wireless	2,350 SF		
90 Coliseum Soccer	4,211 SF		

Available/Coming Soon

1	Available	45,000 SF
1B	Available	
20	Available	1,200 SF
22	Available	1,335 SF
24	Available	1,050 SF
26	Available	4,953 SF
38	Available	1,637 SF
40	Available	3,398 SF
43	Available	8,510 SF
54	Available	1,139 SF
61	Available	1,211 SF
63	Available	825 SF
64	Available	1,159 SF
66	Available	1,083 SF
71	Available	825 SF
72	Available	1,033 SF
80	Available	1,998 SF
84	Available	2,768 SF
86	Available	3,261 SF
92	Available	2,323 SF
94	Available	2,252 SF
96	Available	4,732 SF
102	Available	739 SF
105	Available	1,425 SF
135	Available	2,823 SF
139	Available	23,306 SF
142	Available	1,126 SF
147	Available	2,067 SF
151	Available	3,530 SF
FC1	Available	844 SF
FC3	Available	697 SF
FC4	Available	560 SF
FC6	Available	675 SF
FC7	Available	567 SF
Pad 1	Available	8,400 SF
Pad 2	Available	3,010 SF