

READY FOR IMMEDIATE OCCUPANCY!



MONTEREY
MOTORSPORT
PARK



**The next evolution of
GARAGE-CONDOS**

2969 Monterey Salinas Hwy, Monterey, CA 93940
montereymotorsportpark.com

UPDATED: 8/19/20



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MOTORSPORT
PARK**

montereymotorsportpark.com

OUR BROKERS

**MAHONEY
& ASSOCIATES**
COMMERCIAL REAL ESTATE

JOSH JONES

BRE# 01352818

jjones@mahoneycommercial.com

(831) 233-2196



RYAN CLARK

BRE# 02012007

ryan.p.clark@cushwake.com

(605) 228-6402

DENNIS CHAMBERS INC.

COMMERCIAL REAL ESTATE

BRE# 00475577

dennis-chambers@outlook.com

(408) 605-6760

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If you're a car collector or motorsports enthusiast, you may have heard about the latest trend in specialty car-storage facilities. Perhaps you've even looked at Garage Unlimited of Monterey or Garage Unlimited of Santa Cruz.

Well, nothing could have prepared you for Monterey Motorsport Park – the next evolution in garage condos that's taking the concept to a whole new level of luxury and exclusivity.

86

GARAGE-CONDOS

90,000

SQ FT COMPLEX

2020

GRAND OPENING





**MONTEREY
MOTORSPORT
PARK**

montereymotorsportpark.com

- = In Escrow
- = Pending
- = Sold
- = ADA Lift

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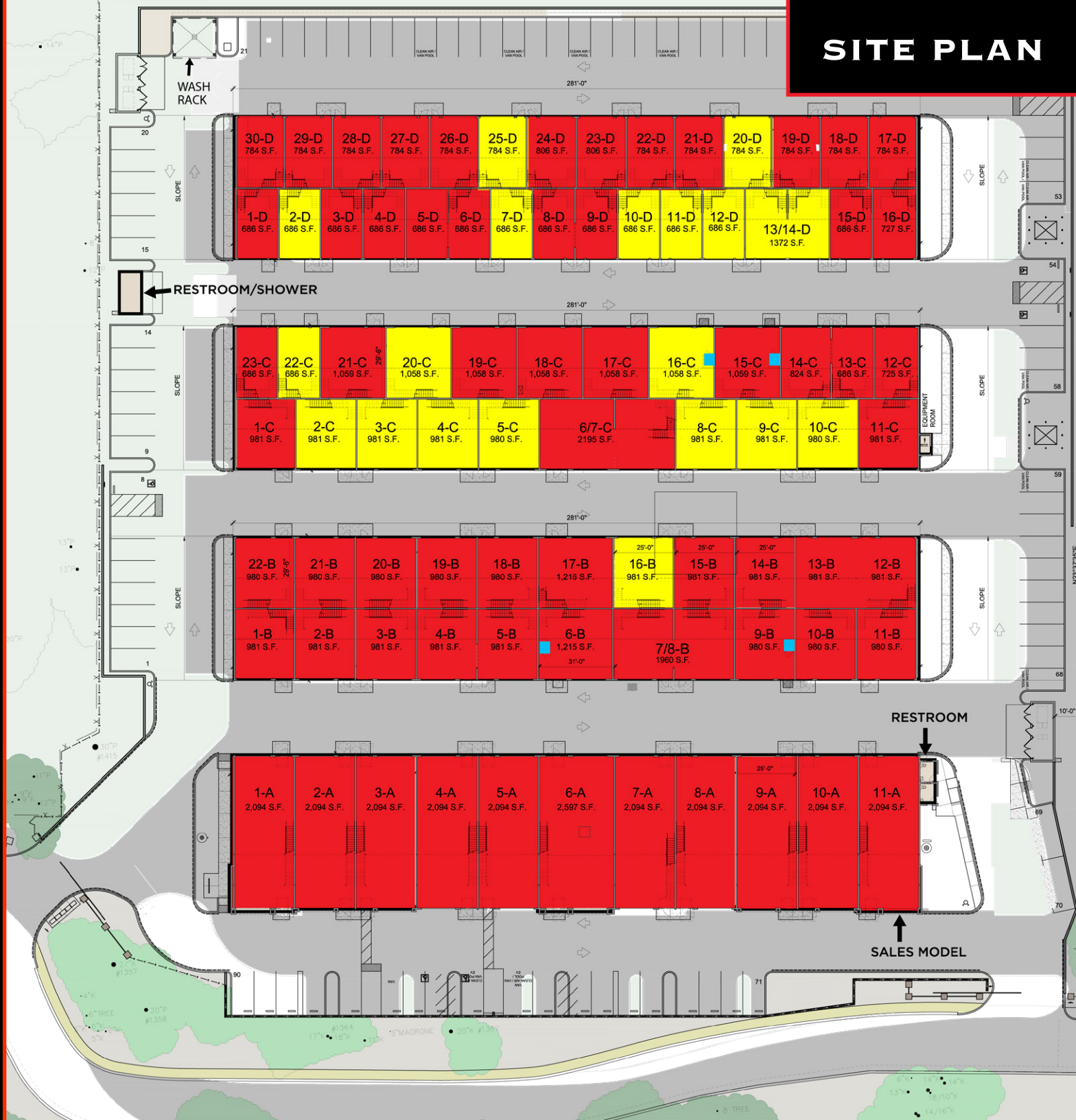
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SITE PLAN





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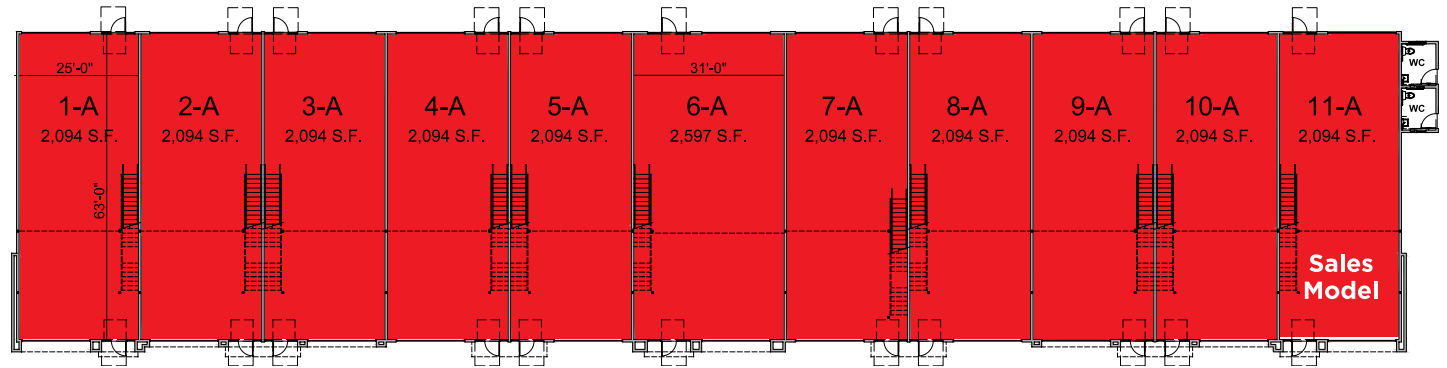


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BUILDING A



If you are interested in combining units to create a larger space, please contact one of our brokers.

BUILDING A	PRICE	TOTAL S.F.	MAIN S.F.	MEZZANINE S.F.	UNIT WIDTH	UNIT DEPTH
UNIT 1-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 2-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 3-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 4-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 5-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 6-A	Sold	2,597 S.F.	1,953 S.F.	644 S.F.	31'-0"	63'-0"
UNIT 7-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 8-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 9-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 10-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"
UNIT 11-A	Sold	2,094 S.F.	1,575 S.F.	519 S.F.	25'-0"	63'-0"



BUILDING B

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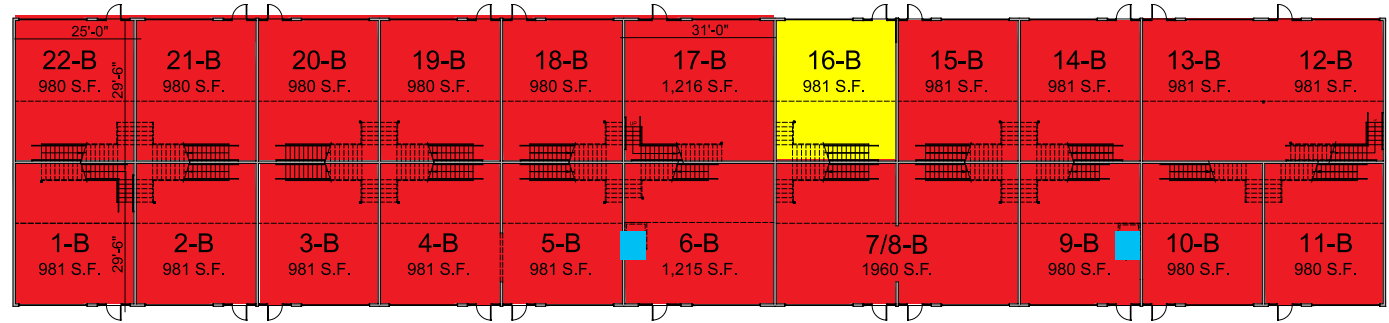
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BUILDING B	PRICE	TOTAL S.F.	MAIN S.F.	MEZZANINE S.F.	UNIT WIDTH	UNIT DEPTH
UNIT 1-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 2-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 3-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 4-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 5-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 6-B	Sold	1,215 S.F.	914 S.F.	301 S.F.	31'-0"	29'-6"
UNIT 7/8-B	Sold	1960 S.F.	1475 S.F.	486 S.F.	50'-0"	29'-6"
UNIT 9-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 10-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 11-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 12-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 13-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 14-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 15-B	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 16-B	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 17-B	Sold	1,216 S.F.	915 S.F.	301 S.F.	31'-0"	29'-6"
UNIT 18-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 19-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 20-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 21-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 22-B	Sold	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"



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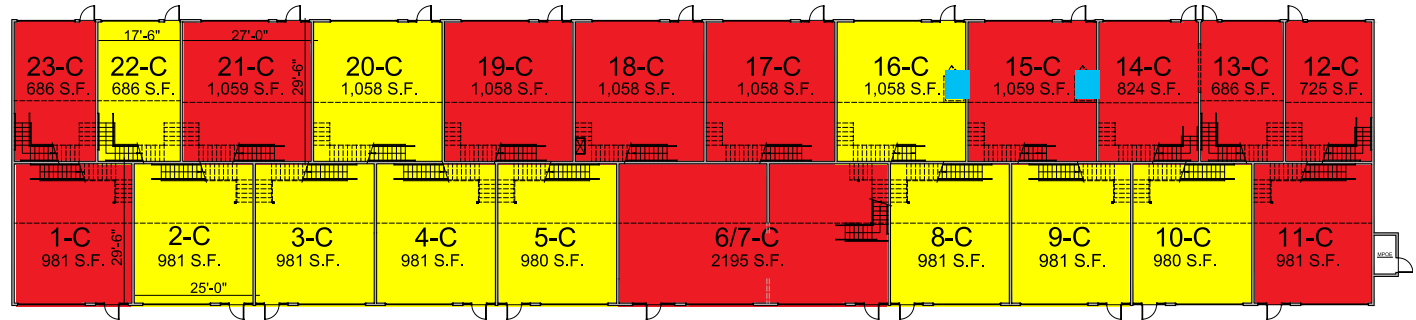


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BUILDING C



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BUILDING C	PRICE	TOTAL S.F.	MAIN S.F.	MEZZANINE S.F.	UNIT WIDTH	UNIT DEPTH
UNIT 1-C	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 2-C	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 3-C	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 4-C	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 5-C	In Escrow	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 6/7-C	Sold	2,195 S.F.	1,651 S.F.	544 S.F.	56'-0"	29'-6"
UNIT 8	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 9-C	In Escrow	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 10-C	In Escrow	980 S.F.	737 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 11-C	Sold	981 S.F.	738 S.F.	243 S.F.	25'-0"	29'-6"
UNIT 12-C	Sold	725 S.F.	546 S.F.	179 S.F.	18'-6"	29'-6"
UNIT 13-C	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 14-C	Sold	824 S.F.	620 S.F.	204 S.F.	21'-0"	29'-6"
UNIT 15-C	Sold	1,059 S.F.	797 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 16-C	In Escrow	1,058 S.F.	796 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 17-C	Sold	1,058 S.F.	796 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 18-C	Sold	1,058 S.F.	796 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 19-C	Sold	1,058 S.F.	796 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 20-C	In Escrow	1,058 S.F.	796 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 21-C	Sold	1,059 S.F.	797 S.F.	262 S.F.	27'-0"	29'-6"
UNIT 22-C	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 23-C	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"

BUILDING D

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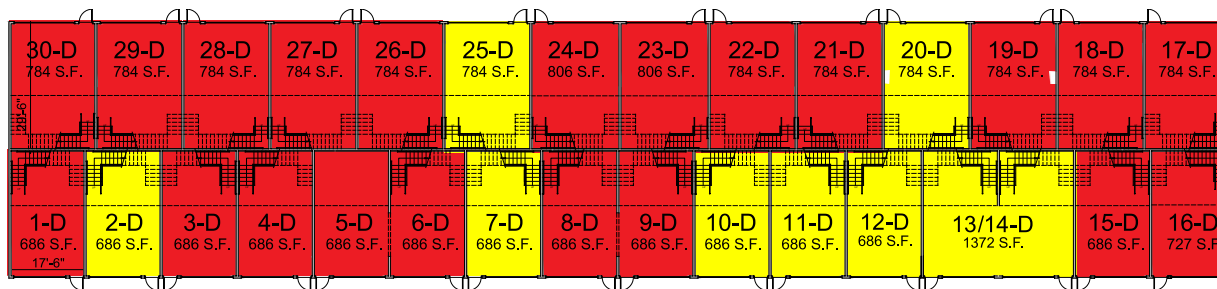
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BUILDING D	PRICE	TOTAL S.F.	MAIN S.F.	MEZZANINE S.F.	UNIT WIDTH	UNIT DEPTH
UNIT 1-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 2-D	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 3-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 4-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 5-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 6-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 7-D	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 8-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 9-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 10-D	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 11-D	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 12-D	In Escrow	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 13/14-D	In Escrow	1372 S.F.	1032 S.F.	340 S.F.	35'	29'-6"
UNIT 15-D	Sold	686 S.F.	516 S.F.	170 S.F.	17'-6"	29'-6"
UNIT 16-D	Sold	727 S.F.	547 S.F.	180 S.F.	18'-6"	29'-6"
UNIT 17-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 18-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 19-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 20-D	In Escrow	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 21-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 22-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 23-D	Sold	806 S.F.	606 S.F.	200 S.F.	20'-0"	29'-6"
UNIT 24-D	Sold	806 S.F.	606 S.F.	200 S.F.	20'-0"	29'-6"
UNIT 25-D	In Escrow	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 26-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 27-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 28-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 29-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"
UNIT 30-D	Sold	784 S.F.	590 S.F.	194 S.F.	20'-0"	29'-6"



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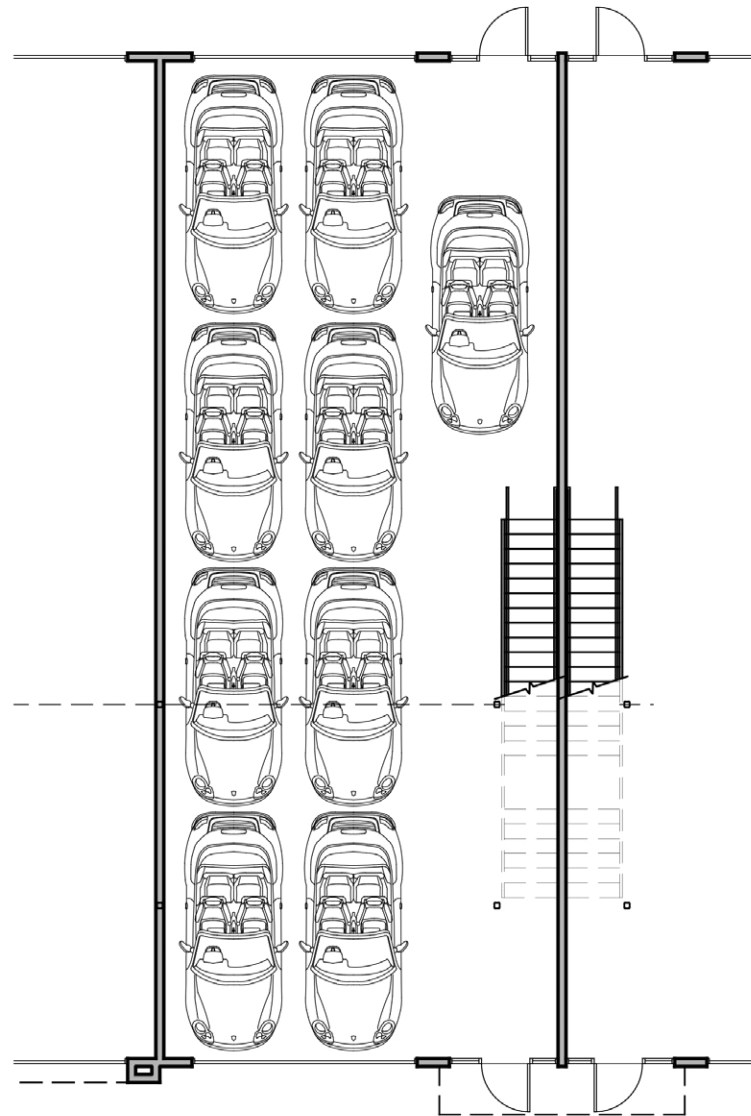
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UNIT DETAILS



- Units ranging from 700 sq. ft. to 2,597 sq. ft. (larger combinations potentially available)
- Ceiling heights up to approximately 25'
- Roll up doors up to 14' x 14', 12' x 14' (depending on location)
- Insulated, with upgrade potential for climate control
- Each unit has a mezzanine 13 feet above the garage floor
- Wiring for Internet, phone and cable TV

BUILDING A 2,094 SF UNIT LAYOUT

This unit can yield a higher car capacity when implementing lifts
Car size based on 15'-0" Length x 6'-2" Width



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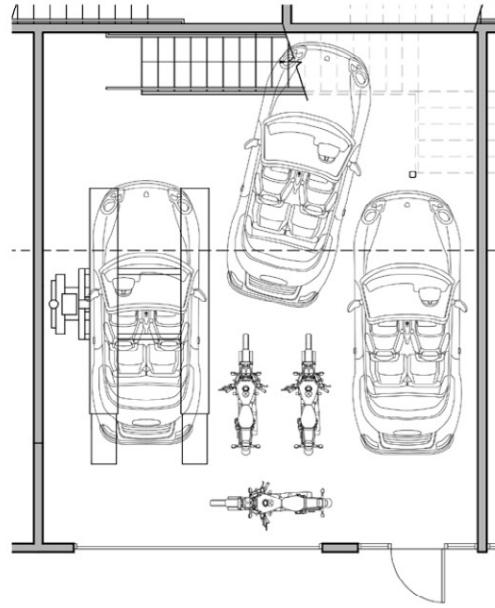
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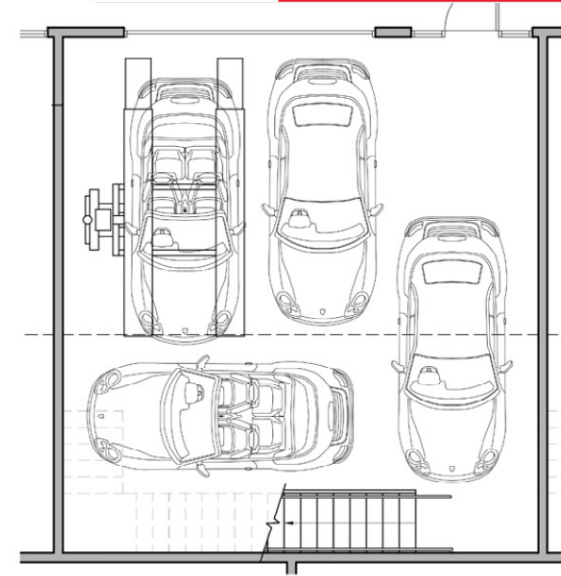


UNIT DETAILS



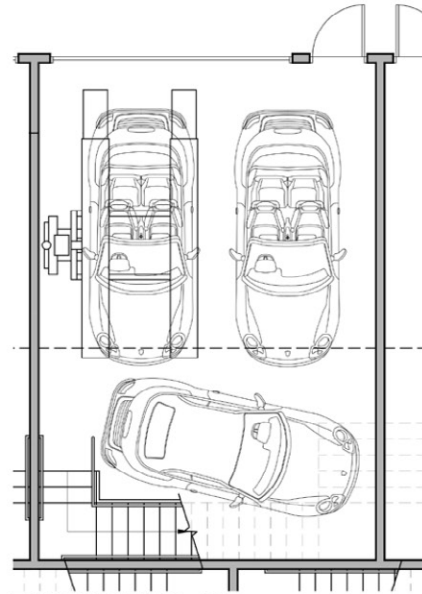
BUILDING B & C 980 SF UNIT LAYOUT w/ LIFT

This unit can yield a 5 car capacity when implementing a lift



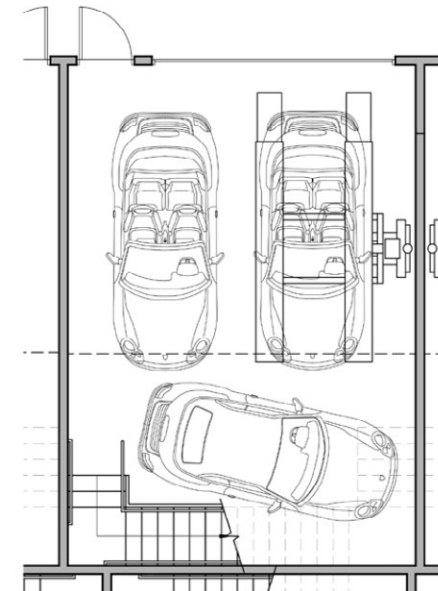
BUILDING C 1058 SF UNIT LAYOUT w/ LIFT

This unit can yield a 5 car capacity when implementing a lift



BUILDING D 784 SF UNIT LAYOUT w/ LIFT

This unit can yield a 4 car capacity when implementing a lift



BUILDING D 806 SF UNIT LAYOUT w/ LIFT

This unit can yield a 4 car capacity when implementing a lift

Car size based on 15'-0" Length x 6'-2" Width



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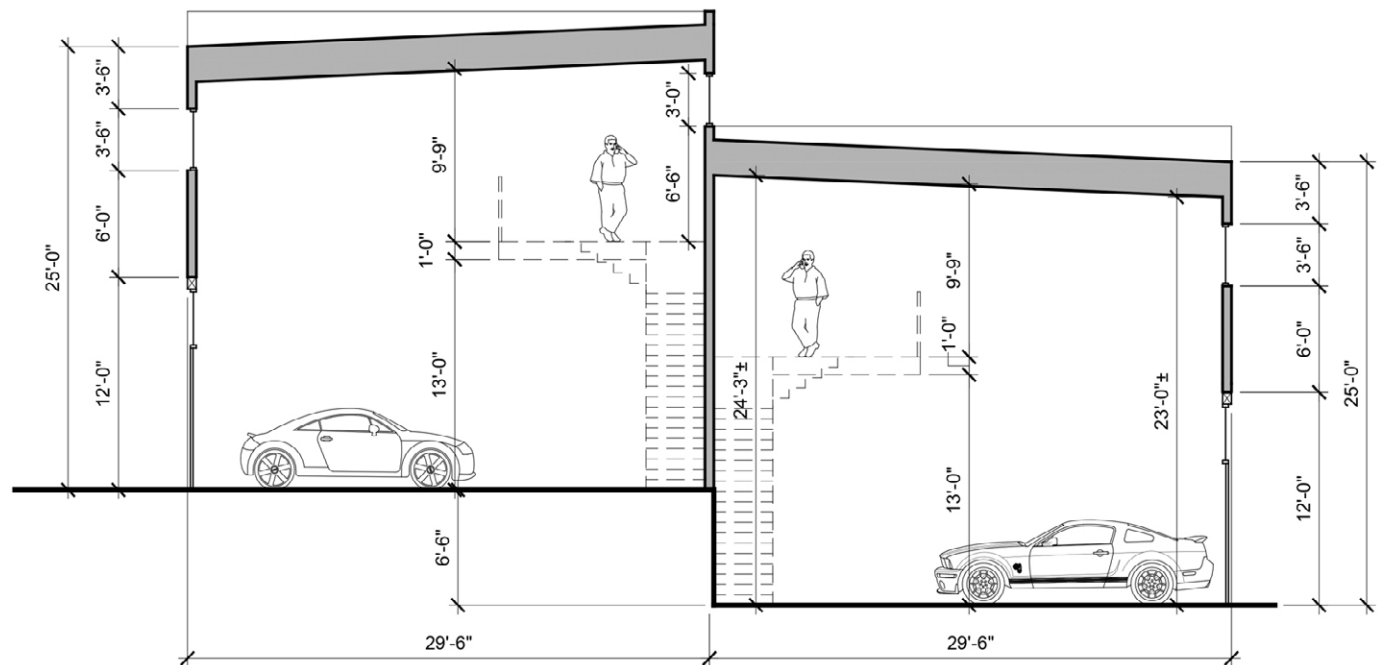
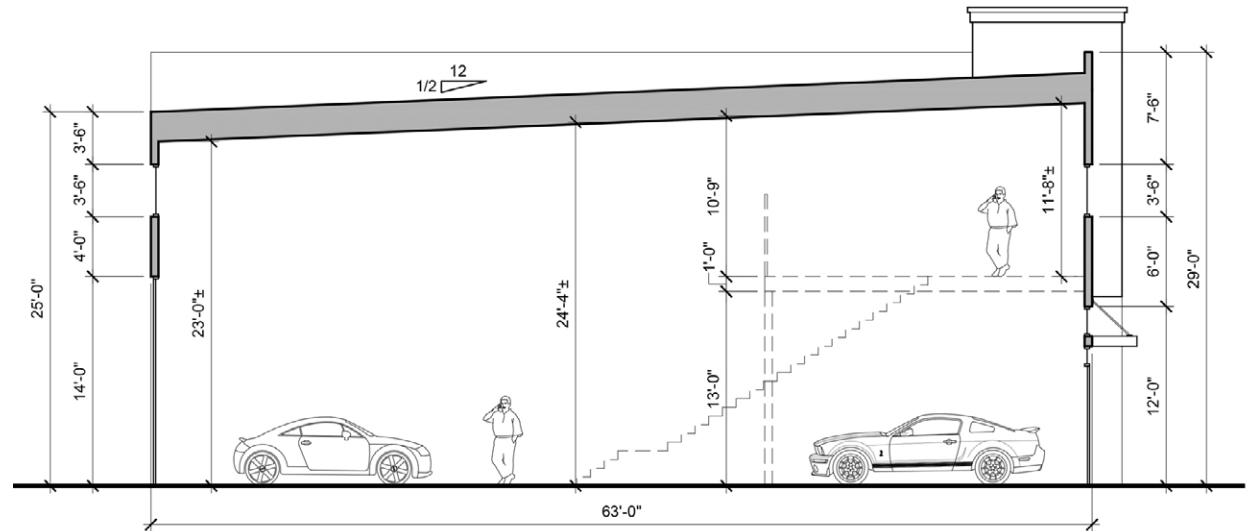
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UNIT CROSS SECTION





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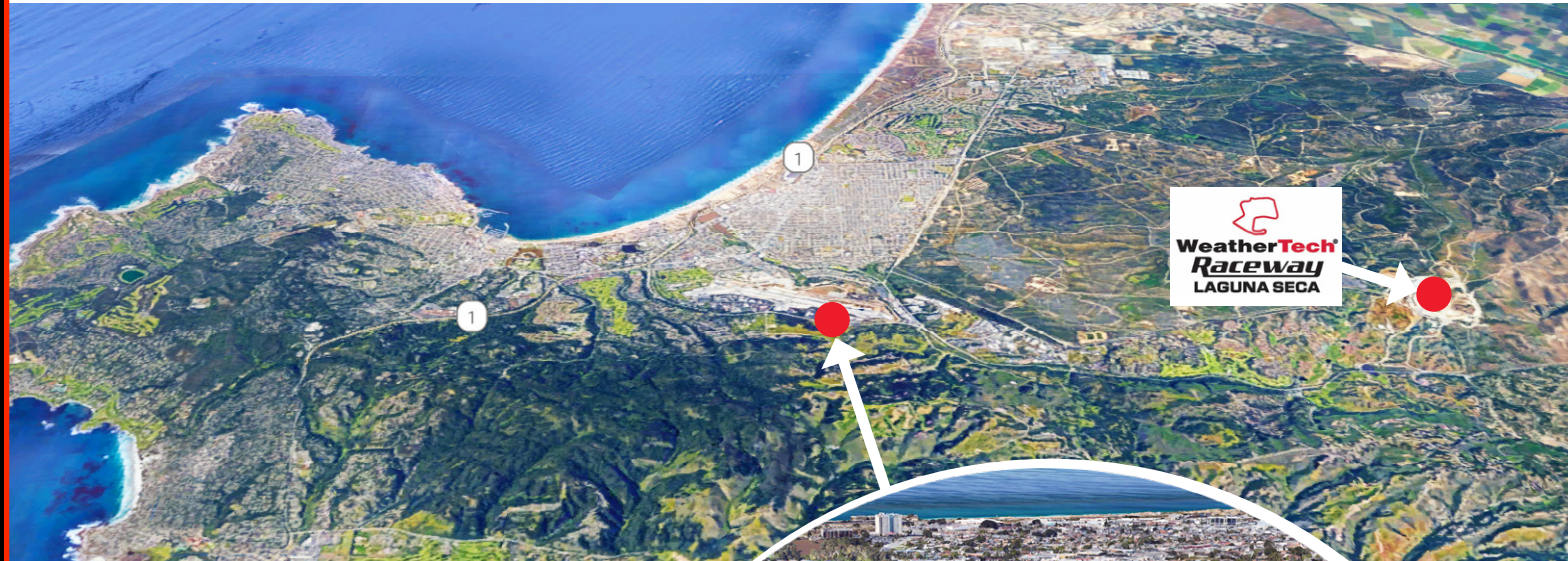


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2969 Monterey Salinas Hwy, Monterey, CA 93940

LOCATION



Monterey Motorsport Park is located along Highway 68, adjacent to the Monterey Regional Airport. This will make it convenient for auto enthusiasts and collectors who often visit Monterey to enjoy the racing at WeatherTech Raceway Laguna Seca, which is minutes away, or take part in Monterey Car Week or the many showcase events and auctions held locally.



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These are not your typical garages. They're stunning and stylish, with modern, clean lines and stone wall treatments.

This will attract a community of like-minded collectors and motorsports enthusiasts, who will gather to watch a big race on TV, help a buddy with a car or simply hang out. And they'll be ideal for hosting Monterey Car Week activities. That's why Gordon McCall – part of the development team behind Monterey Motorsport Park – plans to relocate his McCall Events firm here.





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Gordon McCall

A name synonymous with the Monterey motorsports community. Founder and host of McCall's Motorworks Revival gala that kicks off Car Week at the Monterey Jet Center. Co-founder and motorsports director of "The Quail" A Motorsports Gathering and "The Quail" A Motorcycle Gathering. Owner of McCall Events, which will relocate to Monterey Motorsport Park when it opens.



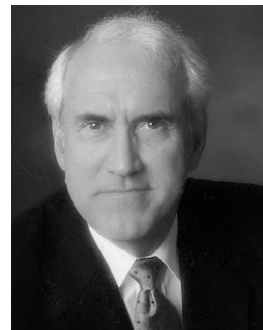
Ralph Borelli

Chairman of Borelli Investment Company for more than 40 years. Vintage car racing enthusiast. Holder of Sports Car Club of America (SCCA) Full Competition license. Successful developer of a diversified real estate portfolio—with specialized expertise in upscale automotive condominiums.



Case Swenson

San Jose-based general contractor and developer serving Northern California's real estate industry since 1916. The firm has considerable experience building specialized car and storage condos— including Garage Unlimited of Santa Cruz and Garage Unlimited of Monterey.



Dennis Chambers

Carmel resident and highly successful commercial real estate broker and local developer is a partner in the venture.