

MLS #325069718**34 Gate 6 1/2 Rd, Sausalito, CA 94965-1331**

PROPERTY SUBTYPE Floating Home
STATUS: **Active 08/05/25**
DOM/CDOM: 246/246
PRICE: **\$1,895,000 (\$1,105.60/SqFt)**
BEDS - BATHS: 3 Beds 3(3/0) Baths
SQUARE FOOTAGE: 1714
YEAR BUILT: 1999
SENIOR: No
SPECIAL LIST COND: None
SPACE/FUTURE RENT: \$1,798/\$2,247
AREA SUBDISTRICT: Sausalito(A2400)

[Pictures](#)[Map Link](#)[Virtual Media](#)

Seller financing available with approved credit ask listing agent for more details. This stunning floating home was custom built in 2000 by renowned Sausalito builder Aquamaison. Nestled in one of a select few premium private end berths, the home offers sweeping, unobstructed views of Richardson Bay, Strawberry Point, Tiburon, Belvedere, and beyond. This two-level residence features a covered upper main entrance that opens into a dramatic great room with soaring ceilings, a well-appointed kitchen, front hall closet, dedicated office with custom cabinetry, and a full bathroom with shower and tub. Downstairs, you'll find three bedrooms and two full bathrooms, including a primary suite with a jetted tub, separate shower, and a stone-surround evening-glow fireplace. This level also includes a hall storage closet and a separate laundry room. From nearly every room, enjoy captivating views and ever-changing vistas of nature, including front-row seats to daily waterfowl activity at your water's edge. At the water's edge from the floating dock with hot tub you'll launch all your water toys and it offers a boat dock. This is a rare opportunity to own a truly one-of-a-kind floating home in a coveted location. Don't miss your chance to make it yours.

UPCOMING OPEN HOUSES

TYPE	DATE	START	END	HOSTED
In-Person	08/09/26	01:00 PM	03:00 PM	Y

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LISTING AGENT & OFFICE INFORMATION

Agent: Paul Bergeron(ID:A320523), Phone:415-332-7539, Agent Lic.#:01356345, paul@paulbergeronrealestate.c
Office: Paul Bergeron Real Estate(ID:APBUR01), Phone:415-332-7539, Office Lic.#:01356345

PRICE AND DATES

Original Price: \$1,999,000 **DOM/CDOM:** 246/246
On Market Date: 08/05/25 **Listing Date:** 08/01/25
Entry Date: 08/01/25

MOBILE/FLOATING INFORMATION

Current Space Rent: \$1,798 **Future Space Rent:** \$2,247
Length: 0 **Make:** Aquamaison
Model: Aquamaison **Width:** 0

Park Manager Name:	Ken Watsey	Park/Marina Name:	Kappas Marina
Manufacturer:	Aquamaison	Land Lease:	No
Rent Includes:	Trash Collections,Water,Other	Current RE Taxes:	\$0
Skirt:	None		
tableCell2435	tableCell2436		
HCD Registrat. Fee:	\$0.00		

UNIT INFORMATION

	UNIT 1	UNIT 2	UNIT 3
HCD/HUD Decal:	HCD10786		
Serial #	FHA1444		
Insignia:			
License Expires:			
License Number:			

PROPERTY INFORMATION

Status:	Active 08/05/25	Property Subtype:	Floating Home
Property Type:	Mobile in Park/Floating Home	Approx. Square Feet:	1714
Senior Community:	No	Price Per Sq. Foot:	\$1,105.60
Square Foot Source:	Assessor Auto-Fill	Lot Acres Approx:	0.0134
Lot Sq. Feet Approx:	584	# of Rooms:	0
Lot Size Source:	(Assessor Auto-Fill)	Bathrooms (FP):	3 (3 0)
Bedrooms:	3	Year Built Source:	Assessor Auto-Fill
Year Built:	1999		
Listing Conditions:	None		
Property Condition:	Original		

PROPERTY LOCATION

County:	Marin	APN:	901-090-34
Cross Street:	Gate 6 road	Area/District:	Sausalito

INTERIOR INFORMATION

# of Fireplaces:	2	Heating:	Central,Natural Gas
Fireplace Features:	Gas Log,Wood Burning	Interior Features:	Cathedral Ceiling,Open Beam Ceiling
Kitchen Features:	Skylight(s),Stone Counter	Flooring:	Wood
Appliances:	Built-In Gas Range,Built-In Refrigerator,Dishwasher,Disposal,Gas Water Heater,Ice Maker,Tankless Water Heater	Laundry Features:	Dryer Included,Washer Included
Cooling:	None		

ROOM INFORMATION & FEATURES

Room Type:	Great Room	Bathroom:	Double Sinks,Jetted Tub,Shower Stall (s),Tile,Tub,Tub w/Shower Over
Living Room	Cathedral/Vaulted		

CONSTRUCTION INFORMATION

Window Features:	Skylight(s)	Roof:	Composition
Water Source:	Public	Utilities:	Cable Connected,Electric,Individual Electric Meter,Internet Available,Natural Gas Connected
Sewer:	Public Sewer	Security Features:	Carbon Mon Detector,Fire Extinguisher,Smoke Detector

SOLAR/WIND INFORMATION

PARKING INFORMATION

Garage Spaces:	0	Total Park. Spaces:	2
Carport Spaces:	0	Open Park. Spaces:	0
Parking Features:	Boat Dock,Guest Parking Available,Off Street,Unassigned		

LOT INFORMATION

View Description: Bay

OUTDOOR INFORMATION & FEATURES

ASSOCIATION INFORMATION

Association: No **Pets Allowed:** Cats OK, Service Animals OK

SCHOOL INFORMATION

School District: Marin
 **Elementary:** Sausalito Marin City Schools
 **Middle or Junior:** Sausalito Marin City Schools
 **Senior High:** Tamalpais Union

GREEN BUILDING INFORMATION

FINANCIAL INFORMATION

City Trans Tax Rate: 0.00 **County Tr. Tax Rate:** 0.00
Possession: Close Of Escrow
Restrictions: Rental(s)

OTHER LISTING INFORMATION

Special Zones: Flood Zone

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