

# 150 LOMBARD STREET

SAN FRANCISCO, CA

## FOR SUBLEASE

WELLNESS / PROFESSIONAL OFFICE



### PLEASE CONTACT:

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# OPPORTUNITY OVERVIEW

PROPERTY PROFILE	
ADDRESS	150 Lombard Street, #2, San Francisco, CA 94111
TYPE	Commercial Condominium
FLOOR	Ground Floor
PREMISES	+/- 1,200 Rentable Square Feet
YEAR BUILT	1975
ZONING	C-2 (Community Business)
SUBMARKET	North Waterfront
MONTHLY SUBLEASE RATE: \$6,700.00 Modified Gross	



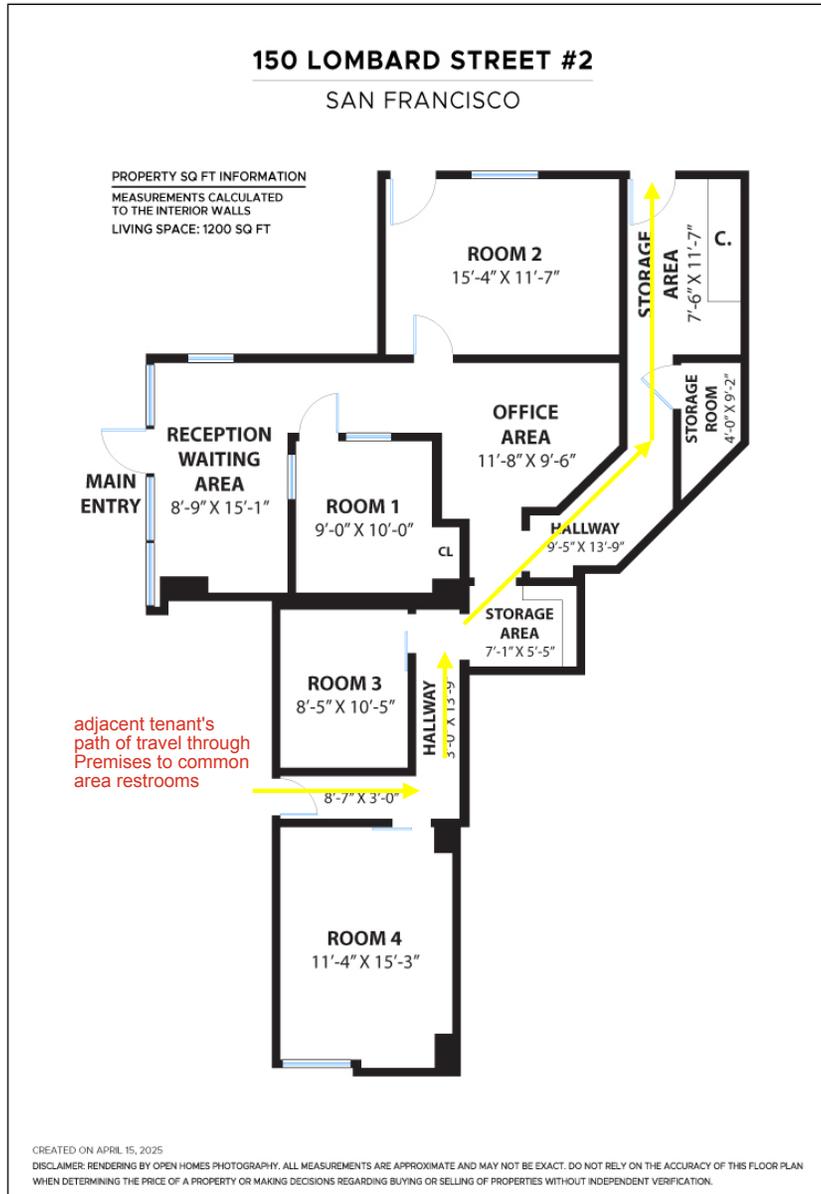
## EXECUTIVE SUMMARY

**BEACON Commercial Advisors as the exclusive listing agent is pleased to present the opportunity to sublease 150 Lombard Street, Suite #2 (“the Premises”). The approximately 1,200 rentable square foot commercial condominium offers a glass storefront along Lombard Street that provides excellent retail exposure.**

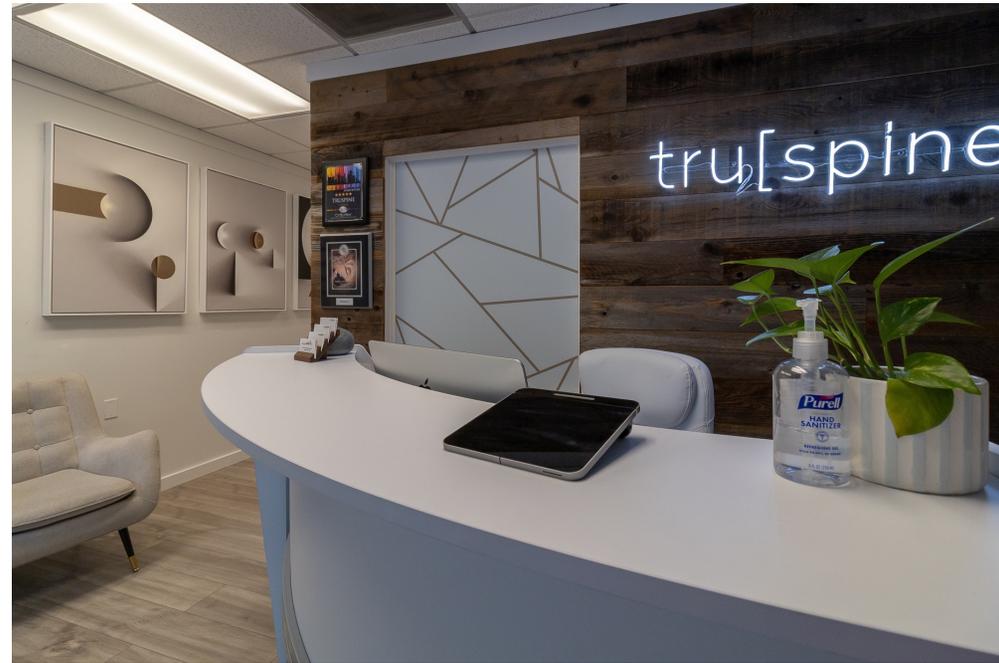
**The Premises consist of a reception area, four (4) treatment rooms / offices, a break room, and shared restrooms (adjacent tenant needs to access Premises). The sublease is through April 2027, but a longer-term direct lease can be negotiated.**

**The unit is located within Telegraph Landing, a 190-unit, residential condominium complex situated at the base of Telegraph Hill in the quiet and sunny North Waterfront neighborhood.**

# FLOOR PLAN



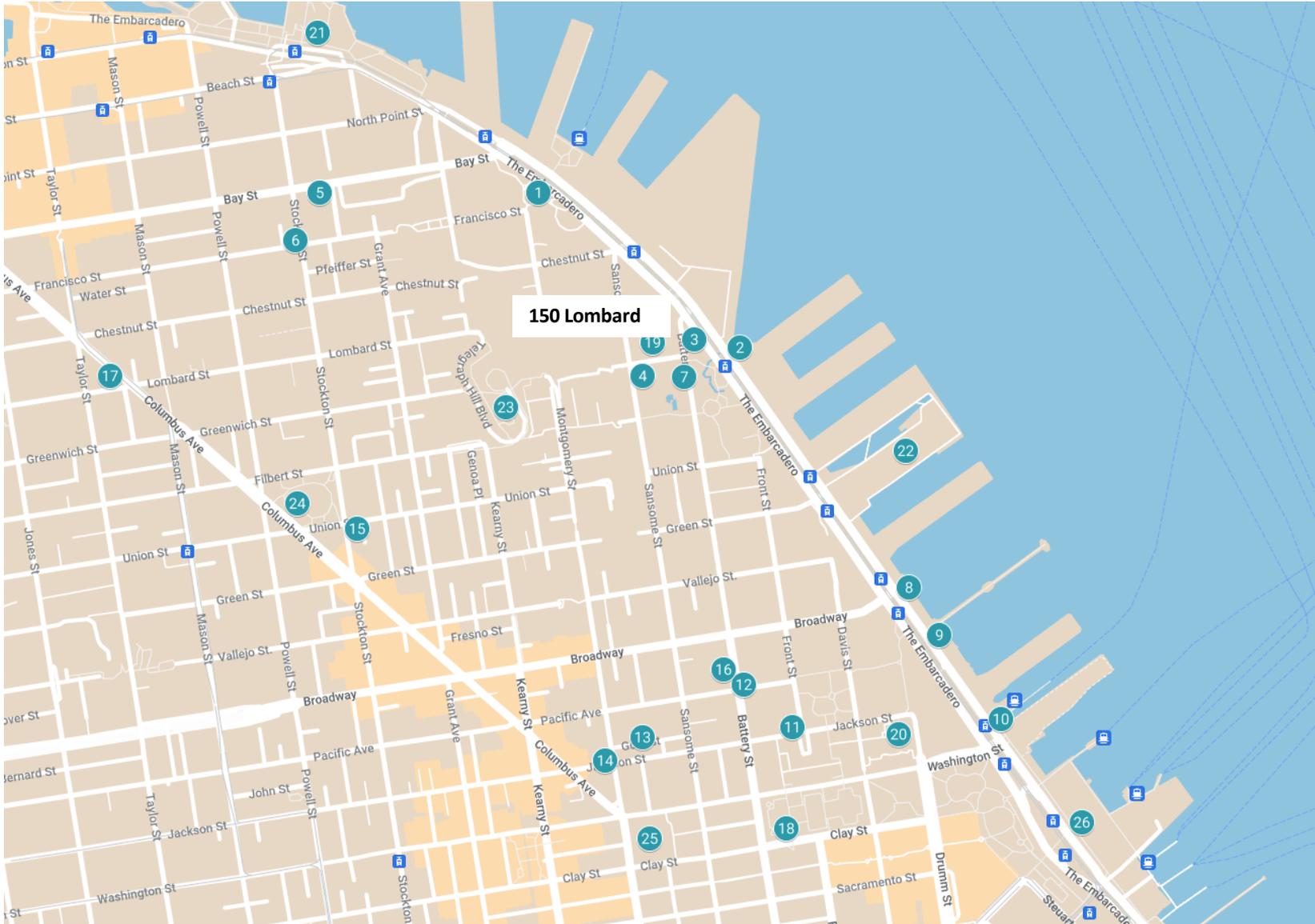
# PHOTO GALLERY



# PHOTO GALLERY



# LOCATION OVERVIEW



- 1 Hillstone
- 2 Pier 23 Cafe Restaurant & Bar
- 3 Fog City
- 4 Starbucks
- 5 Red Jack Saloon
- 6 Freddie's Sandwiches
- 7 XICA
- 8 The Waterfront Restaurant
- 9 Coqueta
- 10 La Mar Cocina Peruana
- 11 Kokkari Estiatorio
- 12 The Old Ship Saloon
- 13 Bix
- 14 Roka Akor - San Francisco
- 15 Tony's Pizza Napoletana
- 16 The Battery
- 17 Cobb's Comedy Club
- 18 The Punch Line San Francisco
- 19 Bay Club San Francisco
- 20 Bay Club Gateway
- 21 PIER 39
- 22 Exploratorium
- 23 Coit Tower
- 24 Washington Square
- 25 Transamerica Pyramid
- 26 Ferry Building



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