

501 BRANNAN

SAN FRANCISCO, CA

FOR SALE



FORMER BANK BRANCH WITH DRIVE-THRU | HARD CORNER LOCATION | ADJACENT TO 4TH & BRANNAN CENTRAL T SUBWAY STATION

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PROPERTY OVERVIEW

ADDRESS

501 Brannan Street (Brannan & 4th Streets), San Francisco, CA

BUILDING SQUARE FOOTAGE

±8,475 Total SF

- 1st Floor: ±5,484 SF
- 2nd Floor: ±2,991 SF

LOT SIZE

±13,446 SF

ASSESSOR PARCEL NUMBER

APN #3786 321

BULK HEIGHT

250-CS

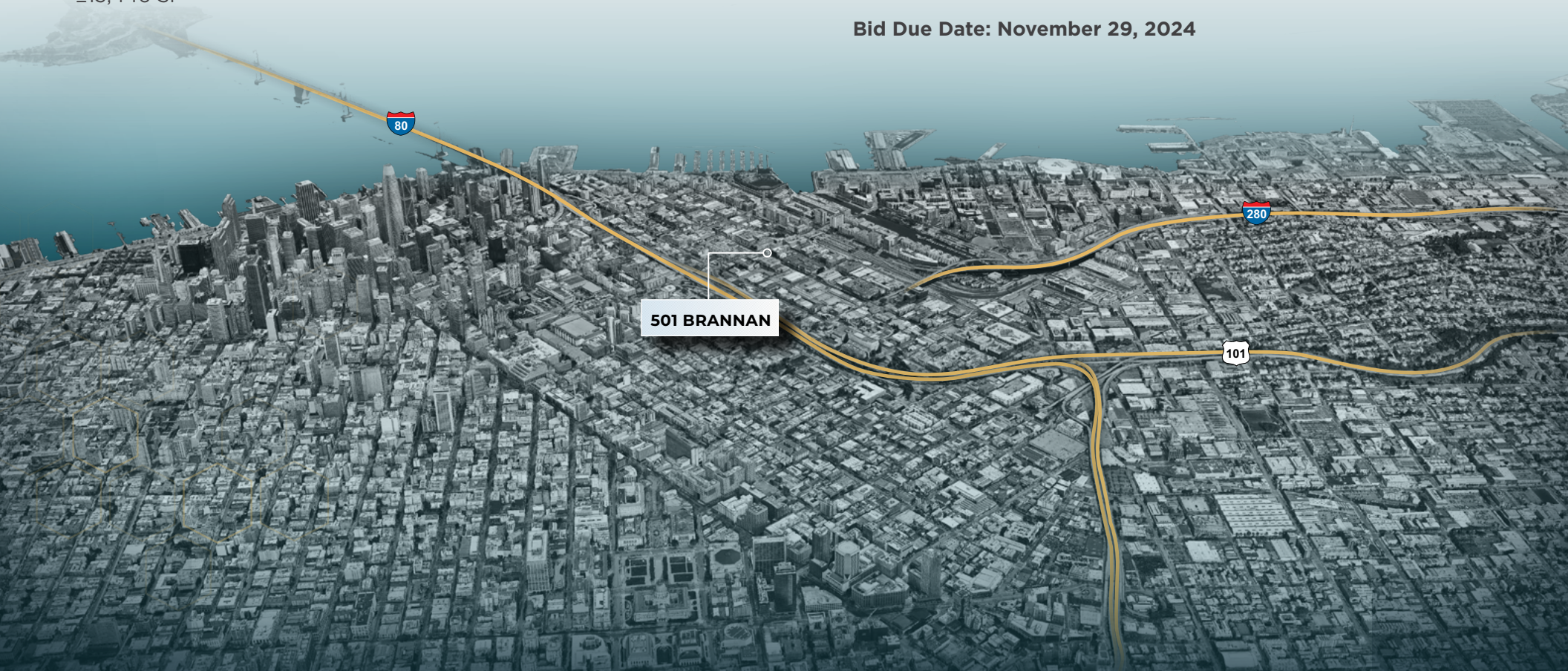
ZONING

Central SOMA Mixed-Use Office

DUE DILIGENCE

Due Diligence Can Be Found at: www.BankingCentersForSale.com

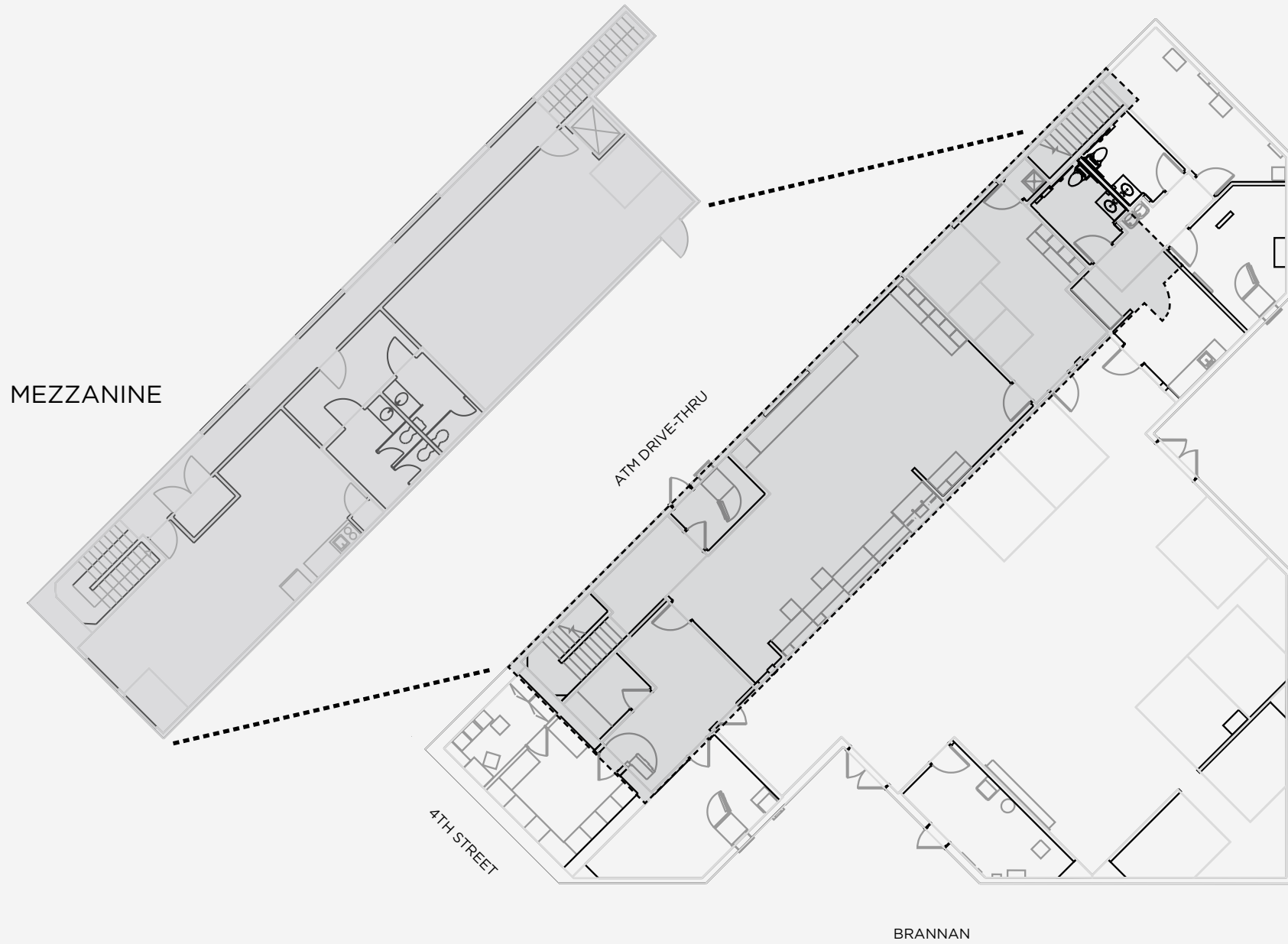
Bid Due Date: November 29, 2024



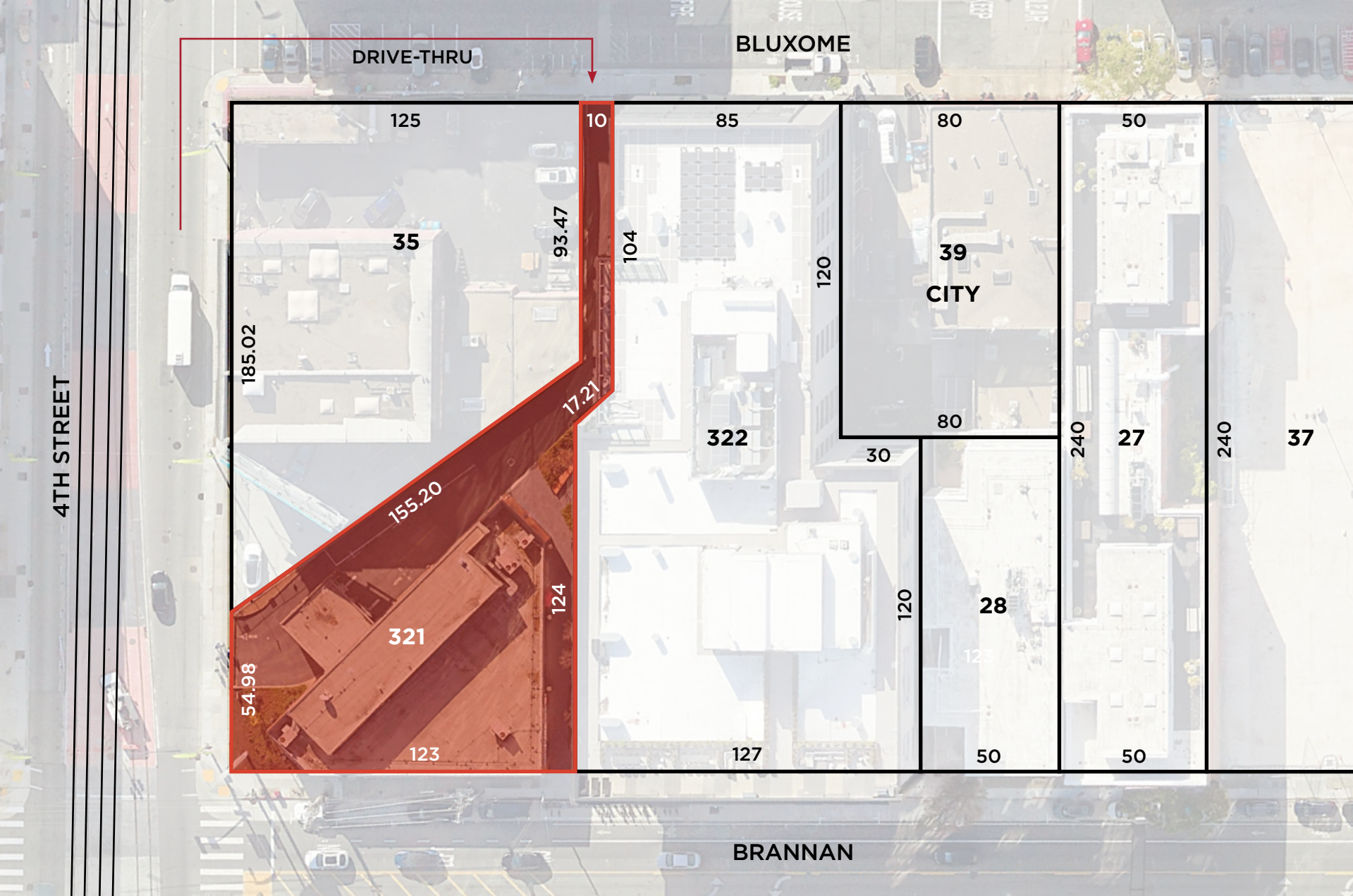
PROPERTY PHOTOS



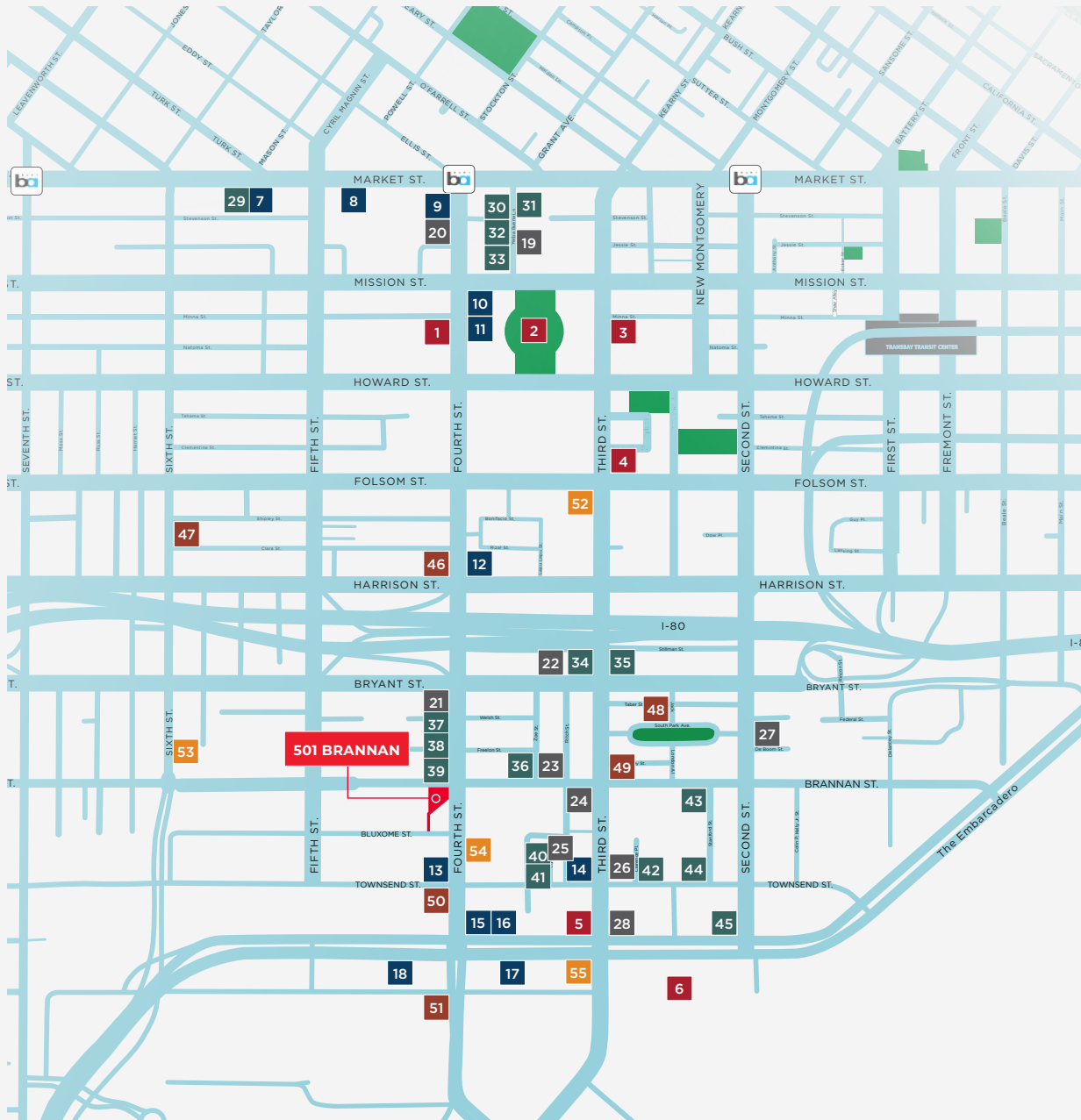
FLOOR PLAN



APN 3786-321



LOCATION MAP



ENTERTAINMENT

1. Moscone Center
2. Yerba Buena Gardens
3. SFMOMA
4. SPIN SF
5. Lucky Strike
6. Oracle Park

RETAIL / SERVICES

7. IKEA
8. SF Centre
9. Trader Joe's
10. Target
11. Metreon
12. Whole Foods
13. Walgreens
14. Fremont Bank
15. Safeway
16. Wells Fargo
17. Chase Bank
18. Bark Ave Doggy Day Care

BARS

19. Press Club
20. The Harlequin
21. Thriller Social Club
22. Black Hammer
23. Brickhouse
24. Local Tap
25. Victory Hall
26. Woodbury
27. 21st Amendment
28. Candlestick Park Sports Bar

RESTAURANTS

29. Saluhall SF
30. Amber India
31. IPPUDO SF
32. Delarosa Downtown
33. Tropisueño
34. Hakashi
35. Garaje
36. Alexander Steakhouse
37. Takism
38. Quê Việt
39. Marlowe
40. 25 Lusk
41. Café Okawari
42. Saison
43. ROOH SF
44. Mercado
45. MoMo's

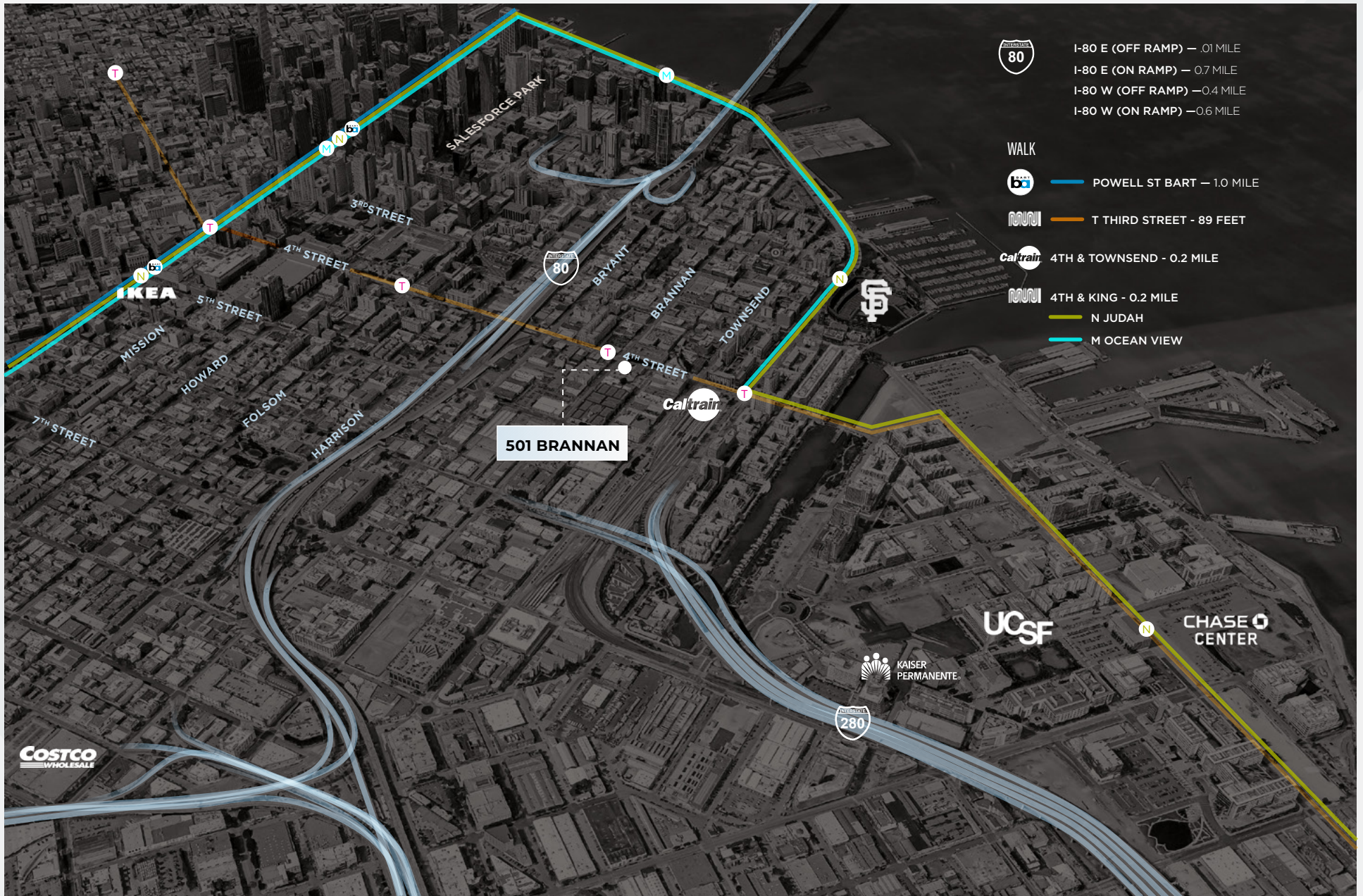
COFFEE / CAFÉS

46. Delah Coffee
47. Telescope Coffee
48. Caffee Centro SP
49. Golden Goat Coffee
50. Tazza D'Amore
51. Philz

GYMS

52. Crunch Fitness
53. Uplift Barbell
54. United Barbell
55. Orangetheory

LOCATION & TRANSPORTATION



DISCLAIMER

Cushman & Wakefield has been retained as the Seller's exclusive advisor and broker regarding the sale of the San Francisco Art Institute Campus, 501 Brannan Street in San Francisco, California (the "Property").

This Offering Memorandum has been prepared by Cushman & Wakefield for use by a limited number of parties and does not purport to provide a necessarily accurate summary of the Property or any of the documents related thereto, nor does it purport to be all-inclusive or to contain all of the information which prospective investors may need or desire. All projections have been developed by Cushman & Wakefield, the Seller, and designated sources and are based upon assumptions relating to the general economy, competition, and other factors beyond the control of the Seller and, therefore, are subject to variation. No representation is made by Cushman & Wakefield or Seller as to the accuracy or completeness of the information contained herein, and nothing contained herein is, or shall be relied on as, a promise or representation as to the future performance of the Property. Although the information contained herein is believed to be correct, Seller and its employees disclaim any responsibility for inaccuracies and expect prospective purchasers to exercise independent due diligence in verifying all such information. Further, Cushman & Wakefield, Seller, and its employees disclaim any and all liability for representations and warranties, expressed and implied, contained in, or for omission from, this Offering Memorandum or any other written or oral communication transmitted or made available to the recipient. This Offering Memorandum does not constitute a representation that there has been no change in the business or affairs of the Property or the Seller since the date of preparation of the package. Analysis and verification of the information contained in this package is solely the responsibility of the prospective purchaser.

Additional information and an opportunity to inspect the Property will be made available upon written request to interested and qualified prospective purchasers.

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