

# 3154 17TH STREET

FOR LEASE | RENOVATED CREATIVE FLEX SPACE IN THE MISSION

**TCP**  
**TOUCHSTONE**  
COMMERCIAL PARTNERS



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## PROPERTY SUMMARY

### ADDRESS

3154 17th Street, San Francisco, CA 94110

### AVAILABLE SPACE

+/-11,000 SF Square Feet

### RENTAL RATE

\$75 / Square Foot / Year, Industrial Gross

### AVAILABLE

August 1, 2026

### ZONING

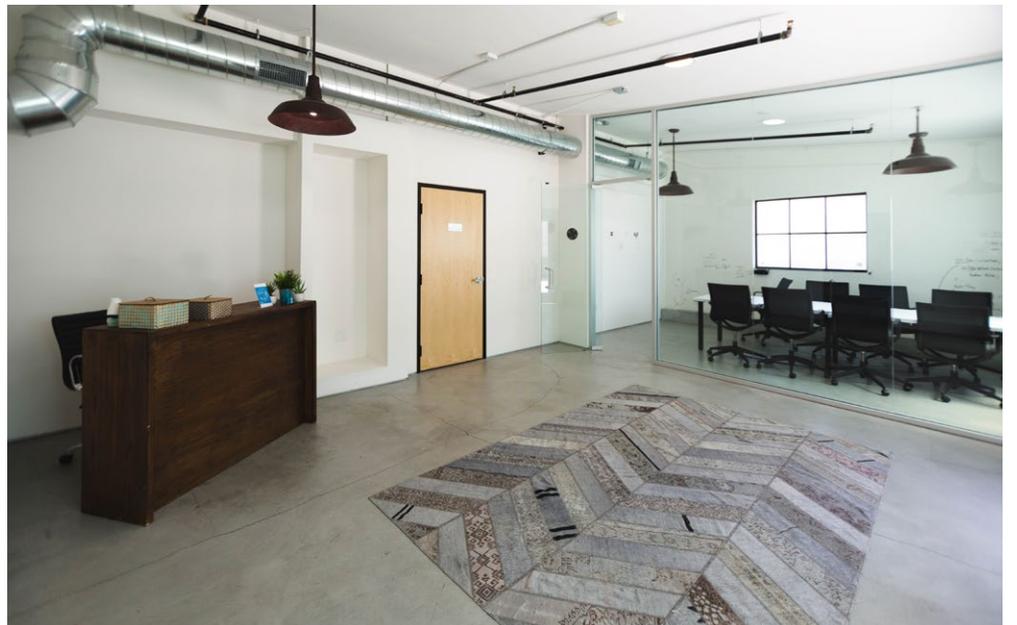
PDR-1-G (Production, Distribution & Repair)

## BUILDING ATTRIBUTES

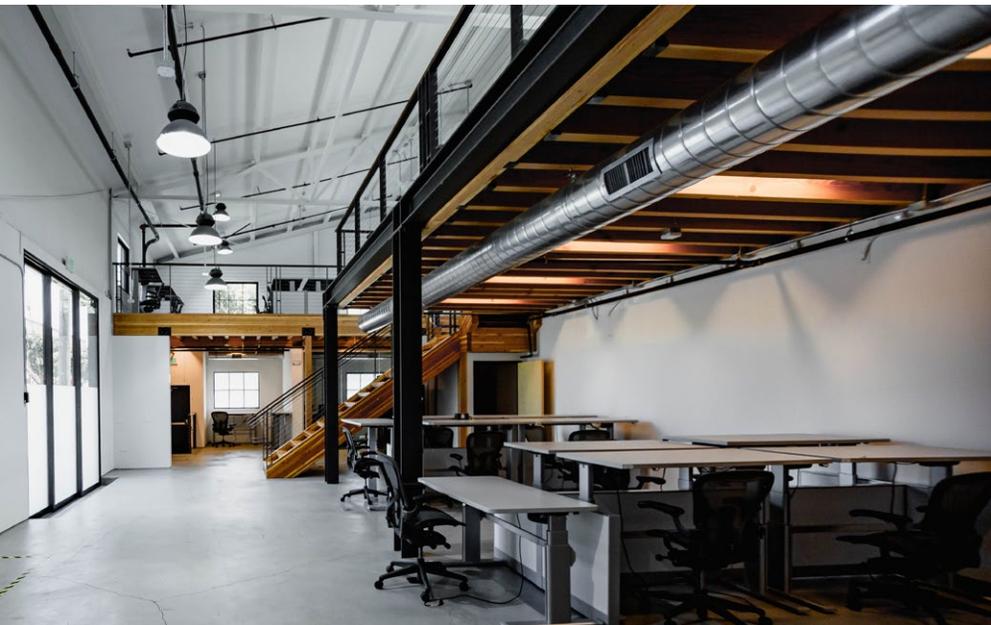
- + Beautifully Renovated Creative Flex Space in the Mission
- + One (1) Large Conference Room
- + Four (4) Medium Meeting Rooms
- + High Ceilings with Great Natural Light
- + Two (2) Glass Paneled Roll Up Doors
- + One (1) Kitchenette
- + Full HVAC
- + Restrooms and Mothers Room
- + Secured Parking/Patio ~ Three (3) Vehicles
- + Exclusive Roofdeck



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## LOCATION OVERVIEW

*Desirable Inner Mission District location, walkable to Mission amenities and to surrounding neighborhoods.*



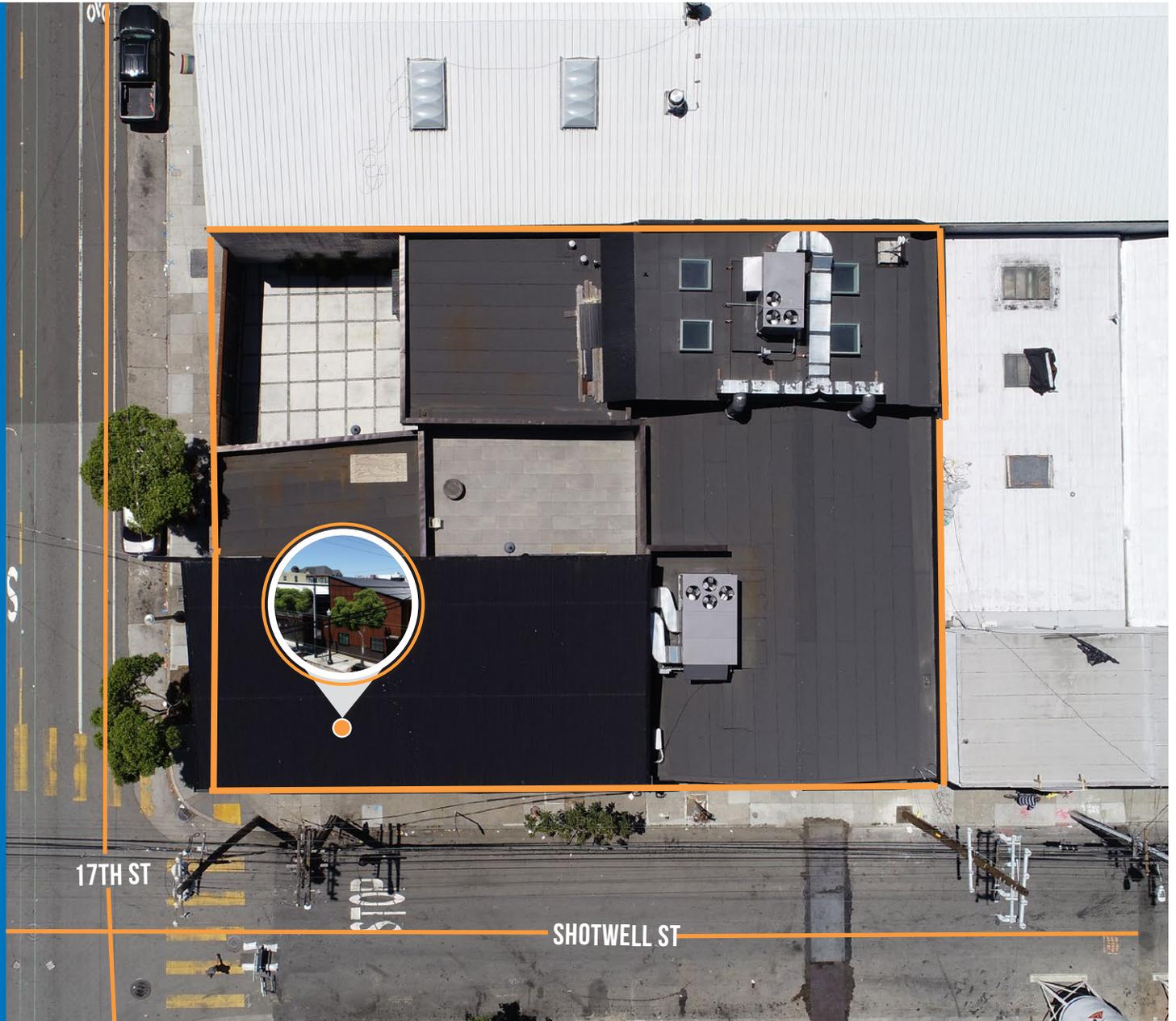
10 MIN to 16th St. Bart  
11 MIN to Potrero Hill  
13 MIN to Design District



07 MIN to SOMA  
16 MIN to Union Square  
20 MIN to Financial District



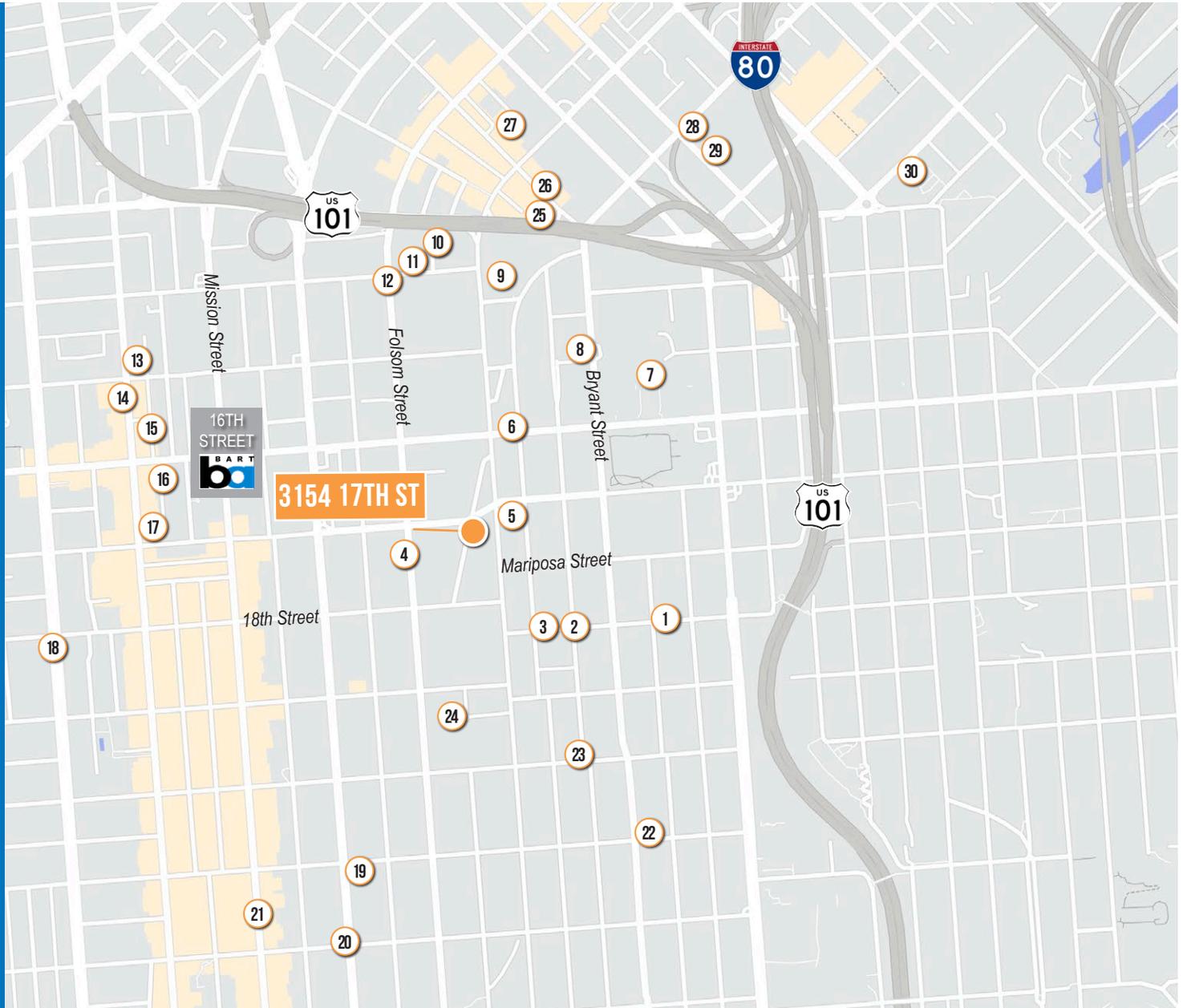
04 MIN to 101 On-Ramp



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## NEARBY AMENITIES

- 1.....Charles Chocolates
- 2.....Heath Ceramics
- 3.....Tartine Manufactory
- 4.....Stable Cafe
- 5.....Gus' Community Market
- 6.....Dandelion Chocolate
- 7.....Safeway
- 8.....Sport's Basement
- 9.....Best Buy
- 10.....Rainbow Grocery
- 11.....Rintaro
- 12.....Nihon Whiskey Lounge
- 13.....Four Barrel Coffee
- 14.....Little Star Pizza
- 15.....Everlane
- 16.....Bond Bar
- 17.....Little Chihuahua
- 18.....Tartine Bakery
- 19.....Limon Rotisserie
- 20.....Urban Putt
- 21.....Alamo Draffhouse
- 22.....Asiento
- 23.....Trick Dog
- 24.....Southern Pacific Brewing
- 25.....SoMa StrEat Food Park
- 26.....Costco Wholesale
- 27.....Bar Agricole
- 28.....Bed Bath & Beyond
- 29.....Trader Joe's
- 30.....Omakase



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STABLE CAFE



TARTINE MANUFACTORY



GUSS COMMUNITY MARKET



LIMON ROTISSERIE



HEATH CERAMICS

3154 17TH STREET



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