

411 BRANNAN STREET

FOR LEASE | RETAIL / OFFICE SPACE IN SOUTH OF MARKET

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



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PROPERTY SUMMARY

ADDRESS

411 Brannan St, Ground Floor
San Francisco, CA 94107

AVAILABLE SPACE

+/- 2,250 Square Feet

RENTAL RATE

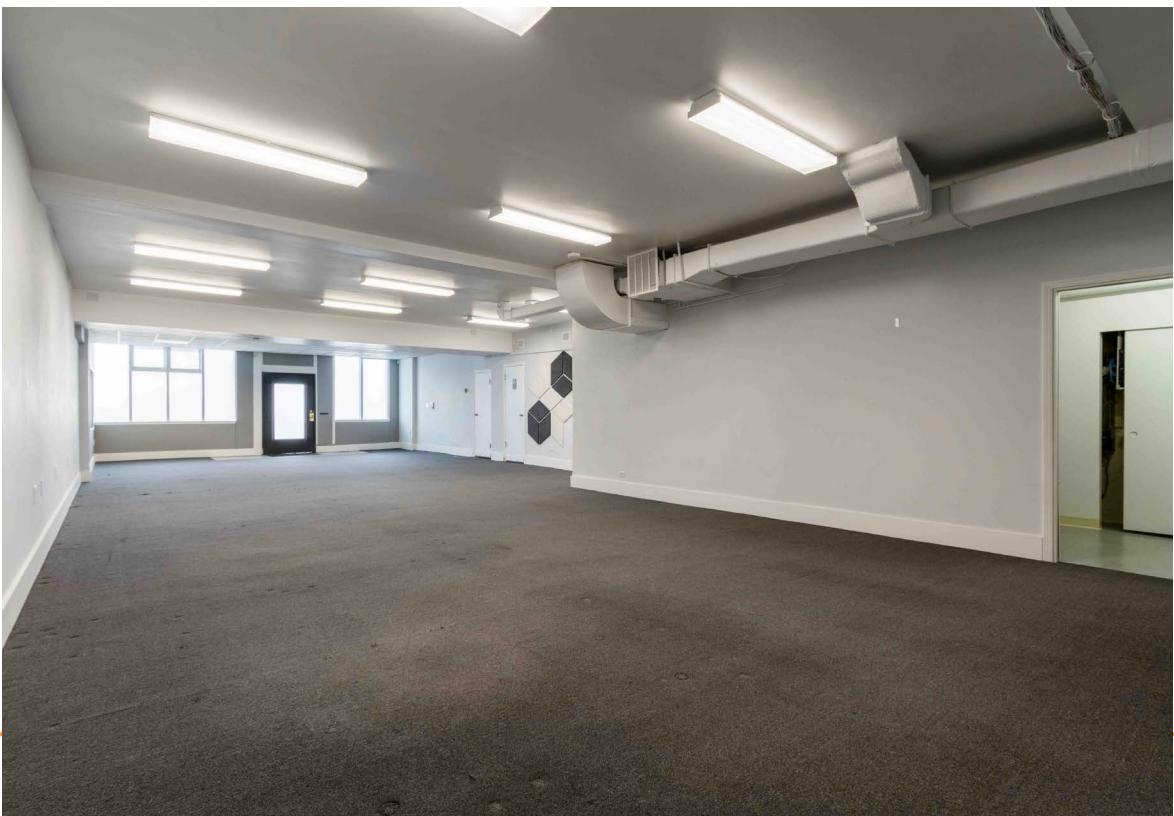
\$33 / Square Foot / Year, Industrial Gross

AVAILABLE

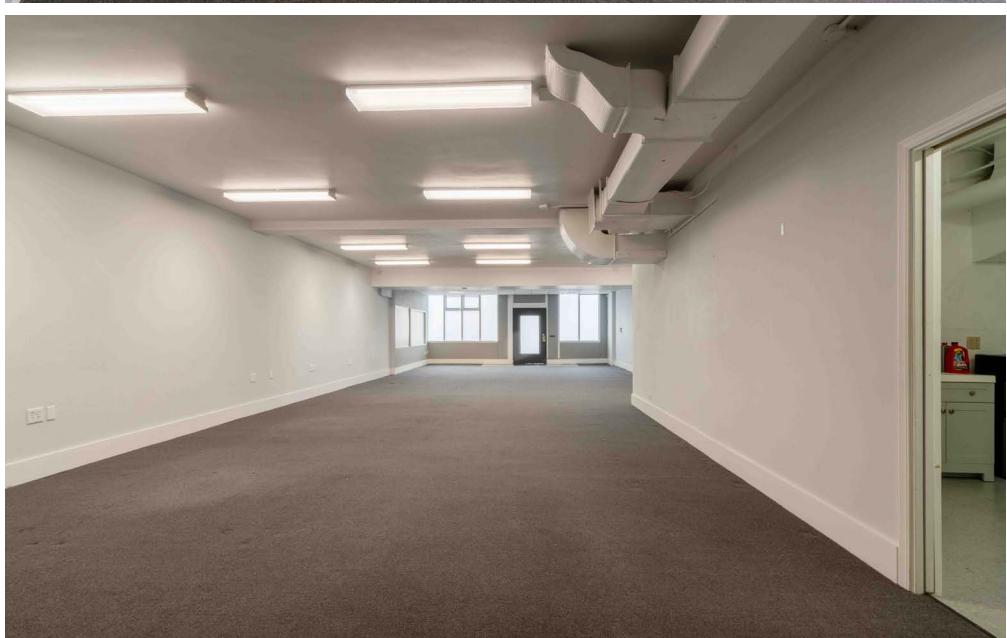
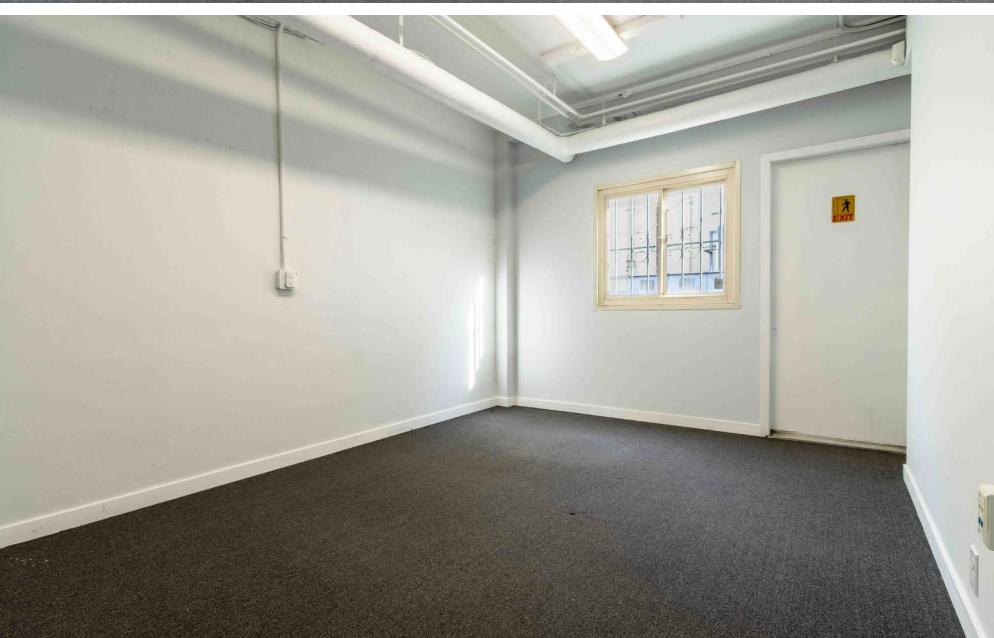
Immediately

BUILDING ATTRIBUTES

- + Ground Floor Retail / Office Space
- + Great Signage Opportunity
- + Two (2) Meeting Rooms
- + Kitchenette / Break Area
- + Two (2) Restrooms
- + Walkable To BART, Caltrain, and Neighborhood Amenities



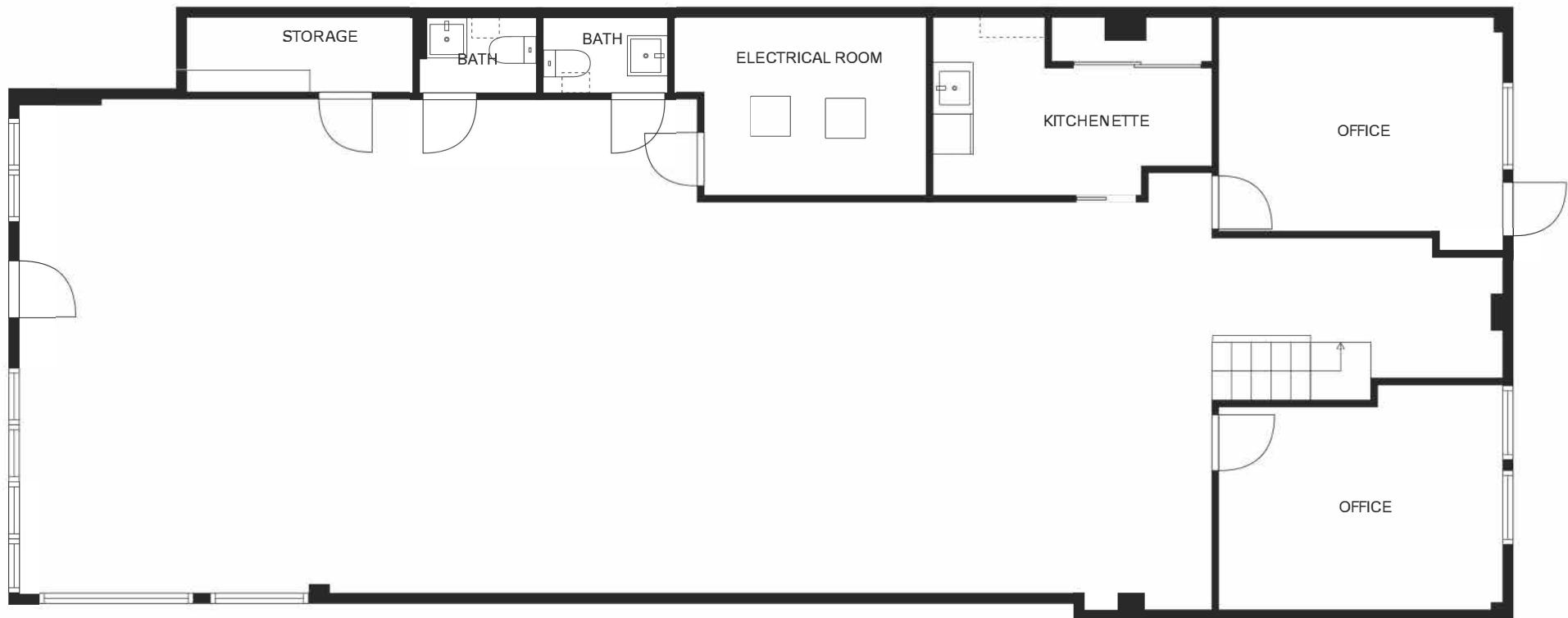
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Floor Plans

+/- 2,250 Square Feet



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LOCATION OVERVIEW

Desirable South of Market location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



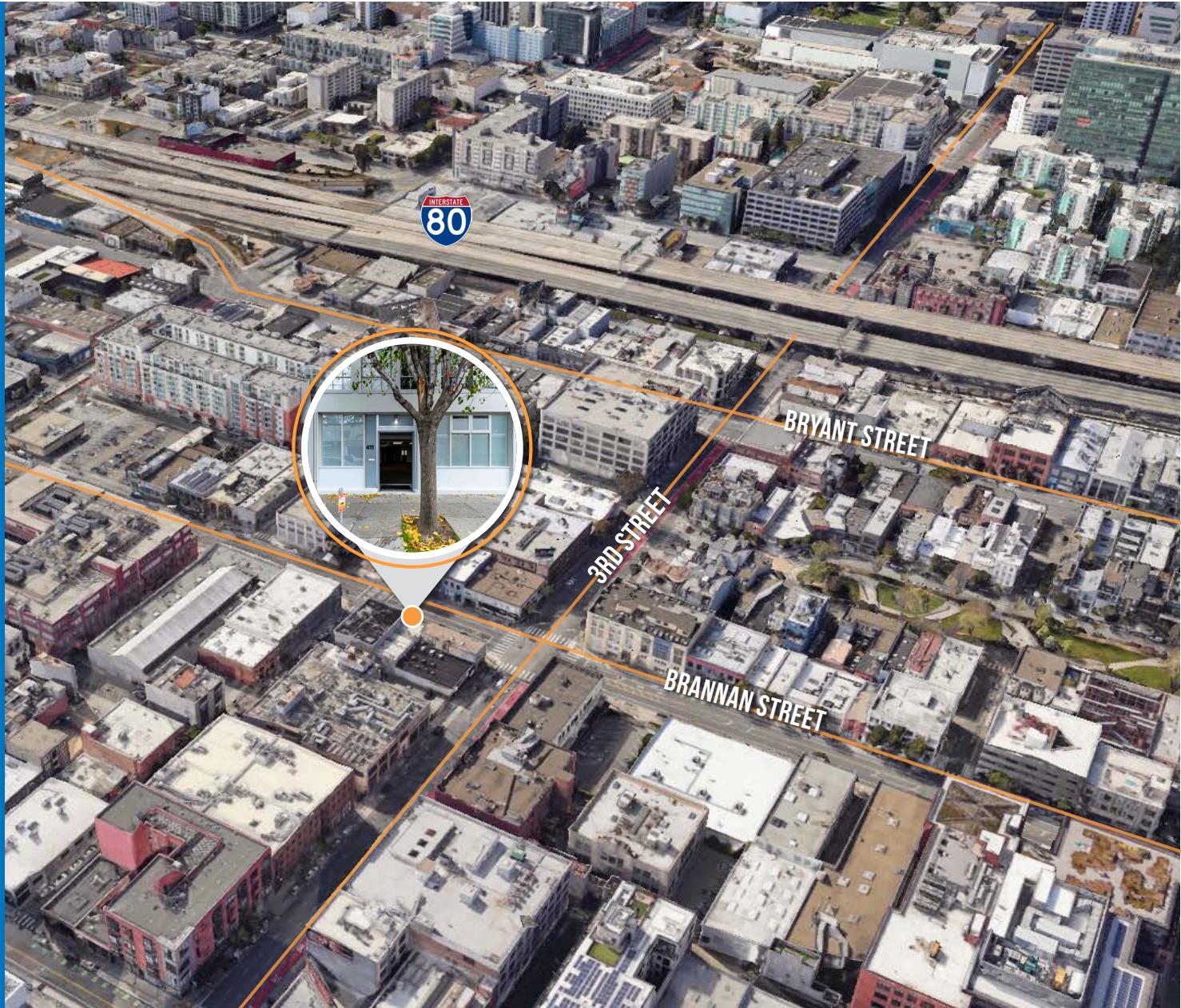
04 MIN to 3rd St Muni
07 MIN to 4th St Caltrain
23 MIN to Montgomery St BART



05 MIN to Union Square
06 MIN to Mission Bay
07 MIN to Financial District



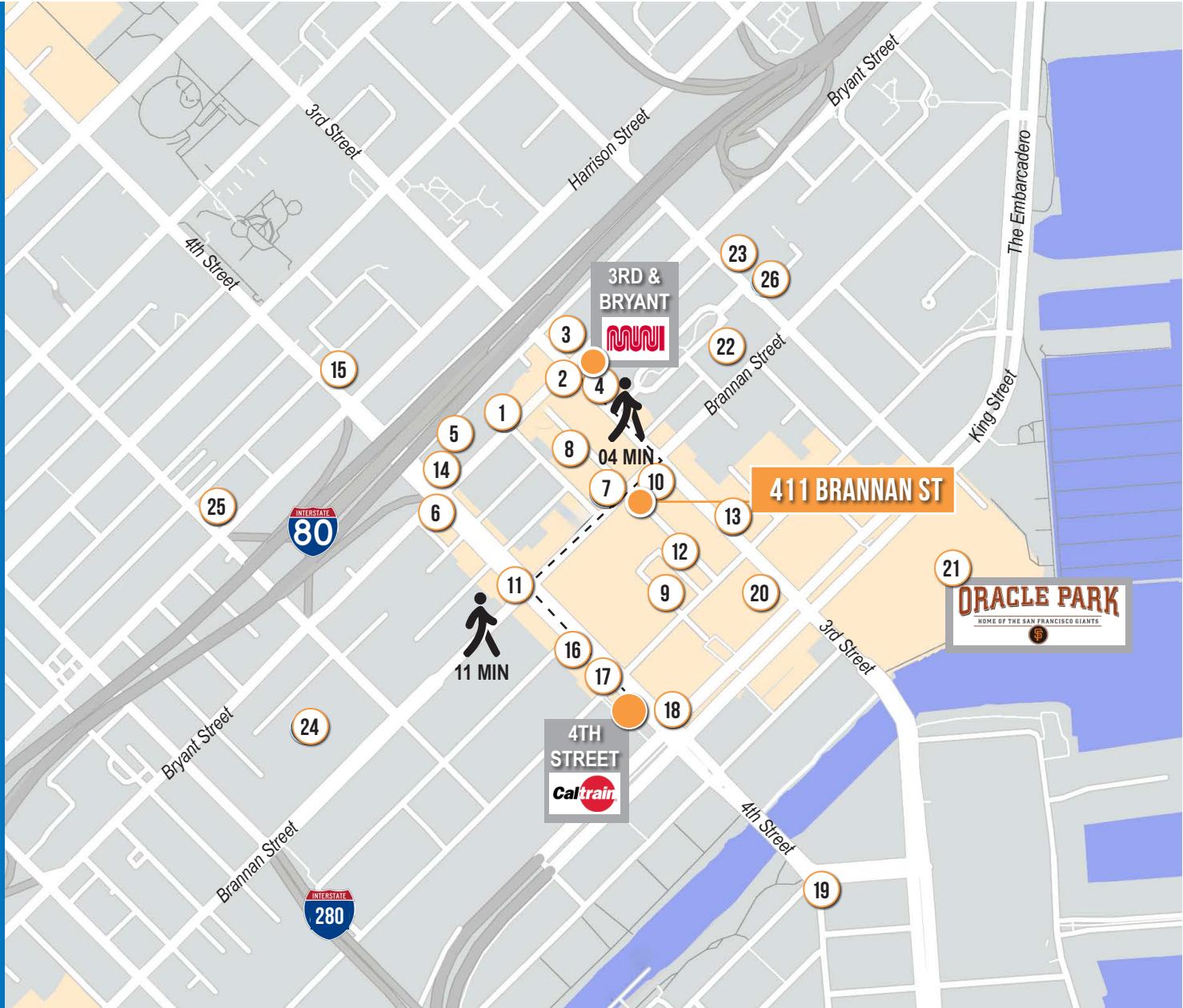
02 MIN to 80 On-Ramp
04 MIN to 280 On-Ramp
07 MIN to 101 On-Ramp



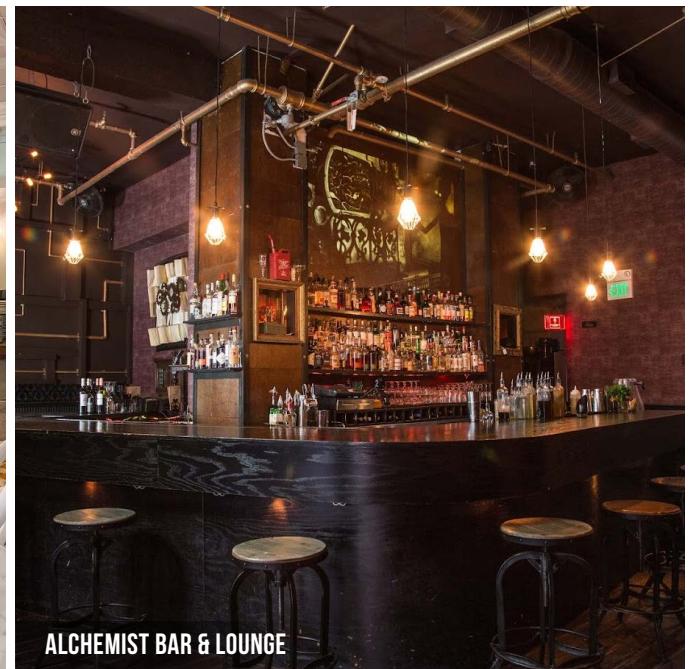
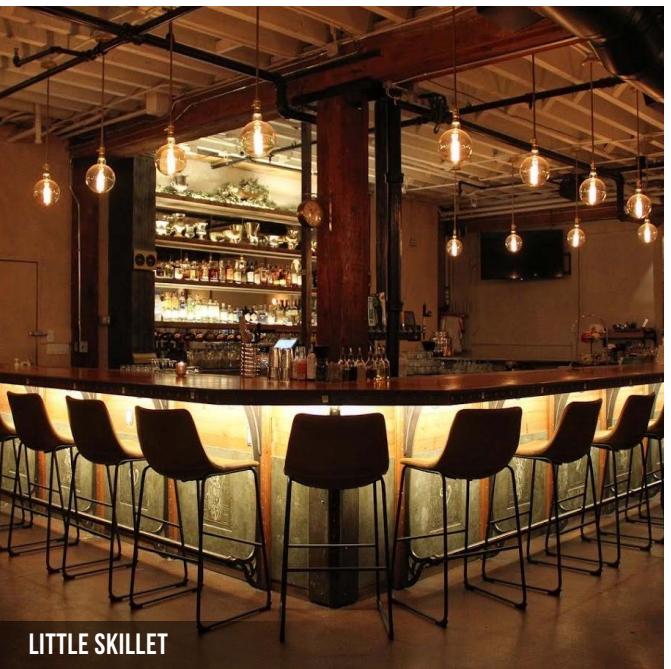
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NEARBY AMENITIES

- 1.....Black Hammer Brewing
- 2.....Hakashi Japanese Sushi
- 3.....Garaje
- 4.....Flour & Branch
- 5.....Shell Gas Station
- 6.....The Hotel Utah Saloon
- 7.....Brickhouse
- 8.....Wabi Sabi
- 9.....ROOFTOP 25
- 10.....Local Tap
- 11.....Marlowe
- 12.....Little Skillet
- 13.....Alchemist Bar & Lounge
- 14.....Thriller Social Club
- 15.....Whole Foods Market
- 16.....The UPS Store
- 17.....Walgreens
- 18.....Safeway
- 19.....Gus's Community Market
- 20.....Lucky Strike SF
- 21.....Oracle Park
- 22.....Caffe Centro
- 23.....Movida
- 24.....SF Flower Mart
- 25.....All Star Donuts
- 26.....21st Amendment Brewery



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