

1000 BRANNAN STREET

FOR LEASE | CREATIVE OFFICE SPACES | SHOWPLACE SQUARE

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



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1000 BRANNAN STREET

PROPERTY SUMMARY

ADDRESS

1000 Brannan Street, San Francisco, CA 94103

AVAILABLE SPACE

Suite 402: +/- 4,779 Square Feet

Suite 401: +/- 4,200 Square Feet

*Suite 211: +/- 4,336 Square Feet

*Suite 207: +/- 4,700 Square Feet

TOTAL +/- 18,015 Square Feet

**Suites Can Be Leased Together or Separately*

RENTAL RATE

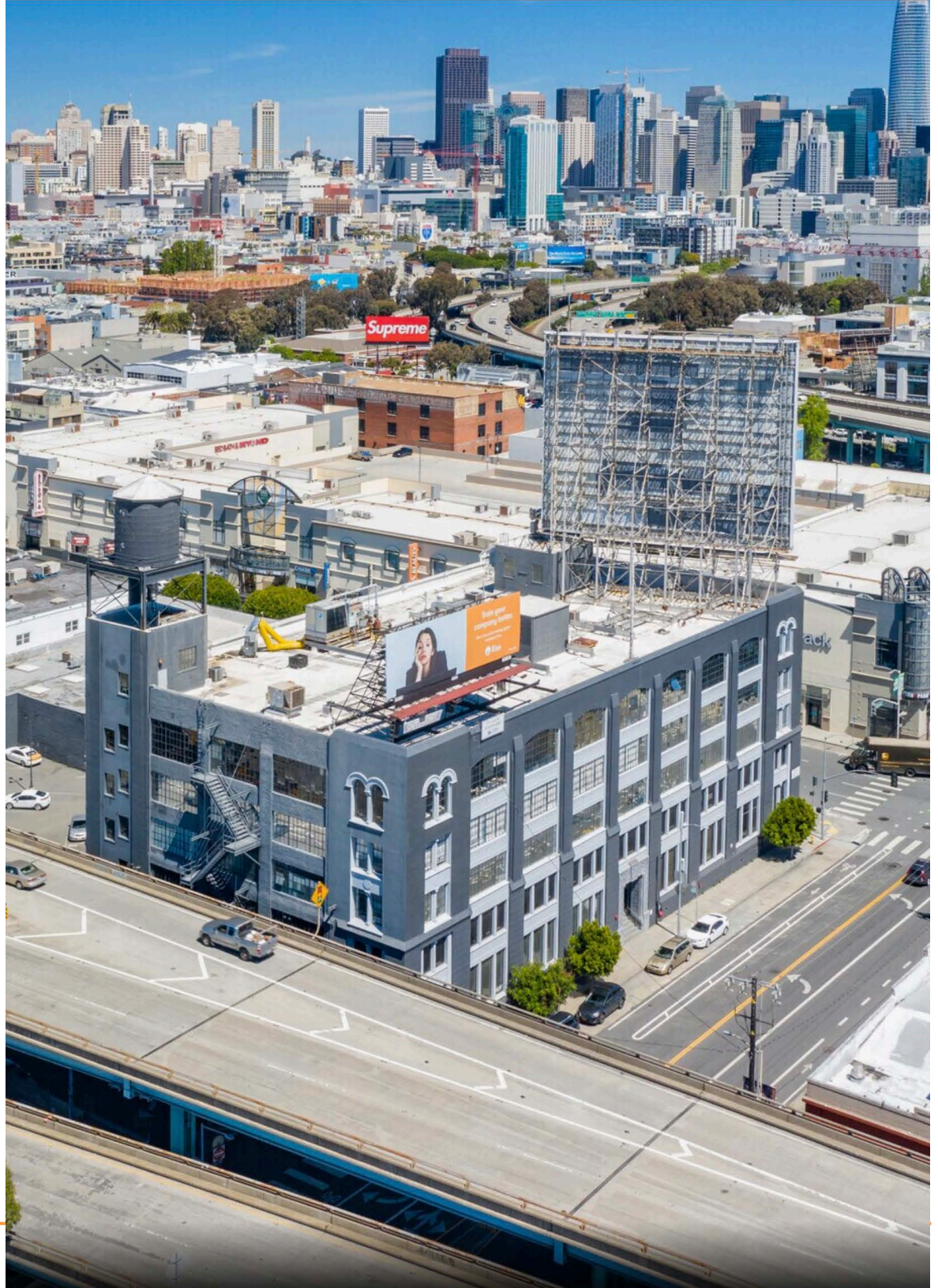
\$30 / Square Foot / Year, Industrial Gross

AVAILABLE

Immediately

BUILDING ATTRIBUTES

- + Identity Building w/ Freeway Visibility & Signage
Located on Desirable Brannan Street
- + Fifty (50) Parking Spaces Located in Private Lot
- + Passenger & Freight Elevator Access
- + Onsite Security & In-House Professional Management
- + Walkable To Bart, Caltrain w/ Easy
Access to I-80 & Hwy 101



1000 BRANNAN STREET

PROPERTY SUMMARY // SUITE 402

AVAILABLE SPACE

+/- 4,779 Square Feet

RENTAL RATE

\$30 / Square Foot / Year, Industrial Gross

AVAILABLE

Immediately



SUITE ATTRIBUTES

- + Move-In Ready Creative Space
- + Four (4) Conference Rooms
- + One (1) Kitchenette
- + Natural Light Throughout
- + Large Operable Windows
- + Fully Sprinklered
- + HVAC Throughout

1000 BRANNAN STREET

PROPERTY SUMMARY // SUITE 401

AVAILABLE SPACE

+/- 4,200 Square Feet

RENTAL RATE

\$30 / Square Foot / Year, Industrial Gross

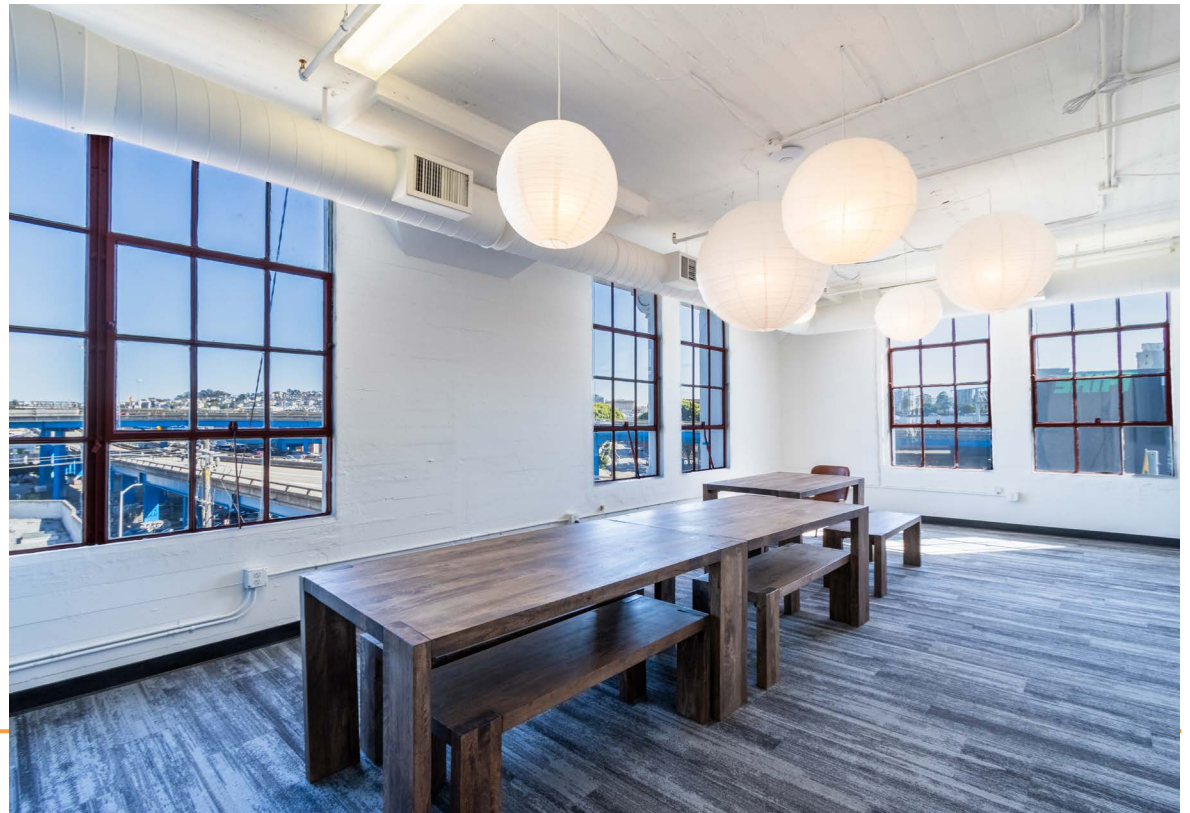
AVAILABLE

Immediately



SUITE ATTRIBUTES

- + Furnished Move-In Ready Creative Space
- + Six (6) Private Offices
- + Two (2) Conference Rooms
- + One (1) Kitchenette
- + Natural Light Throughout
- + Large Operable Windows
- + Fully Sprinklered
- + HVAC Throughout

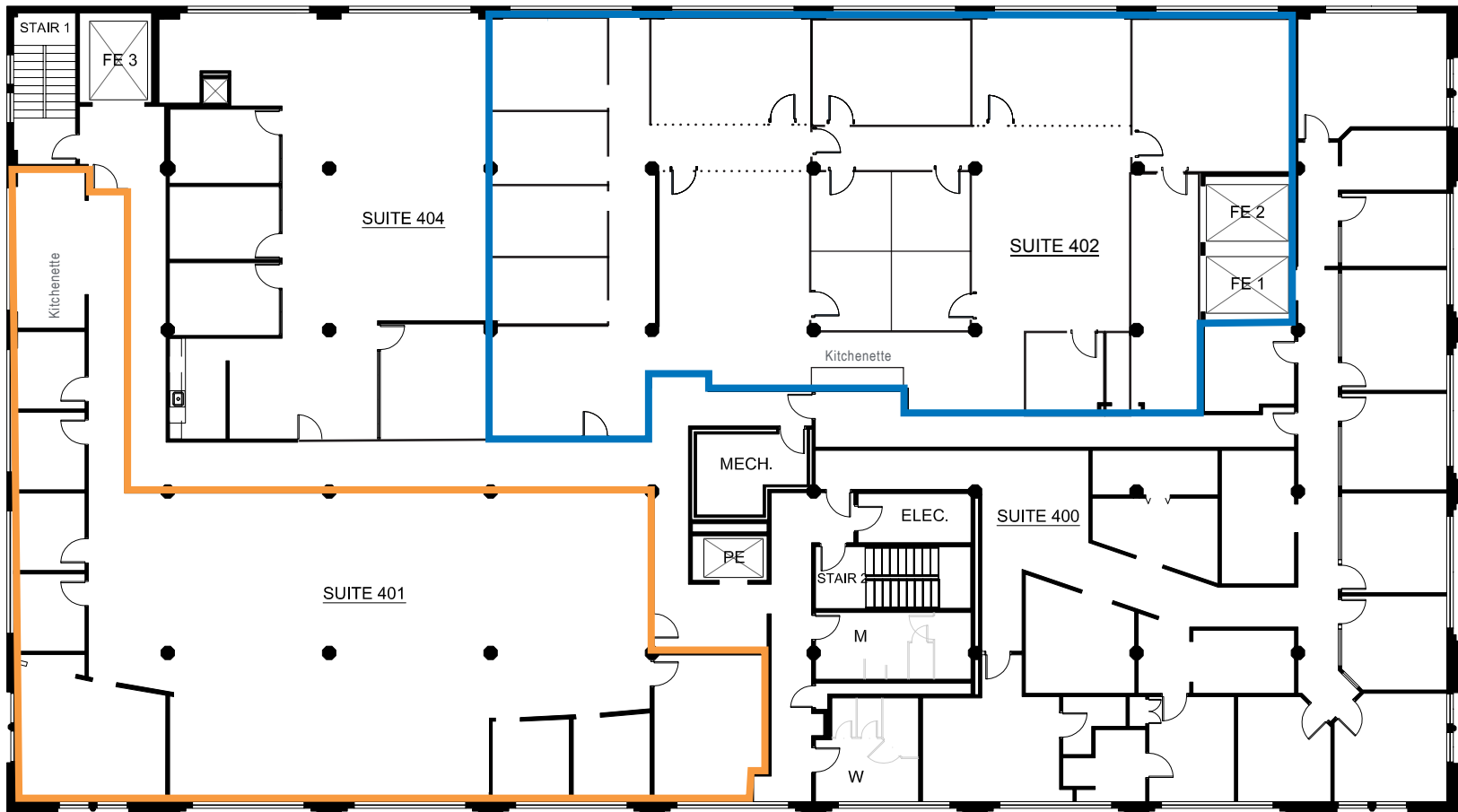


1000 BRANNAN STREET

Fourth Floor

■ Suite 402: +/- 4,779 Square Feet

■ Suite 401: +/- 4,200 Square Feet



1000 BRANNAN STREET

PROPERTY SUMMARY // SUITE 211

AVAILABLE SPACE

Suite 211: +/- 4,336 Square Feet

RENTAL RATE

\$24 / Square Foot / Year, Industrial Gross

AVAILABLE

Immediately



SUITE ATTRIBUTES

- + Owner to Provide TI Allowance for Suite 211 to Turn-Key Delivery
- + Natural Light Throughout
- + Large Operable Windows
- + Fully Sprinklered
- + HVAC Throughout



1000 BRANNAN STREET

PROPERTY SUMMARY // SUITE 207

AVAILABLE SPACE

+/- 4,543 Square Feet

RENTAL RATE

\$30 / Square Foot / Year, Industrial Gross

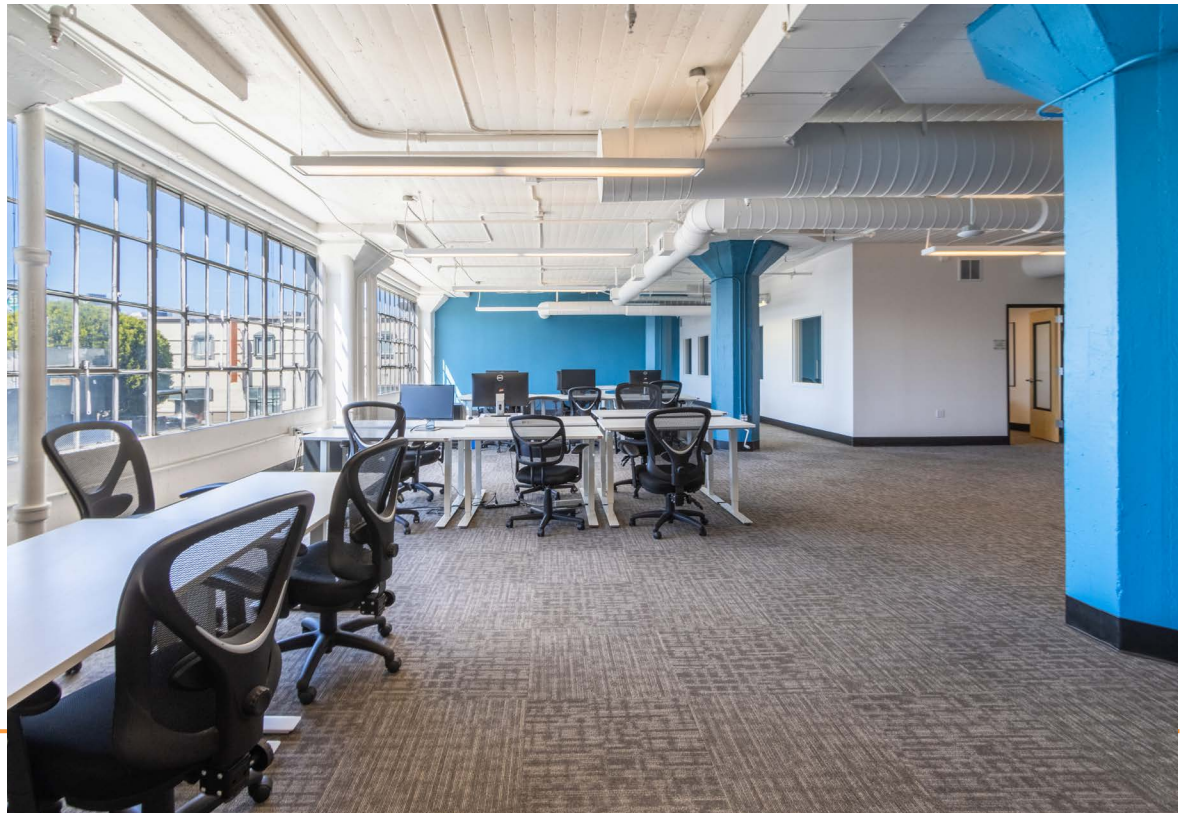
AVAILABLE

Immediately



SUITE ATTRIBUTES

- + Furnished Move-In Ready Office Space
- + Three (3) Conference Rooms
- + One (1) Kitchenette
- + Natural Light Throughout
- + Large Operable Windows
- + Fully Sprinklered

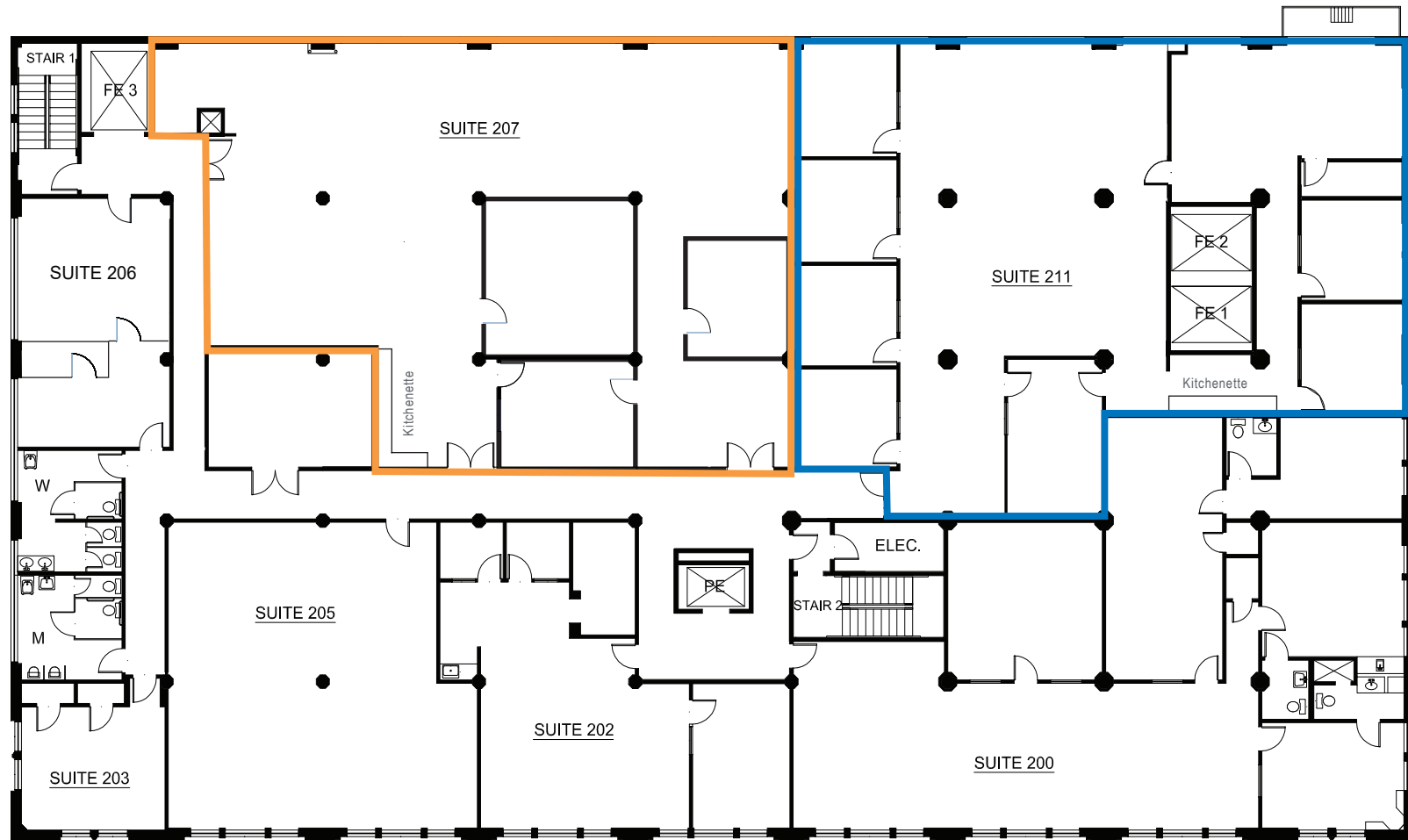


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Second Floor

■ Suite 211: +/- 4,336 Square Feet

■ Suite 207: +/- 4,543 Square Feet



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LOCATION OVERVIEW

Desirable Showplace Square location, walkable to many amenities and to surrounding neighborhoods.



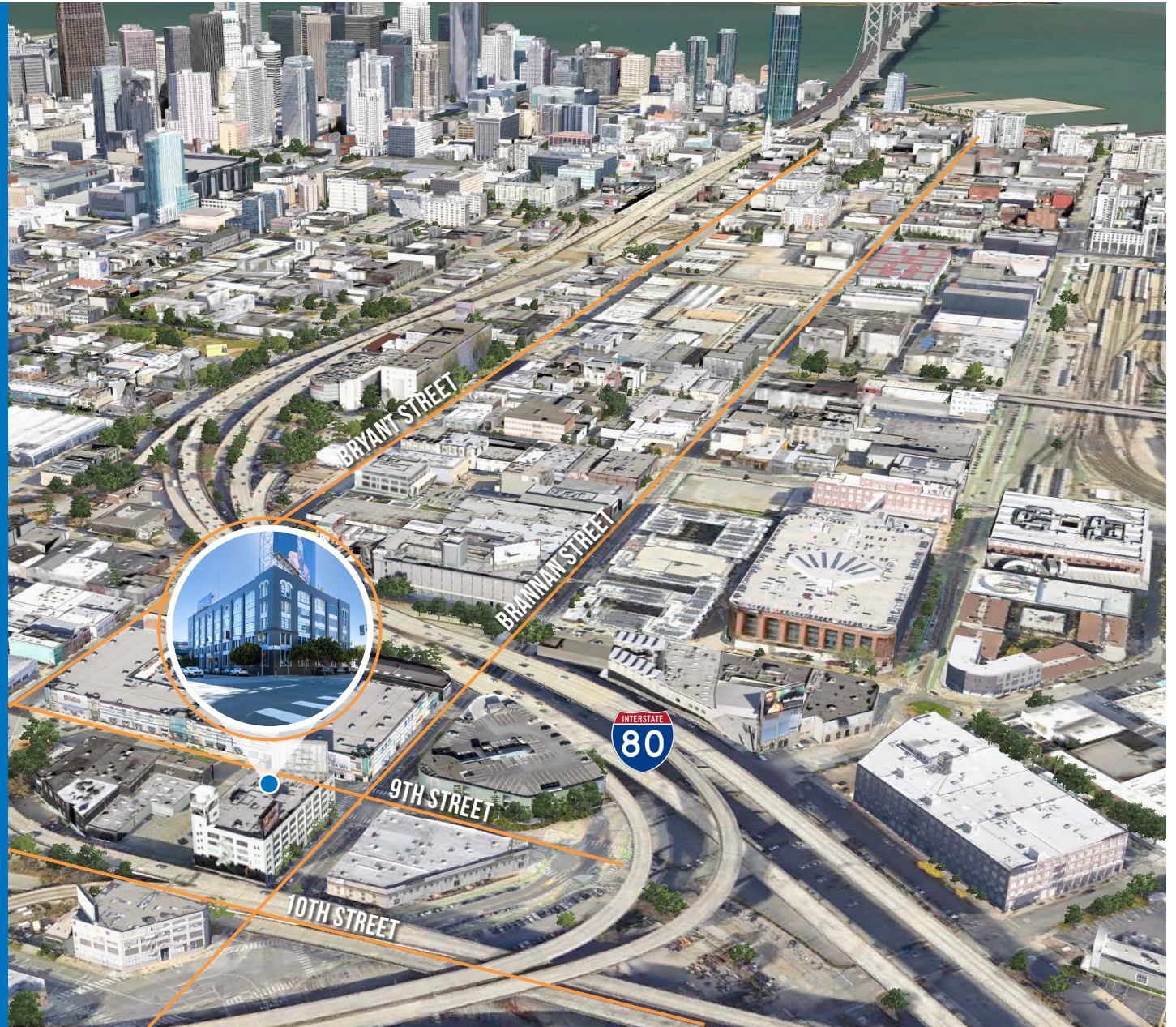
07 MIN to 8th & Bryant Muni
18 MIN to Civic Center BART
18 MIN to Caltrain Station



05 MIN to SOMA
12 MIN to Union Square
13 MIN to Financial District



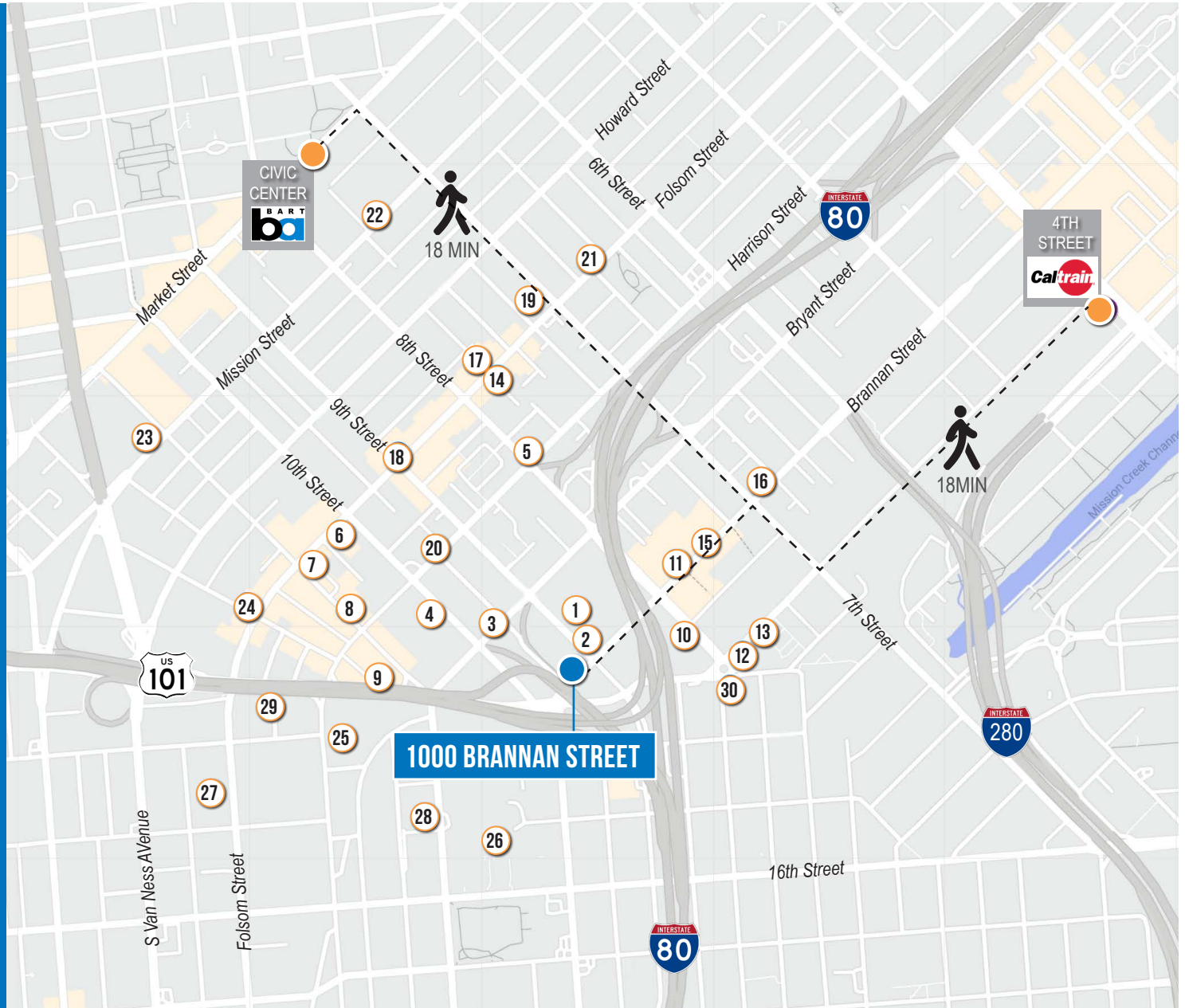
05 MIN to 80 On-Ramp
05 MIN to 101 On-Ramp
08 MIN to 280 On-Ramp



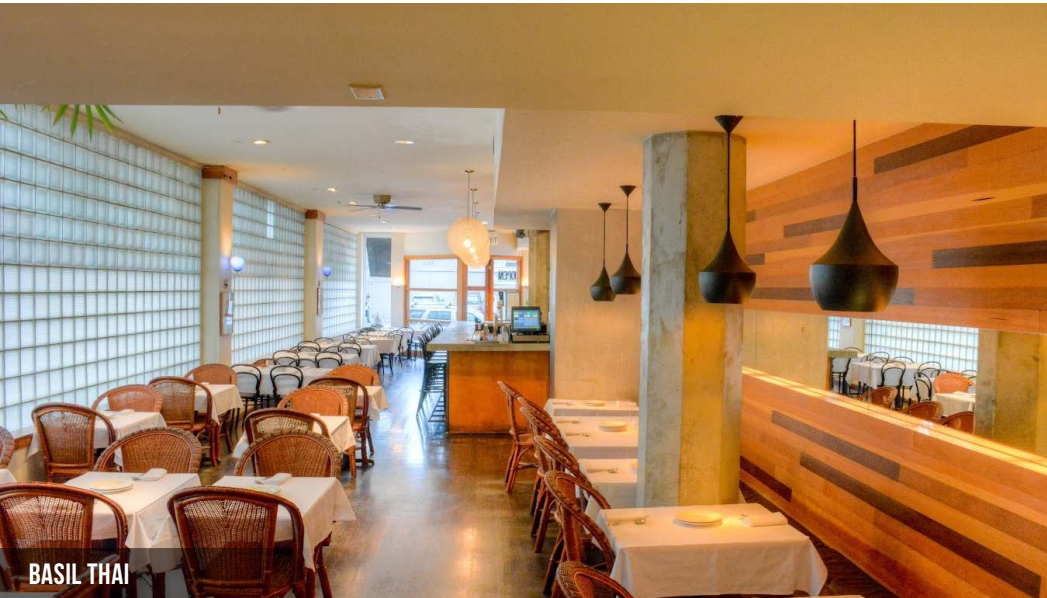
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NEARBY AMENITIES

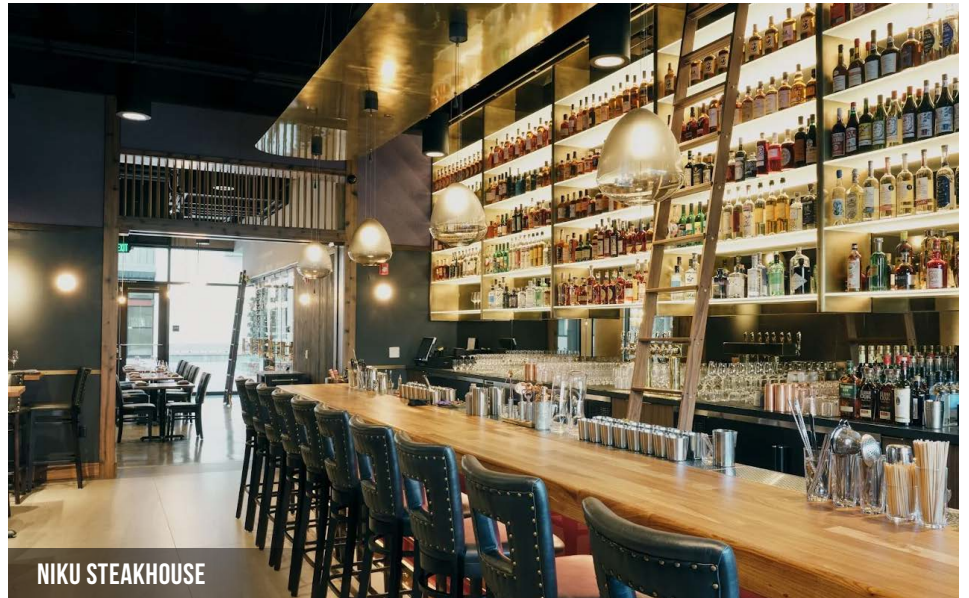
- 1..... Trader Joe's
- 2..... Peet's Coffee
- 3..... Vaulins Taproom Wine
- 4..... Costco Wholesale
- 5..... AK Subs
- 6..... Sextant Coffee Roasters
- 7..... Basil Canteen
- 8..... DNA Pizza
- 9..... Monarch Gardens
- 10..... Hardwood Bar & Smokery
- 11..... El Pipila
- 12..... Starbucks
- 13..... Okane
- 14..... Basil Thai
- 15..... REI
- 16..... Mars Bar & Restaurant
- 17..... DECANTsf
- 18..... Azúcar Lounge
- 19..... Sightglass Coffee
- 20..... Lone Star Saloon
- 21..... Deli Board
- 22..... Arsicault
- 23..... Bar Agricole
- 24..... The Willows
- 25..... Best Buy
- 26..... Safeway
- 27..... Foods Co.
- 28... Sports Basement Bryant Street
- 29..... Rainbow Grocery
- 30..... Niku Steakhouse



1000 BRANNAN STREET



BASIL THAI



NIKU STEAKHOUSE



DECANTSF



ARSICAULT



SIGHTGLASS COFFEE

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