

# 1155 INDIANA STREET

FOR LEASE | HARD CORNER FLEX SPACE

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



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## PROPERTY SUMMARY

### ADDRESS

1155 Indiana Street, San Francisco, CA 94107

### AVAILABLE SPACE

+/- 8,000 Square Feet

### RENTAL RATE

\$27 / Square Foot / Year, Industrial Gross

### AVAILABLE

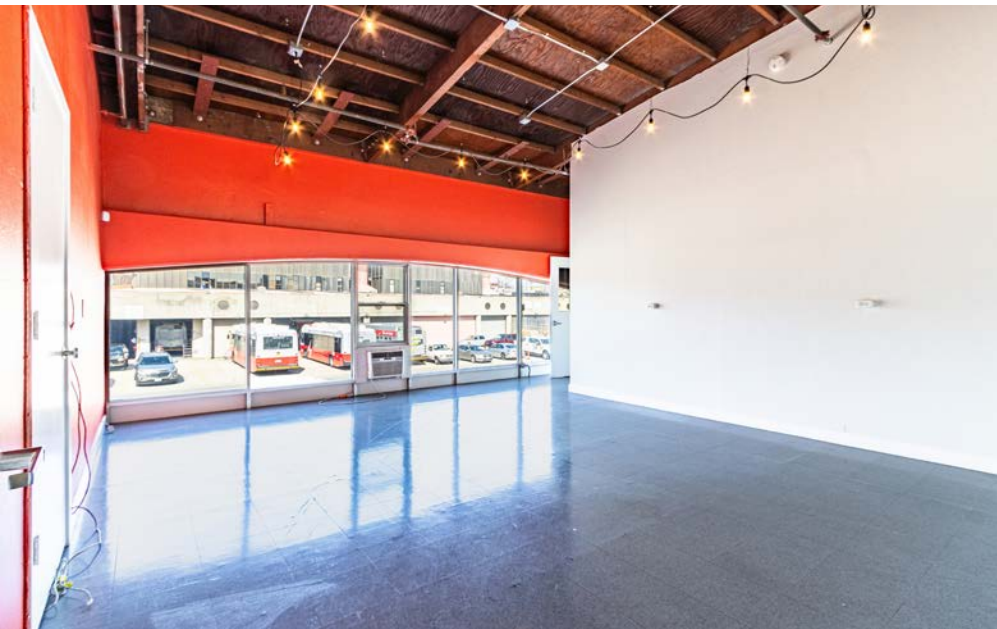
Immediately

## BUILDING ATTRIBUTES

- + Two (2) 12' H x 10' W Drive-In Roll-Up Doors
- + 22' Ceiling Heights in Warehouse
- + Kitchenette / Break Area on 2<sup>nd</sup> Floor
- + Large Open Warehouse
- + Three (3) Conference Rooms
- + Two (2) Offices
- + One (1) Work Shop Area
- + Three (3) Restrooms and One (1) Shower



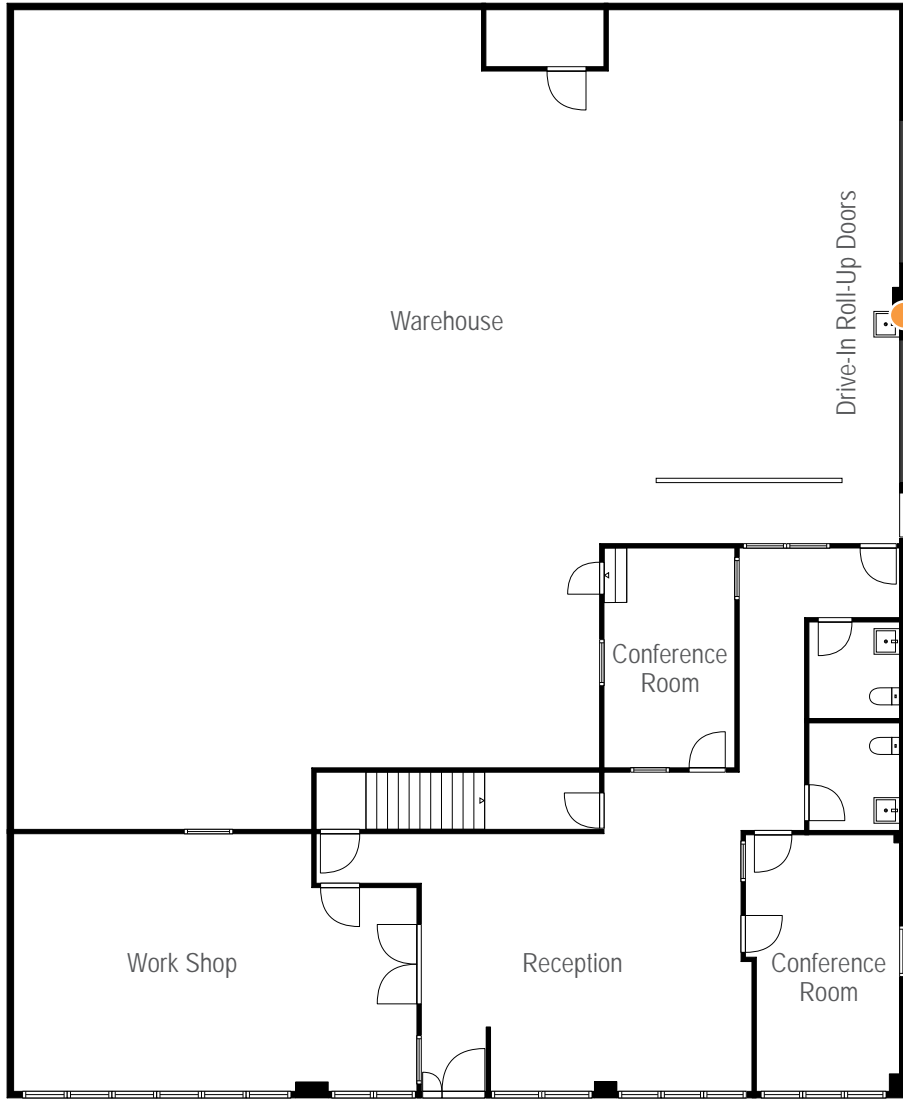
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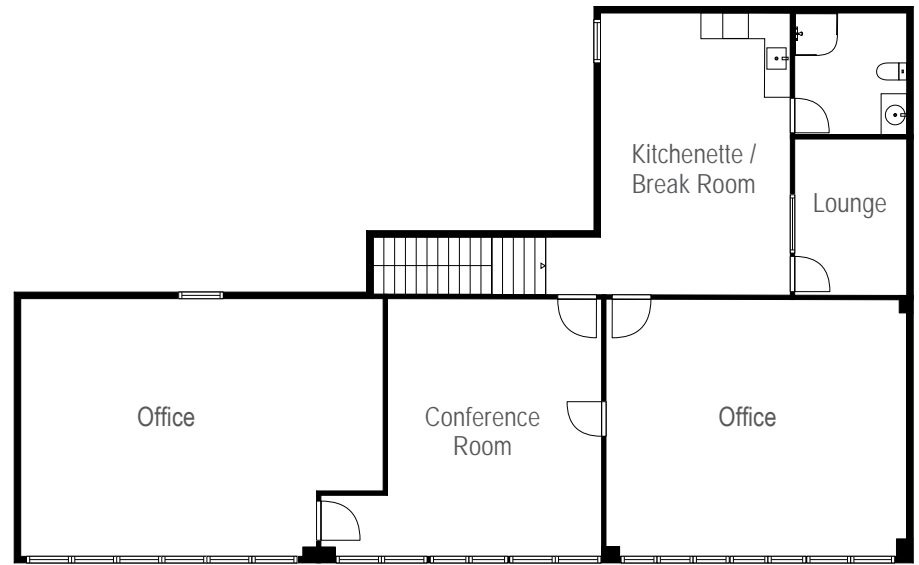
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## Floor Plans

+/- 8,000 Square Feet



Ground Floor



Second Floor

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## LOCATION OVERVIEW

Desirable Dogpatch location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



**07 MIN** to 3rd St Light Rail  
**10 MIN** to Chase Center  
**03 MIN** to 22nd St CalTrain



**05 MIN** to to SOMA  
**10 MIN** to Financial District  
**12 MIN** to Mission District



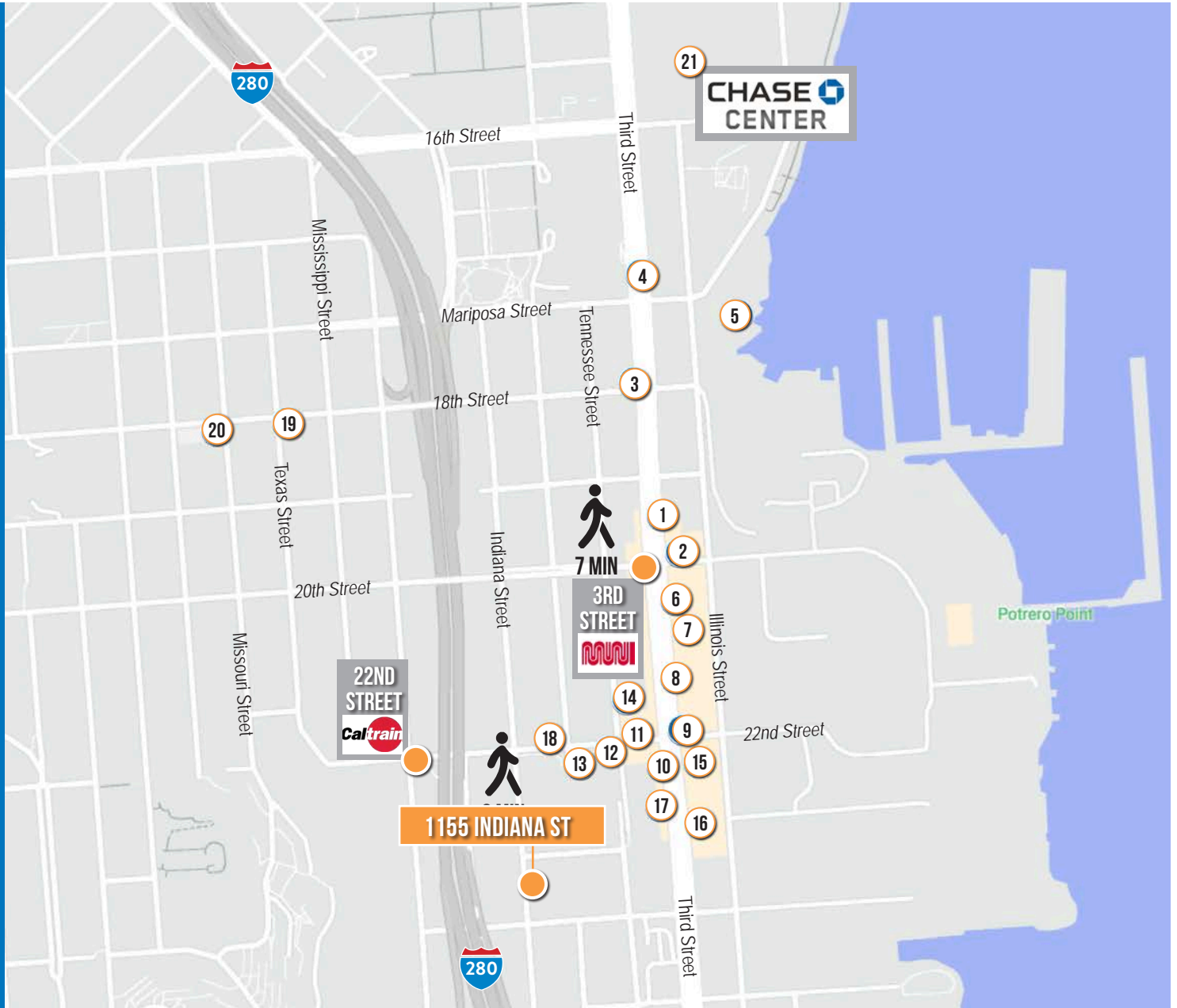
**01 MIN** to 280 On-Ramp  
**07 MIN** to 80 On-Ramp  
**07 MIN** to 101 On-Ramp



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## NEARBY AMENITIES

- 1.....Triple Voodoo Brewery
- 2.....Third Rail
- 3.....Moshi Moshi
- 4.....UCSF Medical Center
- 5.....The Ramp Restaurant
- 6.....The Plant Cafe Organic
- 7.....Neighbor Bakehouse
- 8.....Gilberth's Rotisserie & Grill
- 9.....Serpentine
- 10.....Hard Knox Cafe
- 11.....Just For You Cafe
- 12.....Recchiuti Confections
- 13.....Piccino
- 14.....Marcella's Lasagneria
- 15.....Mr. and Mrs. Miscellaneous
- 16.....Dogpatch Boulders
- 17.....3rd Street Boxing Gym
- 18.....Rickshaw Bagworks
- 19.....Plow
- 20.....Chez Maman East
- 21.....Chase Center
- 22.....Mission Rock Resort



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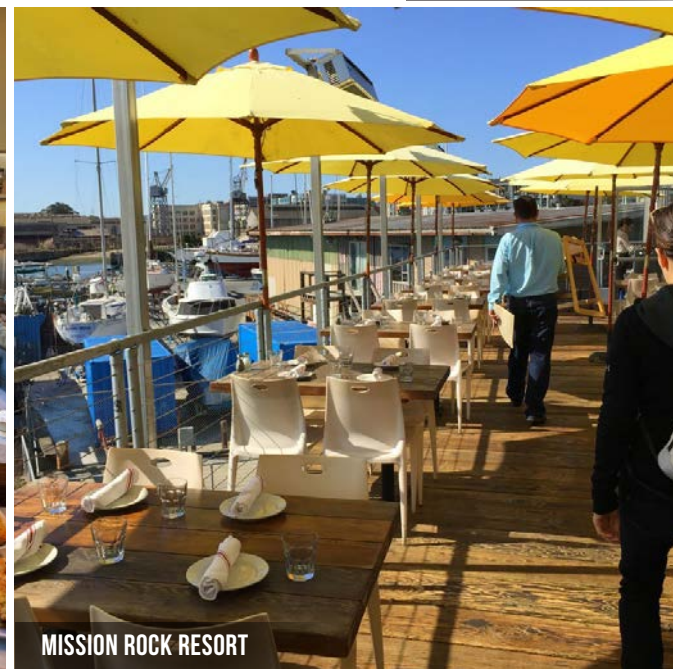
TRIPLE VOODOO BREWERY



PICCINO



PLOW



MISSION ROCK RESORT



MOSHI MOSHI

# 1155 INDIANA STREET



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