

COMMERCIAL CONDO
FOR SALE OR LEASE

3609 Buchanan Street

San Francisco, California

±1,081 SF



VERSATILE SPACE IN INCREDIBLE NEIGHBORHOOD!

HIGHLIGHTS

- ±1,081 Square Feet
- Good natural light
- Prominent storefront
- Surrounded by amenities
- Great Marina location
- Available as “Plug & Play” office space or unfurnished
- Includes two large open work areas (with 5 desks), conference table and chairs, private office, two bathrooms and separate kitchen/break room
- Ideal for immediate office use for 2 to 10 employees
- Can have an office or retail use

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SAN FRANCISCO BAY

THE MARINA GREEN

3609 Buchanan Street

FORT MASON

THE MARINA

OFF THE GRID

GREAT MEADOW PARK

THE MARINA DISTRICT

SAFEWAY



MOSCONE SOFTBALL FIELDS

COW HOLLOW DISTRICT



97

74

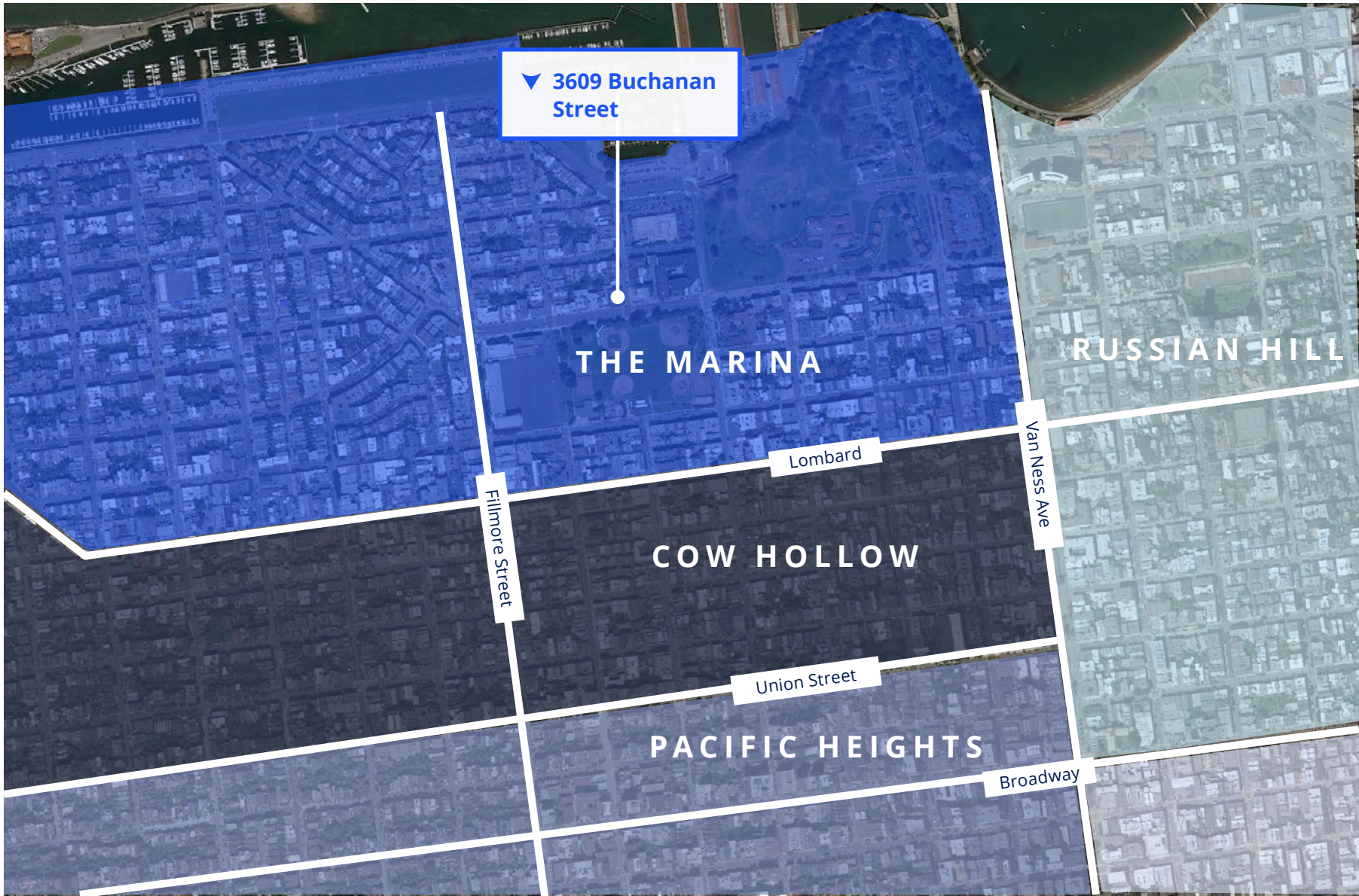
94

WALK SCORE

TRANSIT SCORE

BIKE SCORE

District Map



Co-Tenancy Map



Photo Gallery



Demographics

2025 Summary	0.25 Mile	0.5 Mile	1 Mile
Total Population	4,427	15,684	54,380
Total Households	2,602	8,716	30,059
Total Family Households	748	2,496	9,597
Average Household Size	1.68	1.79	1.80
Median Age	34.4	34.3	36.6
Population Age 21+	4,004	14,102	48,481
Population by Sex			
Male Population	2,159	7,554	26,107
% Male	48.8%	48.2%	48.0%
Female Population	2,268	8,130	28,273
% Female	51.2%	51.8%	52.0%
Income & Households			
Median Household Income	\$184,340	\$204,380	\$201,529
Average Household Income	\$250,945	\$269,744	\$272,312
Per Capita Income	\$141,894	\$150,335	\$150,933
Business Summary			
Total Daytime Population	4,479	15,877	58,040
Daytime Population: Workers	3,268	12,171	43,465
Daytime Population: Residents	1,211	3,706	14,575

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