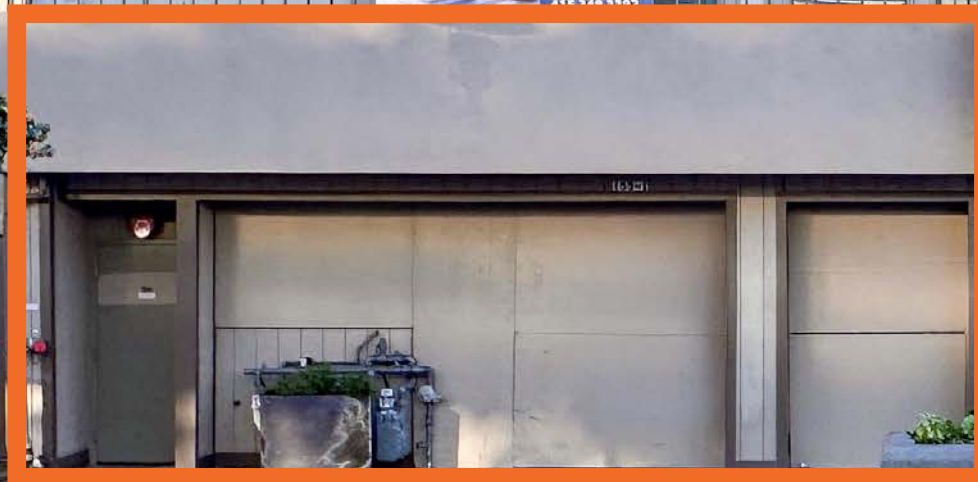


AVISON
YOUNG

Become a Part of San Francisco's Rich History

Prime Fisherman's Wharf Restaurant for Lease
155 Jefferson Street
San Francisco, CA



n ALIOTO'S
1959

Pollo
CAMPERO

SEEKING BEST-IN-CLASS OPERATORS

Owner reserves the right to make modifications in plans, exterior designs, materials and specifications at any time without notice. Maps, photographs, renderings, are illustrative and conceptual. These renderings are for illustrative purposes only; please verify feasibility with the appropriate governmental authorities.

Property Highlights



Ground floor: +/- 2,140 RSF plus storage space available
Second Floor: +/- 1,150 RSF plus outdoor terrace



Restaurant shell delivery provided by Landlord



"Main and Main location" on Fisherman's Wharf – directly across from Boudin's Bakery & Café



Ideally located between Ripley's Believe it or Not and IT'SUGAR

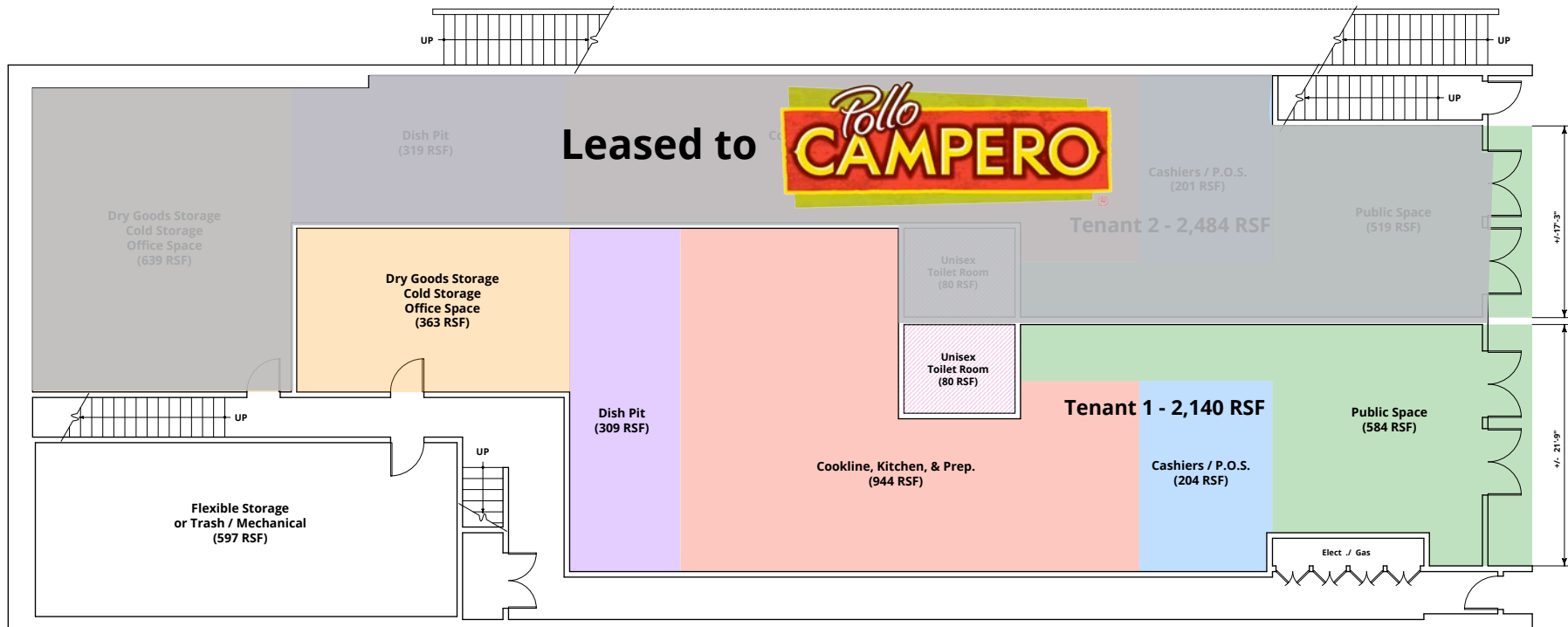
Floor Plans

Planned Layout for a two-tenant, restaurant configuration:

Retail space: ±2,140 RSF

Flexible storage: ±597 RSF

Ground Floor Plan



2nd Floor Availability

±1,150 RSF available

- Excellent natural light and views of the bay
- One private office
- Open work area
- Storage
- Shared dining area and kitchenette
- Outdoor terrace with views of the Bay



Fisherman's Wharf Amenities



Fisherman's Wharf Visitor Demographics

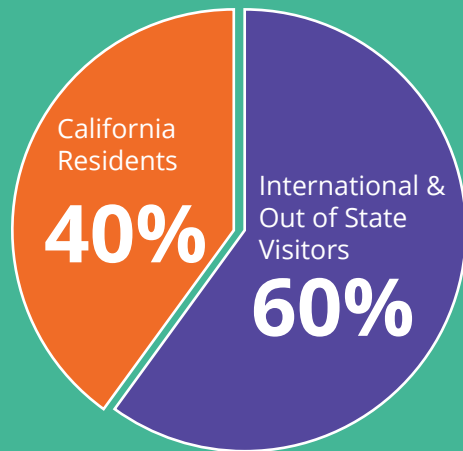
(Pre pandemic sales volumes representing potential future performance)

Daily Average Visitor spending **\$2.8M**

Daily Foot Traffic **21,136**

Average Age **42** years

College Grads **68%**



Source: sfttravel.com

65% of san francisco visitors come to the wharf	On Average 48,000 people visit fisherman's wharf daily	Up to # of visitors 120,000 During the busy summer season/holiday/weekends
70% of visitors walk, take public transit, share rides, or bike to the wharf	65% of wharf visitors stay longer than 3 hours	22M Pounds of seafood unloaded yearly by commercial fishing boats
\$1,200 Per square foot average restaurant sales in 2019	\$1,000 Per square foot average retail spaces in 2018	About \$640M in retail sales & \$270M in hotel expenditures

Reported Business Sales, March 2019 – February 2020

**\$31.9
Million**

BOUDIN | SF™

SAN FRANCISCO SOURDOUGH



**\$12
Million**



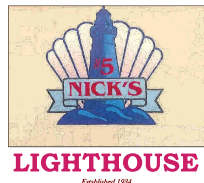
**\$12.6
Million**



**\$9.3
Million**



**\$5.1
Million**



**\$5.1
Million**

For more information on reported sales and rents in Fisherman's Wharf, please visit <https://sfport.com/monthly-sales-rent-reports>