

# 350

PARNASSUS

AVAILABLE | Suite 150 - 2,337 SF Retail Space with Golden Gate View

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NEWMARK | PACIFIC

350 PARNASSUS AVE, SAN FRANCISCO, CA 94117

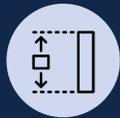
[www.350parnassus.com](http://www.350parnassus.com)

# AVAILABILITY

## Suite 150

± 2,337 SF Available

# HIGHLIGHTS



High ceilings



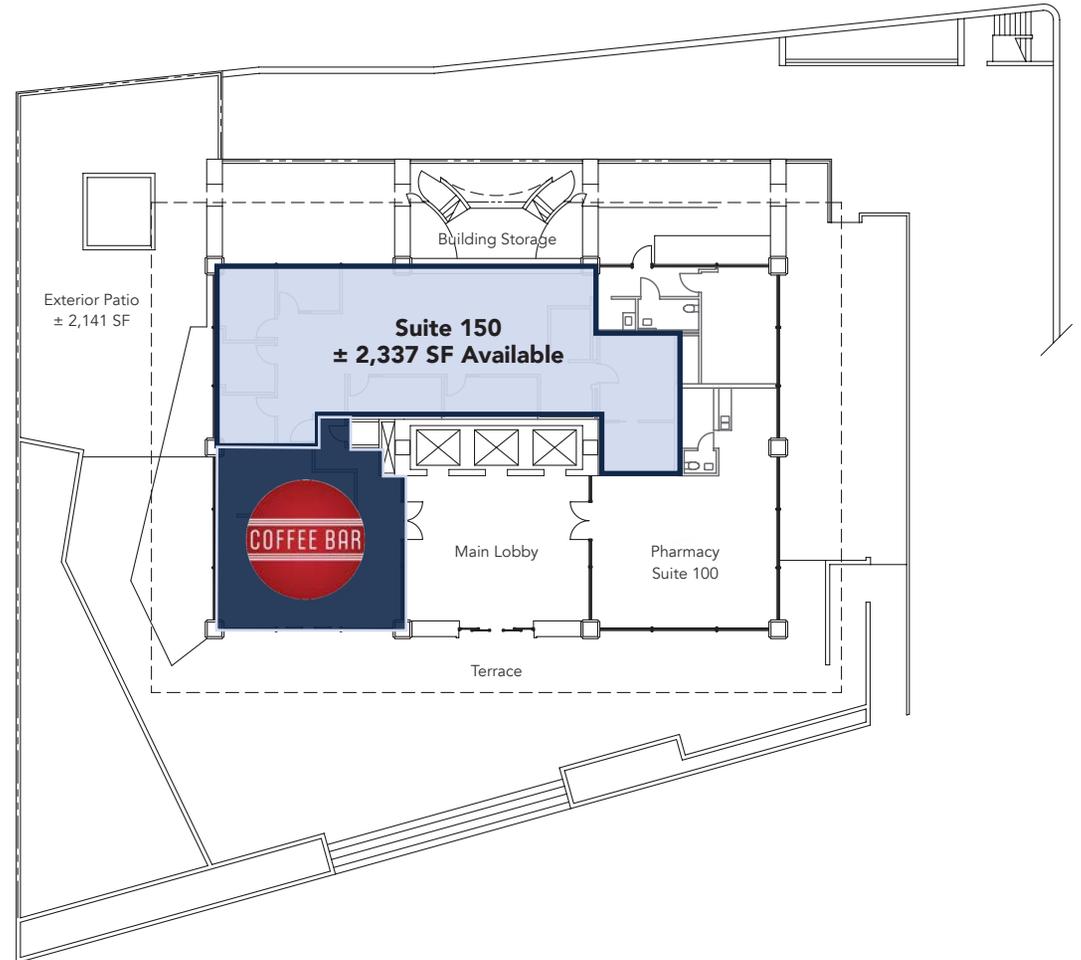
Spectacular views



Tremendous outdoor patio opportunity

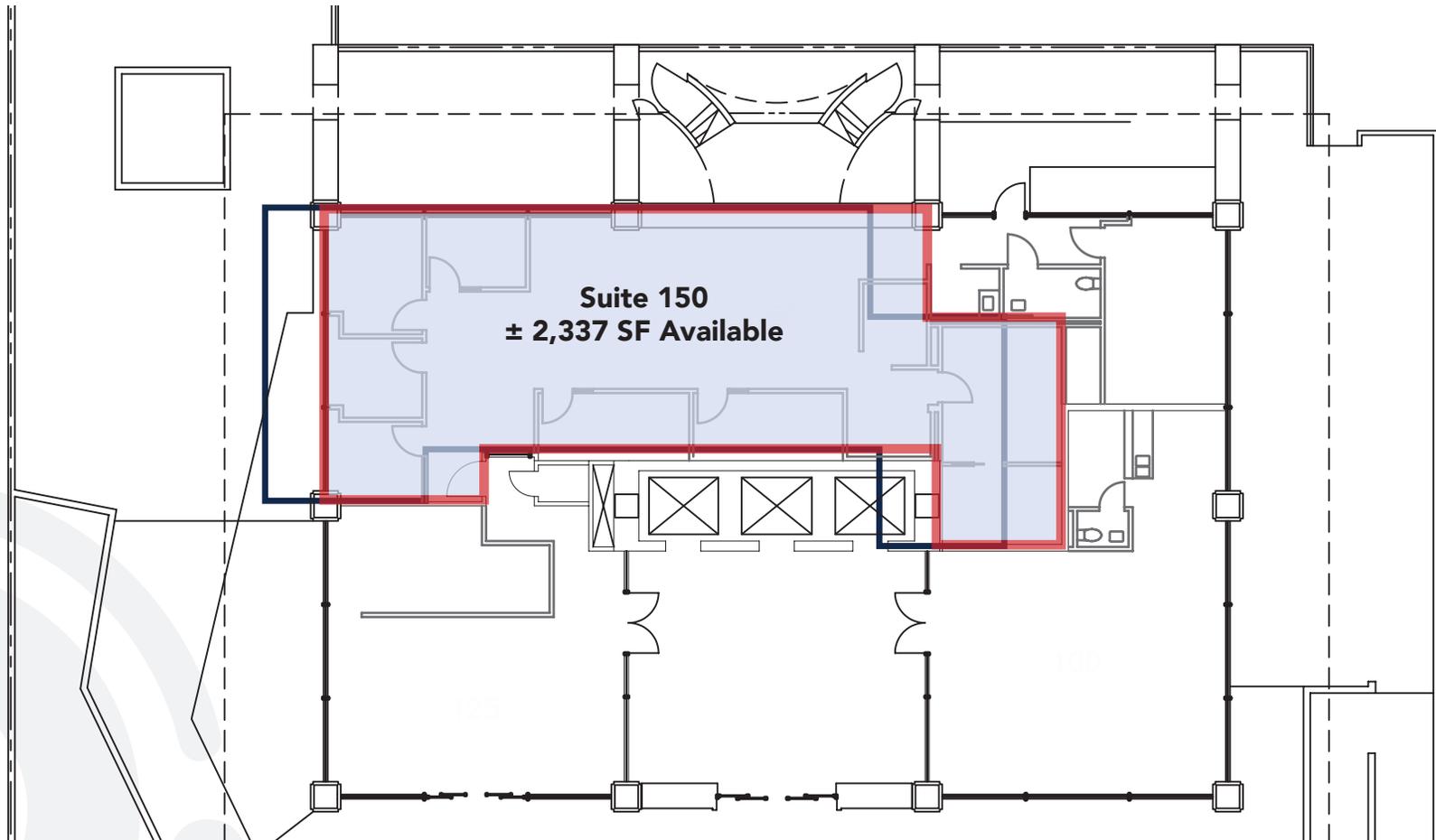


Existing cafe infrastructure

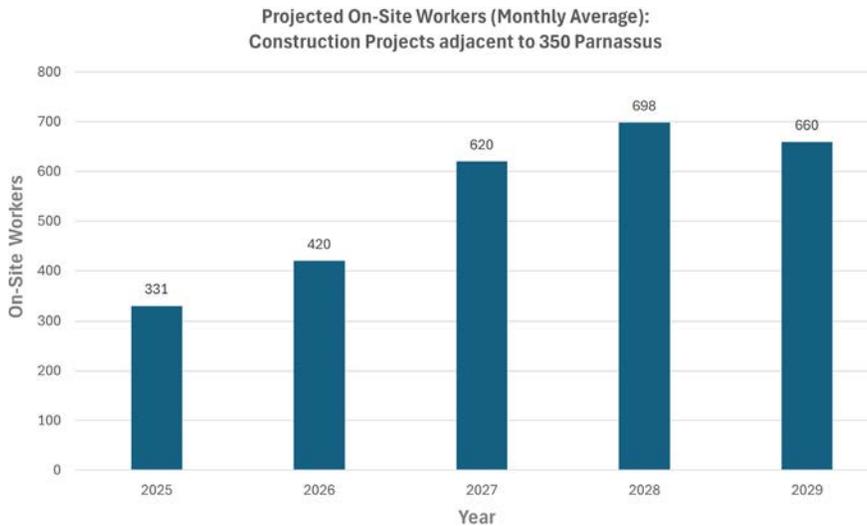


# SUITE 150

- ±2,337 SF
- Amazing panoramic views
- Column free space
- Outdoor patio
- Ideal for medical or personal services



# UCSF – PARNASSUS HEIGHTS NEW HOSPITAL DEVELOPMENT



- UCSF is currently in development of their Comprehensive Parnassus Heights Plan, a \$3 billion investment which includes developing several state-of-the-art medical buildings (detailed below) and more than doubling the student and research housing by adding 1,263 new housing units.
  - » Construction timeline: Present – 2030
- The New Hospital at Parnassus Heights will be a 15-story hospital that will increase UCSF’s overall bed capacity from 475 beds (2020) to 682 beds (2030)
  - » Projected completion: 2030
  - » Construction animation of new UCSF Parnassus Hospital
- The Parnassus Research and Academic Building will house research programs for cancer, microbiology, diabetes, immunology and cell biology. It also will be home to such key projects as the Benioff Center for Microbiome Medicine, iMicro, Bakar ImmunoX and CoLabs.
  - » Projected completion: early 2028
- The HSIR (Health Sciences Instruction and Research) Towers consists of (2) 16-floor towers and 90% of the buildings includes labs and research space. UCSF is currently upgrading the exterior, the seismic, and life safety aspects of the buildings
  - » Projected completion: early 2025

# AMENITIES & TRANSPORTATION



## Restaurants

1. Kezar Pizzetta
2. Taboun
3. Creola
4. North Beach Pizza
5. Bite Me Sandwiches
6. Padrecito
7. Beit Rima
8. Zazie
9. You See Sushi

10. Lime Tree
11. Yellow Submarine
12. Lavash
13. Crepevine Restaurants
14. Fiorella Sunset
15. Underdogs Tres
16. Rose Indian Cuisine
17. Manna
18. New Eritrea

## Coffee & Cafes

1. Starbucks
2. Le Boulangerie de San Francisco, Cole Valley
3. Peet's Coffee
4. Cafe Reverie
5. Bacon Bacon
6. Yo Tambien Cantina
7. Golden Bear Trading Company

8. The Beanery
9. Rain Tree Cafe
10. Arizmendi Bakery
11. Little Sweet
12. Tartine Inner Sunset

## Nightlife

1. Ino Vino
2. The Red Tail Beer & Wine Bar
3. Fireside Bar
4. Blackthorn
5. Little Shamrock
6. Mucky Duck

## Fitness

1. Live Fit
2. Millberry Fitness & Recreation Center
3. Sunset Gym
4. Yubalance
5. Accelerate Sports Performance
6. Midline
7. Mt Sutro Trails

## Attractions

1. California Academy of Sciences
2. SF Botanical Gardens
3. De Young Museum
4. Kezar Stadium
5. Haight Street

**P** Parking

# AMENITIES & TRANSPORTATION



CALIFORNIA ACADEMY OF SCIENCES



TARTINE INNER SUNSET



KEZAR STADIUM



LA BOULANGERIE OF SAN FRANCISCO, COLE VALLEY



ACCELERATE SPORTS PERFORMANCE



HAIGHT STREET



MANNA KOREAN RESTAURANT



IORELLA SUNSET



SF BOTANICAL GARDENS



BLACKTHORN



BEIT RIMA

**350**  
PARNASSUS

## CONTACTS

### **BEN LAZZARESCHI**

Senior Managing Director

415-810-8546

[ben.lazzareschi@nmrk.com](mailto:ben.lazzareschi@nmrk.com)

CA RE LIC. #01414579

### **DAVID KESSLER**

Associate Director

415-445-5149

[david.kessler@nmrk.com](mailto:david.kessler@nmrk.com)

CA RE LIC. #02107928

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rubicon  
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