

665 THIRD STREET

FOR LEASE | SOUTH BEACH | OFFICE, PDR, R&D, LAB SPACE

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



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665 THIRD STREET

PROPERTY AVAILABILITY

OFFICE | PDR | R&D | LAB SPACE

ADDRESS

665 3rd Street, San Francisco, CA 94107

FIFTH FLOOR

Available Space: +/- 230 - 9,645 SF

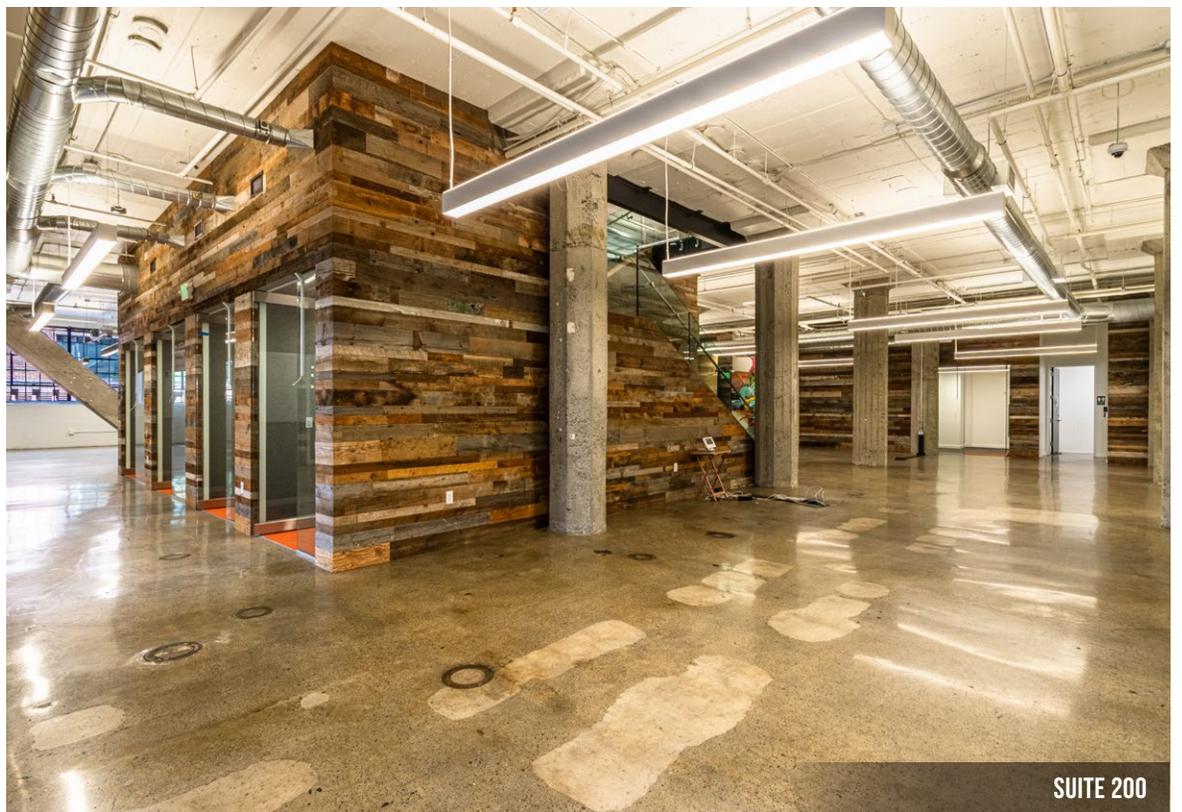
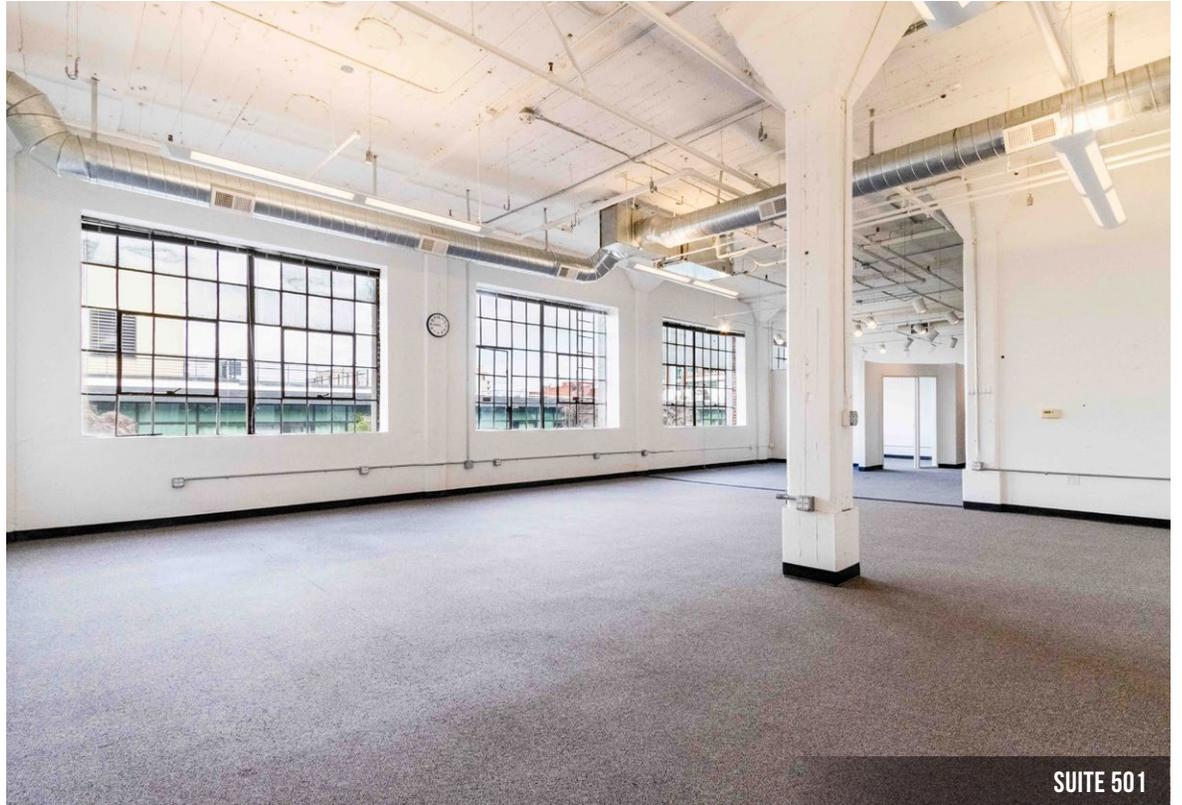
FOURTH FLOOR

Available Space: +/- 1,600 - 17,966 SF

THIRD & SECOND FLOOR

Available Space: +/- 4,927 - 17,529 SF

TOTAL +/- 45,140 SF



BUILDING ATTRIBUTES

- + Creative Buildouts, Great Natural Light & City Views
- + Building Can Accommodate A Variety Of Tenant Uses: Office, PDR, R&D, Lab, Light Manufacturing, etc.
- + Passenger Elevator In Main Lobby
- + Extremely Heavy Power - 3 Phase, 2,000 Amps, 480 Volts
- + Five (5) Dock Loading Bays
- + One (1) Drive-In Loading Ramp

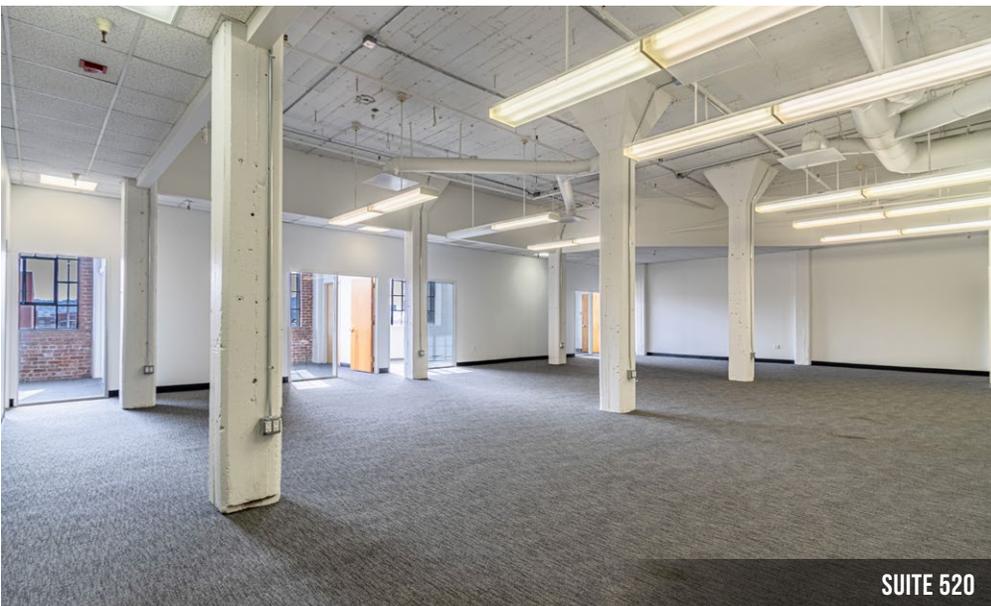
665 THIRD STREET

FIFTH FLOOR SUMMARY

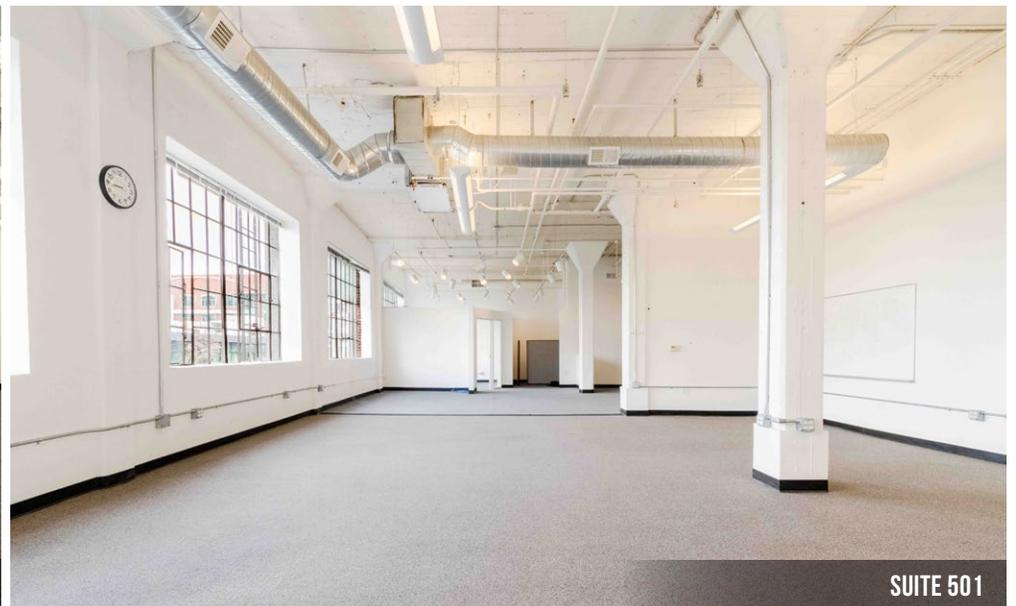
ADDRESS

665 3rd Street, San Francisco, CA 94107

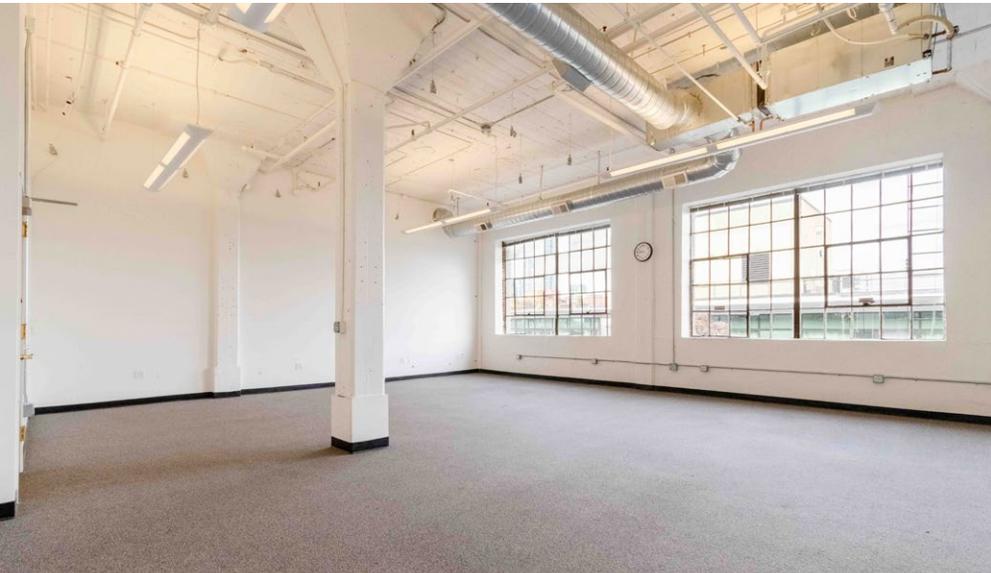
SUITE	RSF	AVAILABLE	RATES	NOTES
525	+/- 230	Immediately	\$27 / SF / YR, IG	Individual Office Spaces
524	+/- 265	Immediately	\$27 / SF / YR, IG	Individual Office Spaces
520	+/- 3,912	Immediately	\$33 / SF / YR, IG	Two (2) Meeting Rooms, Three (3) Offices, Exposed Brick Walls, Great Natural Light, Sweeping City Views
505	+/- 2,334	Immediately	\$36 / SF / YR, IG	Two (2) Meeting Rooms, Three (3) Offices, Exposed Brick Walls, Great Natural Light, Sweeping City Views
501	+/- 2,904	Immediately	\$36 / SF / YR, IG	Two (2) Meeting Rooms, Great Natural Light, Sweeping City Views *Can be leased with 505*



SUITE 520



SUITE 501



SUITE 501

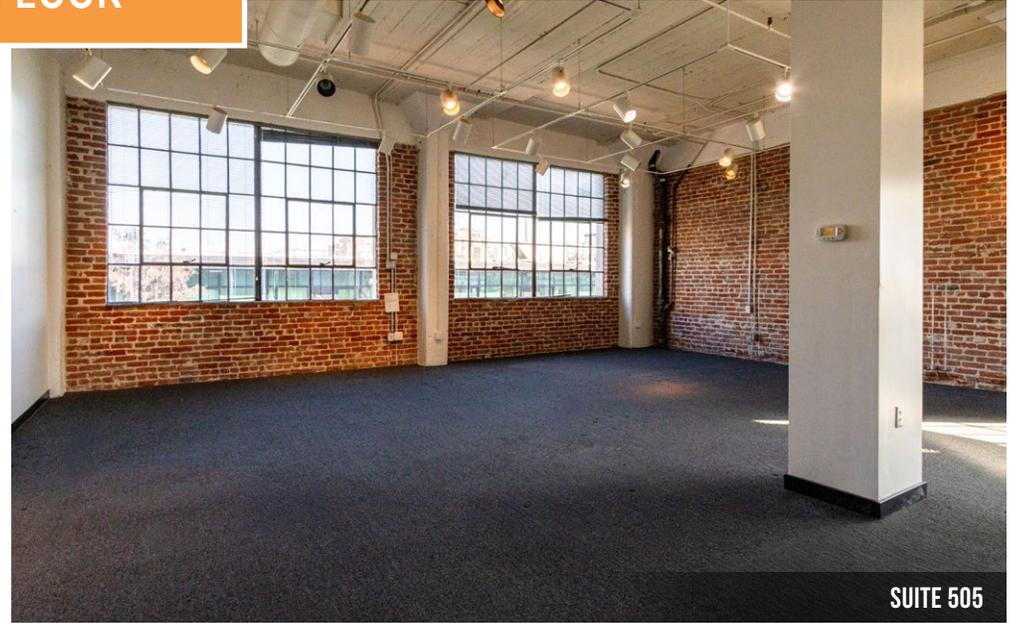


SUITE 520

FIFTH FLOOR



SUITE 524



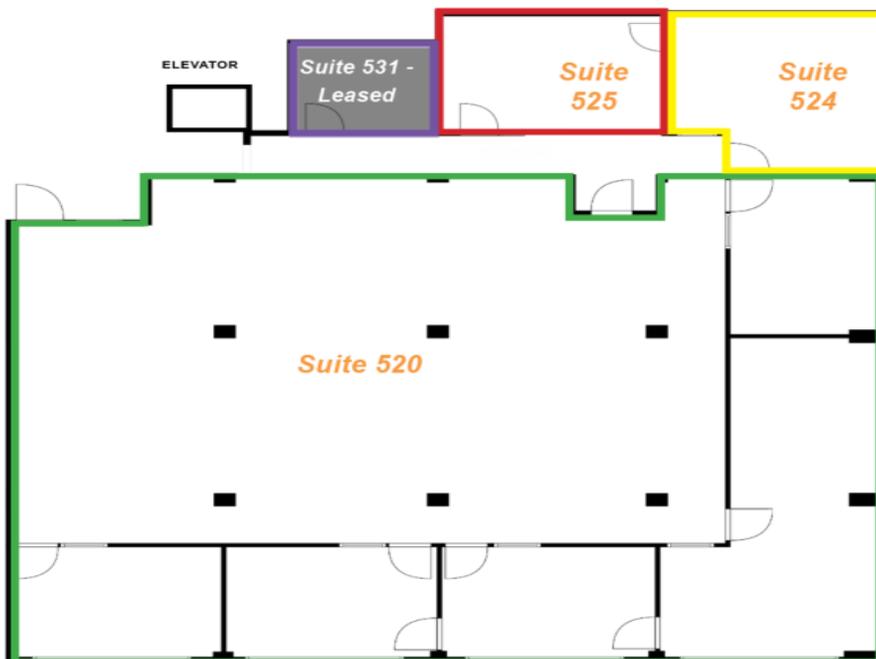
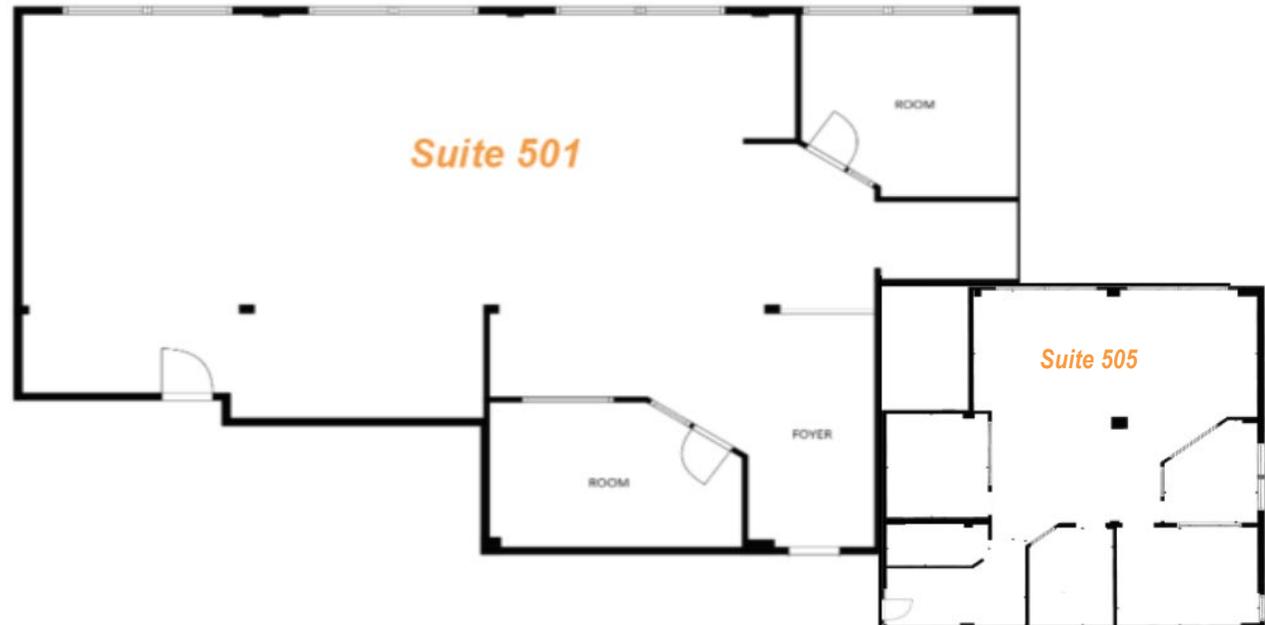
SUITE 505

665 THIRD STREET

Floor Plans

Fifth Floor

+/- 158 - 9,645 Square Feet



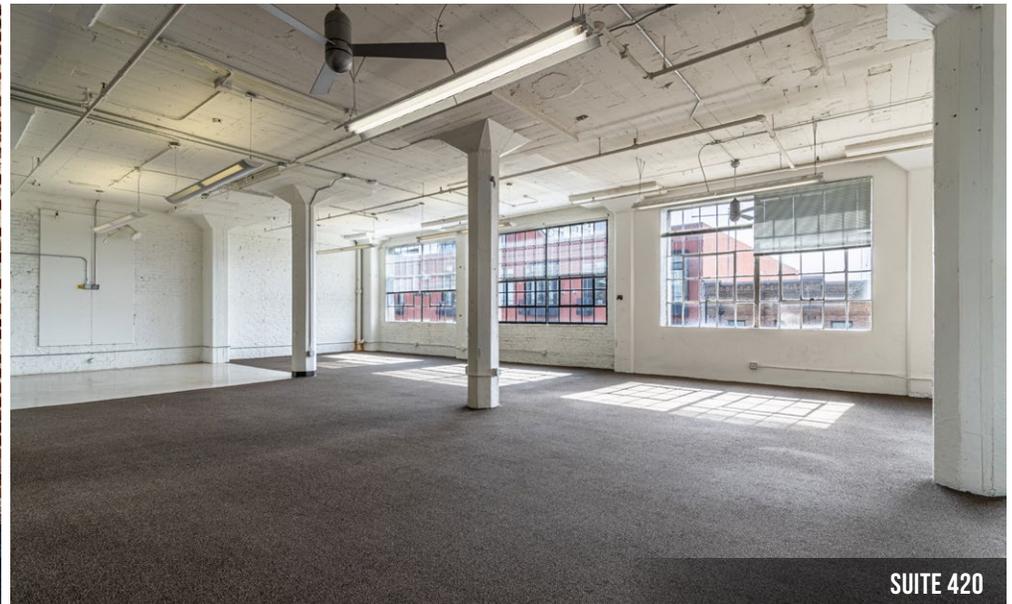
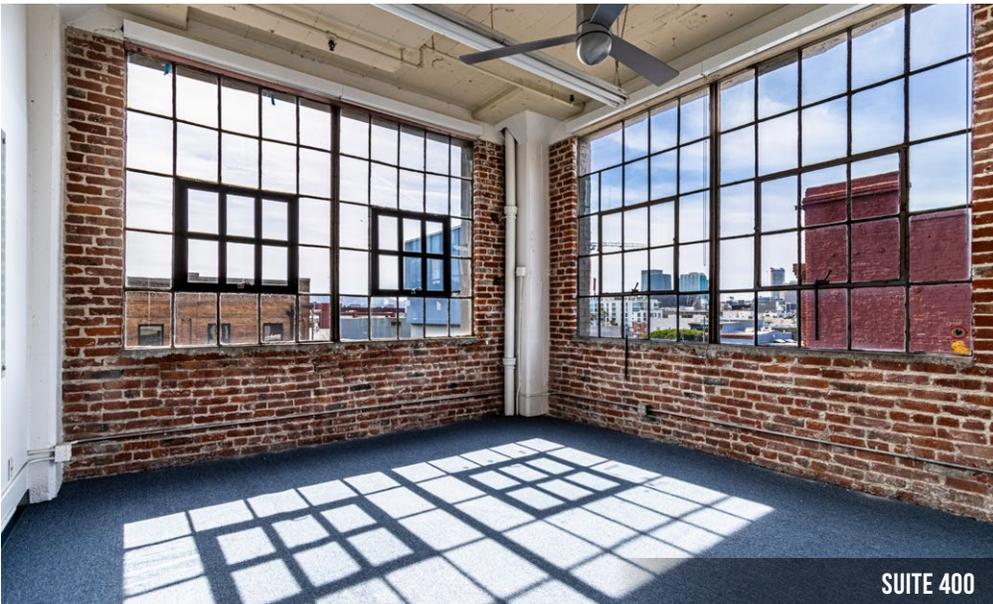
665 THIRD STREET

FOURTH FLOOR SUMMARY

ADDRESS

665 3rd Street, San Francisco, CA 94107

SUITE	RSF	AVAILABLE	RATES	NOTES
420	+/- 3,958	Immediately	\$33 / SF / YR, IG	New Spec Suite - Two (2) Meeting Rooms, Two (2) Offices, Kitchenette, & Two (2) Restrooms
415	+/- 2,446	Immediately	\$33 / SF / YR, IG	Two (2) Meeting Rooms & Three (3) Offices
410	+/- 1,600	Immediately	\$33 / SF / YR, IG	High Ceilings, One (1) Office
408	+/- 2,200	Immediately	\$27 / SF / YR, IG	Two (2) Meeting Rooms, One (1) Office, Built-In Work Stations
400	+/- 9,362	Immediately	\$33 / SF / YR, IG	Four (4) Meeting Rooms, Four (4) Offices, Kitchenette, Direct Freight Elevator Access



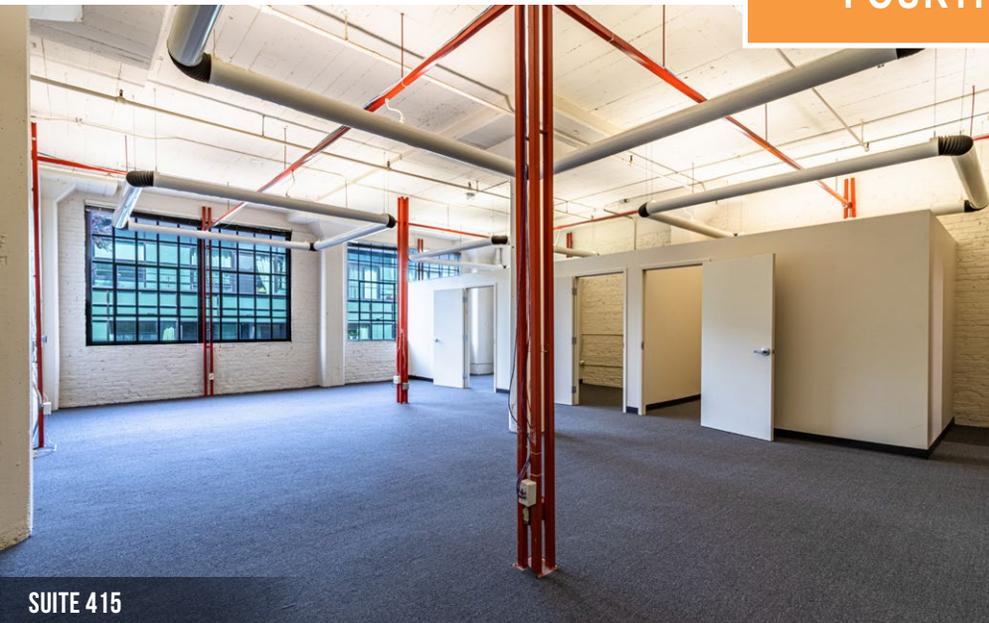


SUITE 400

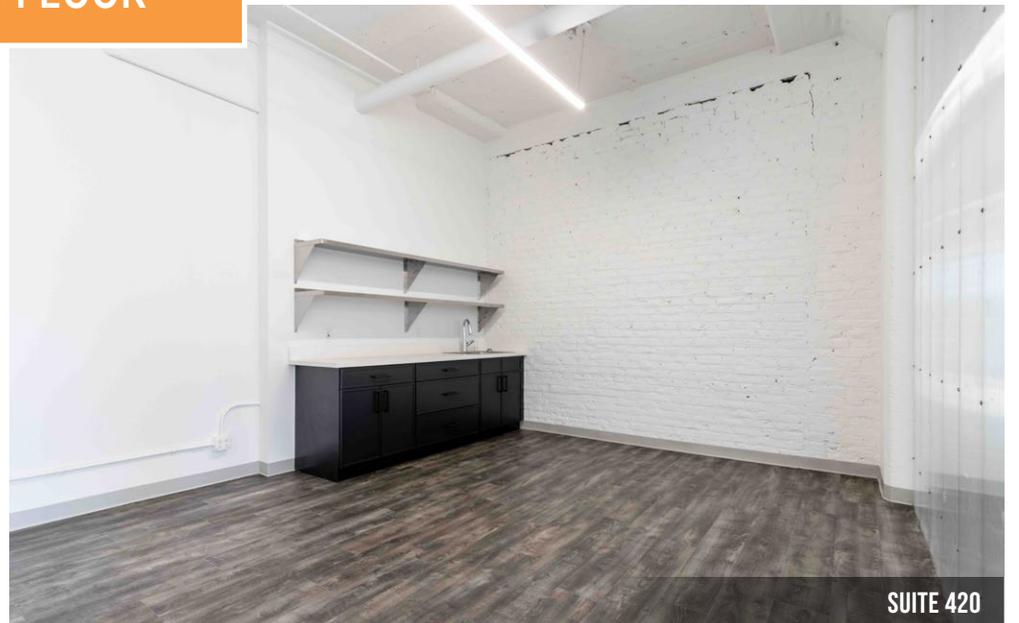


SUITE 420

FOURTH FLOOR



SUITE 415



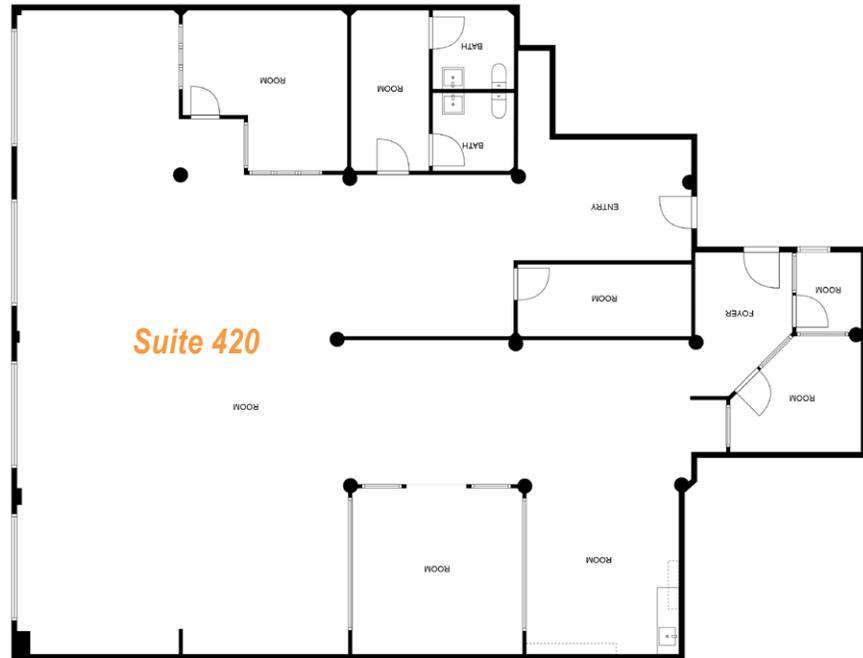
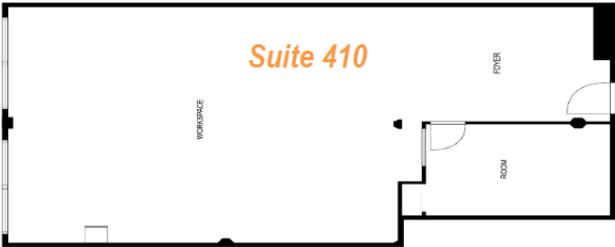
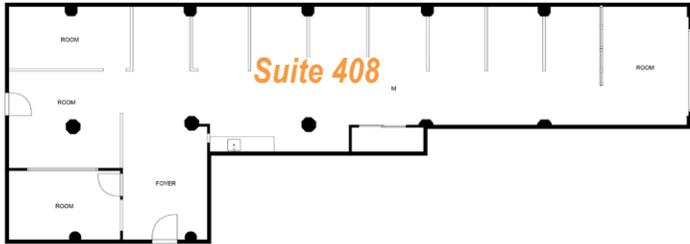
SUITE 420

665 THIRD STREET

Floor Plans

Fourth Floor

+/- 19,566 Square Feet



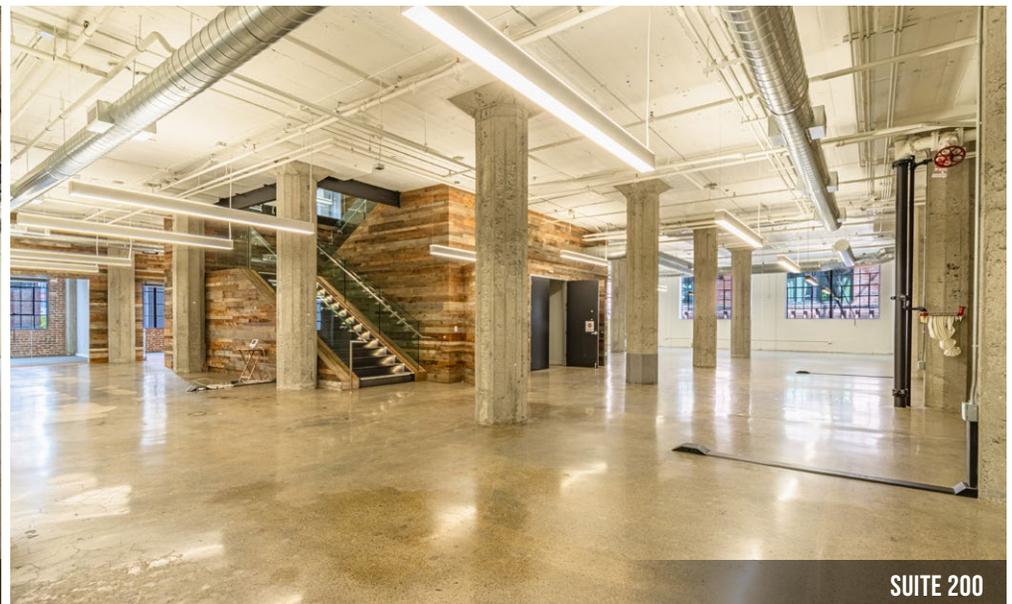
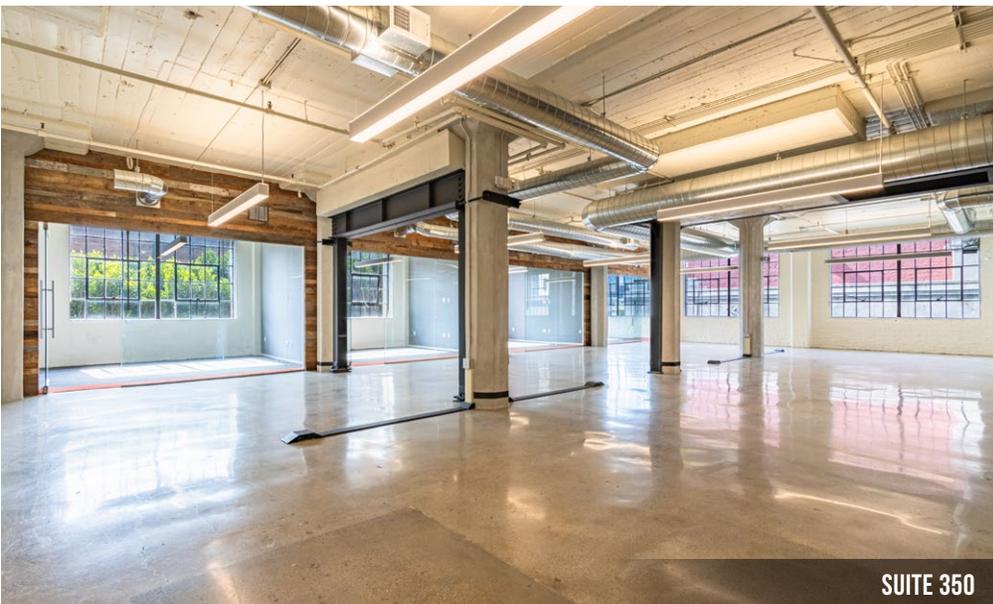
665 THIRD STREET

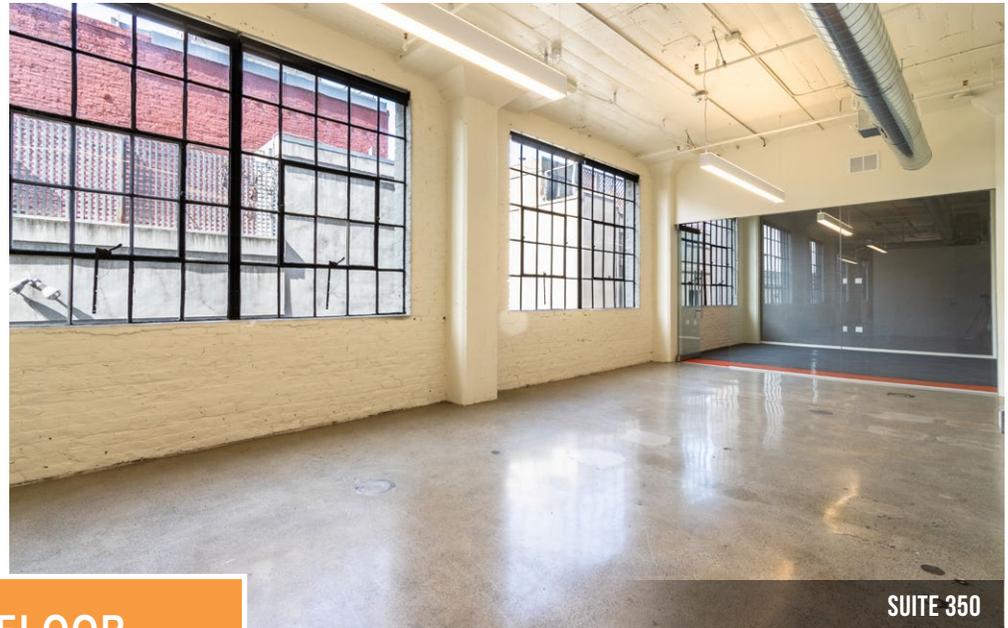
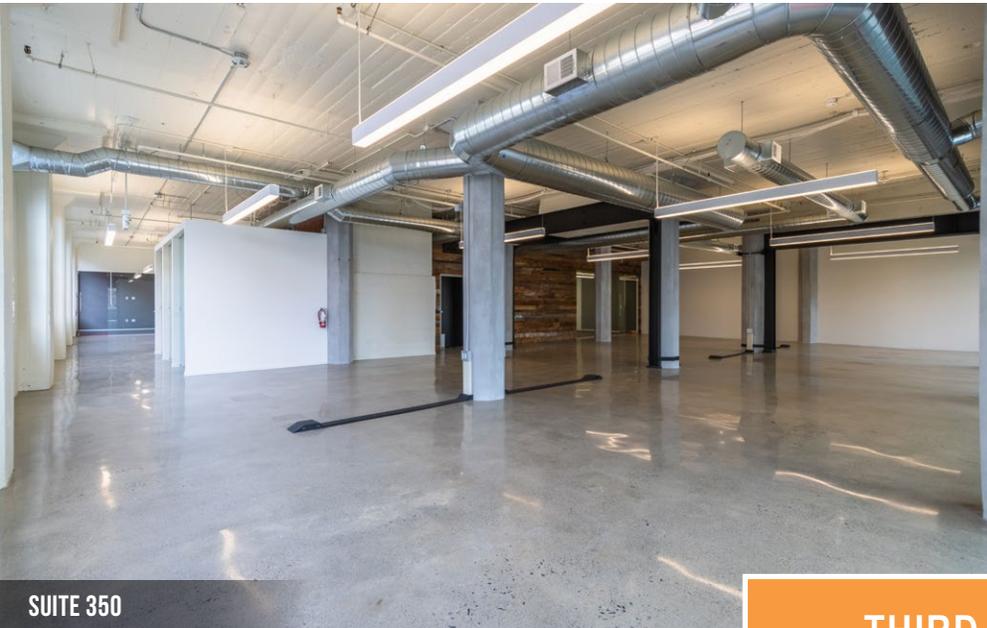
THIRD & SECOND FLOOR SUMMARY

ADDRESS

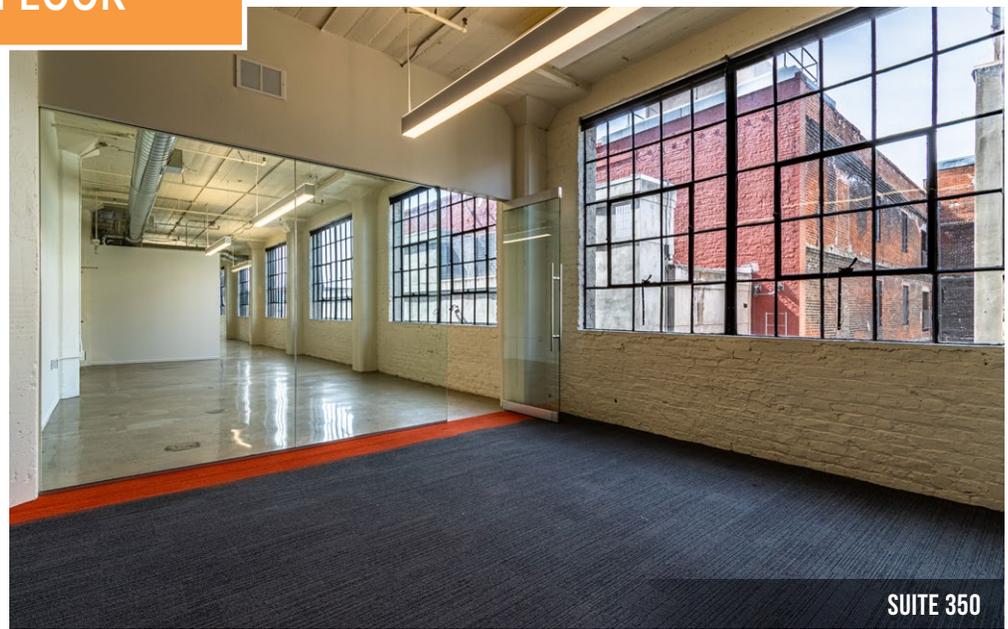
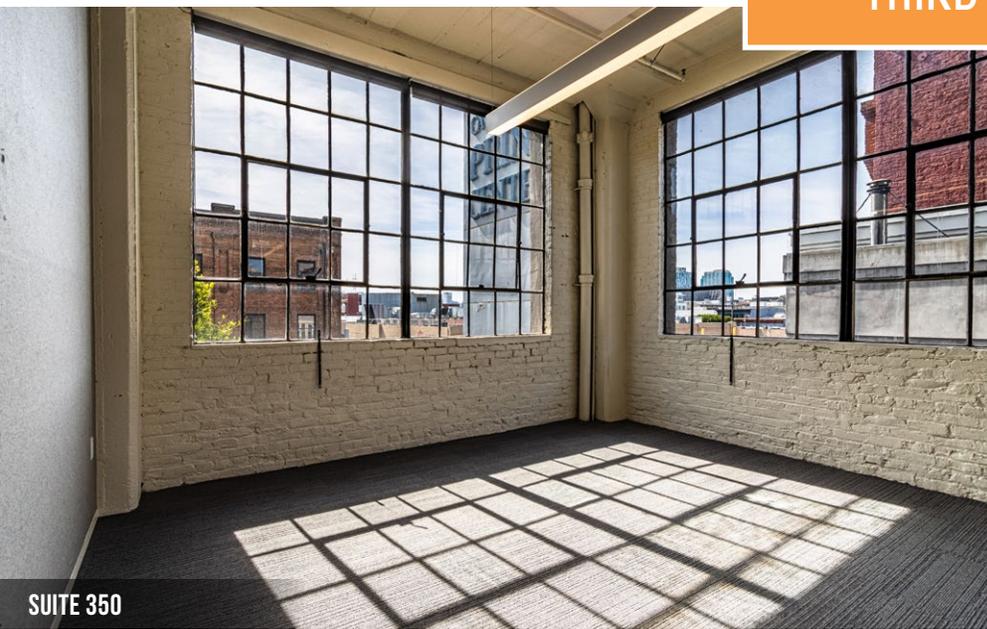
665 3rd Street, San Francisco, CA 94107

SUITE	RSF	AVAILABLE	RATES	NOTES
350	+/- 4,927	Immediately	\$36 / SF / YR, IG	Six (6) Meeting Rooms & Three (3) Offices
*200	+/- 12,602	Immediately	\$36 / SF / YR, IG	Incredible Build-Out Designed by Costa Brown, Seven (7) Meeting Rooms, Six (6) Offices, Kitchenette, & Three (3) Coed Restrooms





THIRD FLOOR

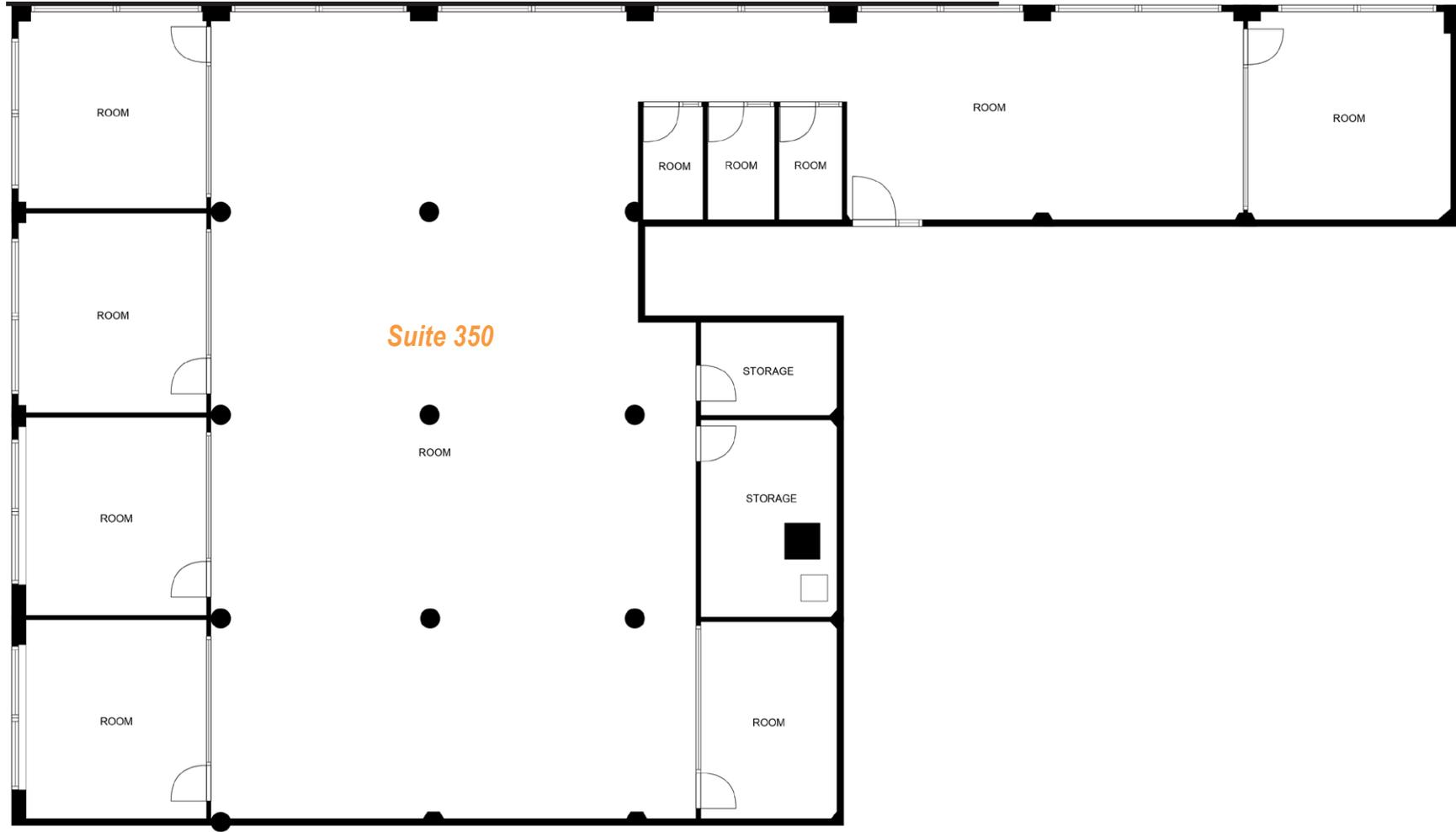


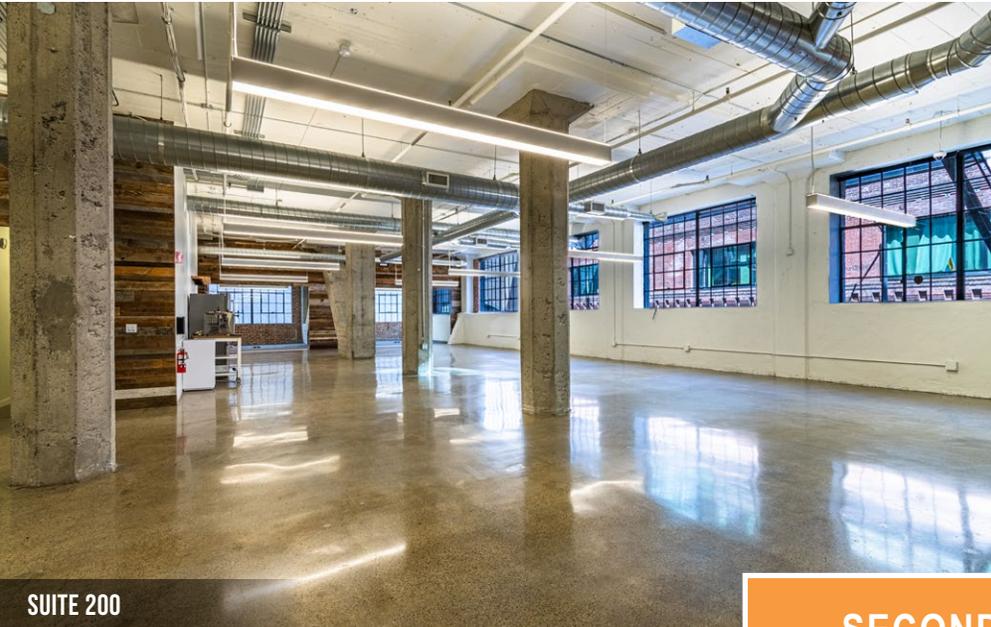
665 THIRD STREET

Floor Plans

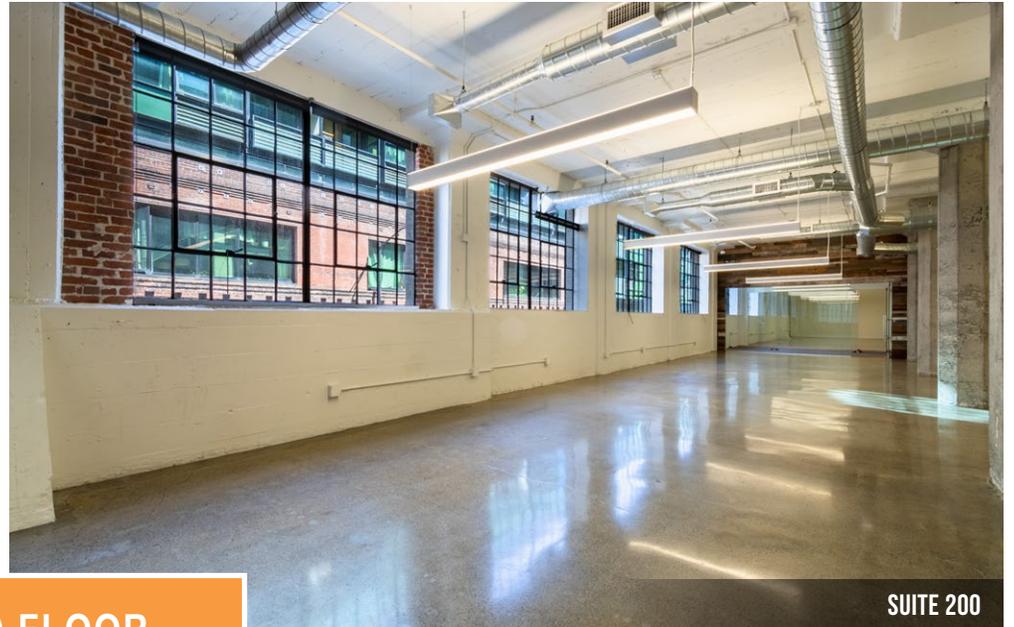
Third Floor

+/- 4,927 Square Feet



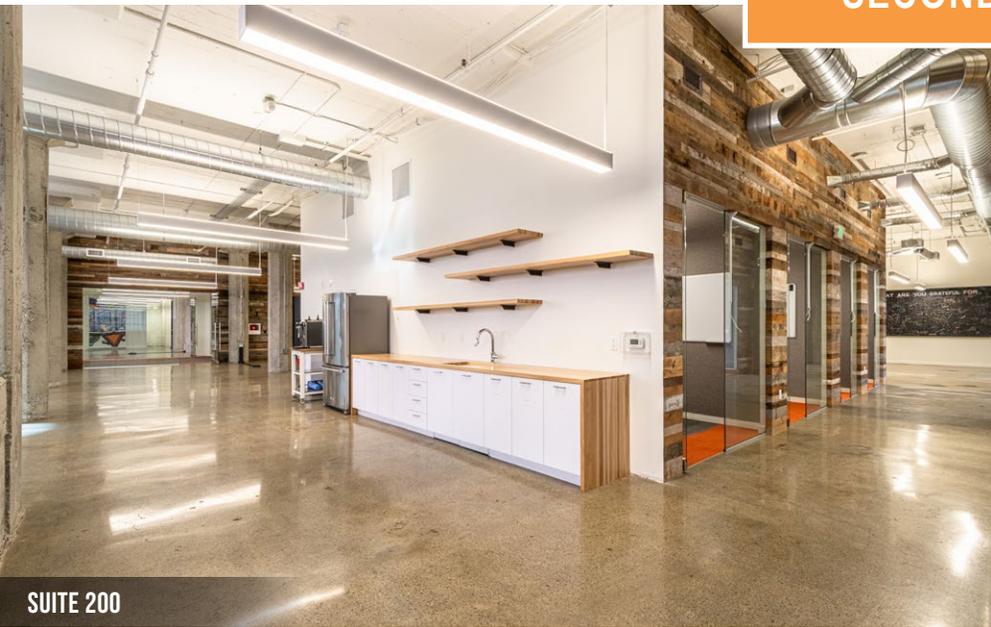


SUITE 200

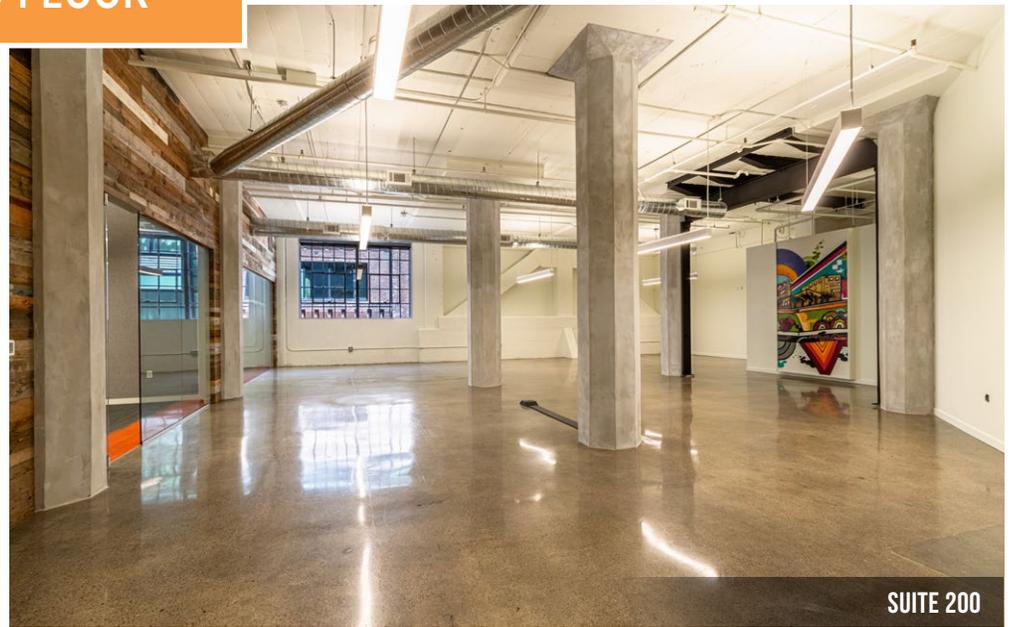


SUITE 200

SECOND FLOOR



SUITE 200



SUITE 200

665 THIRD STREET

Floor Plans

Second Floor

+/- 12,602 Square Feet



665 THIRD STREET

LOCATION OVERVIEW

Desirable South of Market location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



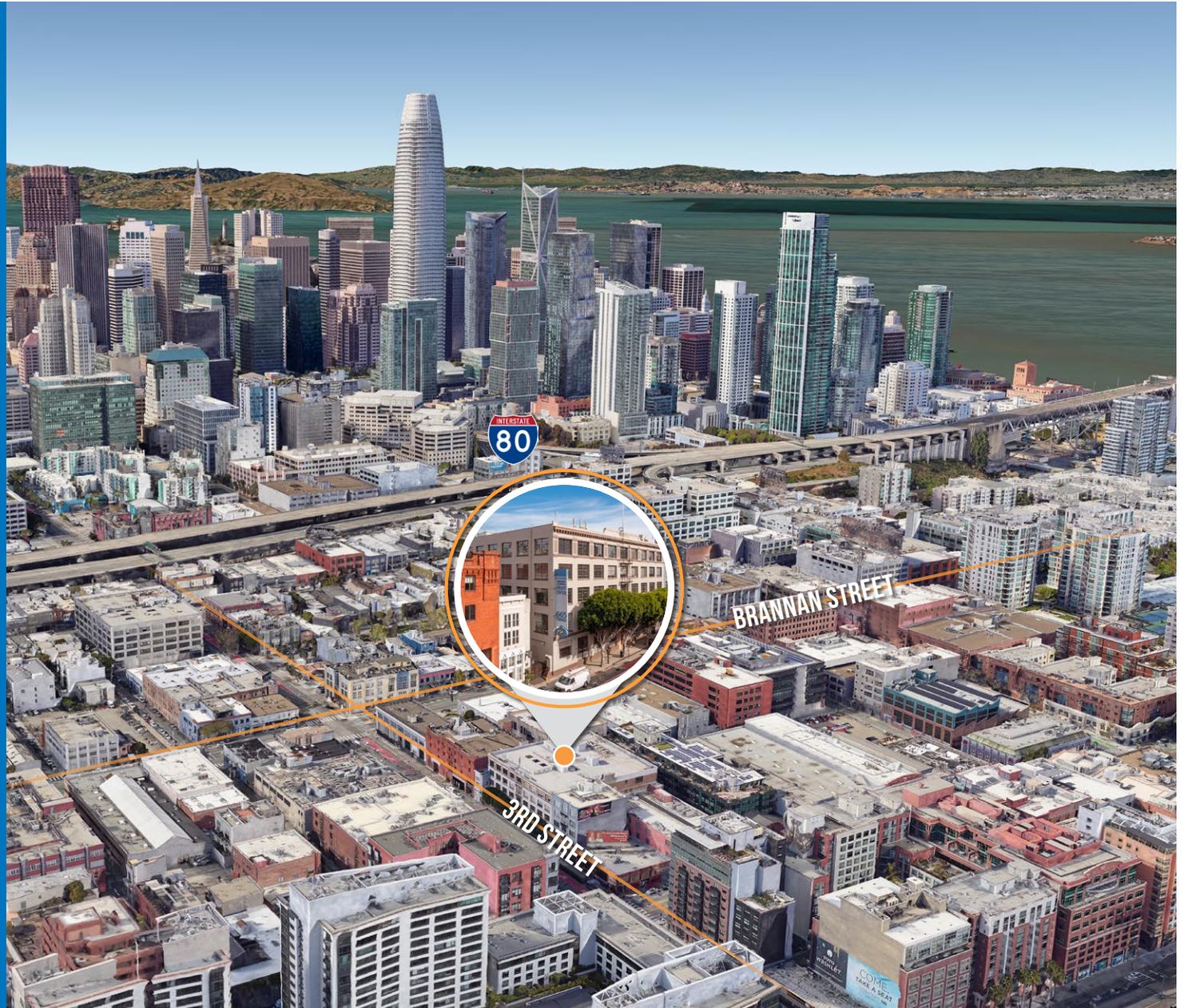
03 MIN to Oracle Park
06 MIN to SF CalTrain
20 MIN to Montgomery Bart



08 MIN to Union Square
10 MIN to Financial District
12 MIN to Mission District



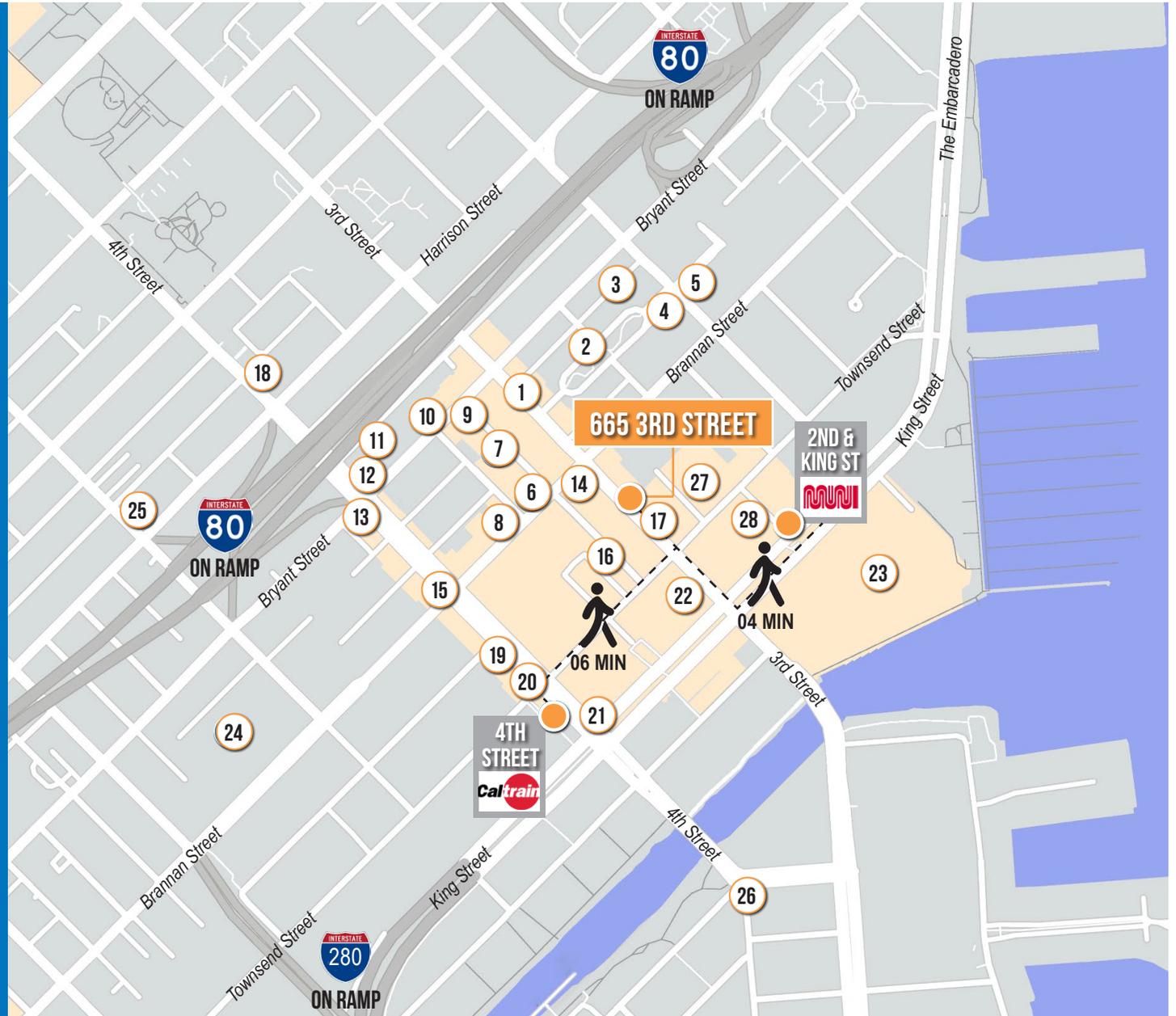
03 MIN to 80 On-Ramp
04 MIN to 280 On-Ramp
08 MIN to 101 On-Ramp



665 THIRD STREET

NEARBY AMENITIES

- 1..... Flour & Branch
- 2..... Caffe Centro
- 3..... Blue Bottle Coffee
- 4..... Colombo's
- 5..... 21st Amendment
- 6..... Brickhouse
- 7..... Steep
- 8..... Alexander's Steakhouse
- 9..... Lava Restaurant & Lounge
- 10..... Black Hammer Brewing
- 11..... Thriller Social Club
- 12..... Shell Gas Station
- 13..... The Hotel Utah Saloon
- 14..... Local Tap
- 15..... Marlowe
- 16..... Little Skillet
- 17..... Alchemist Bar & Lounge
- 18..... Whole Foods Market
- 19..... The UPS Store
- 20..... Walgreens
- 21..... Safeway
- 22..... Lucky Strike San Francisco
- 23..... Oracle Park
- 24..... San Francisco Flower Mart
- 25..... All Star Donuts
- 26..... Gus's Community Market
- 27..... Saison
- 28..... Hotel Via



665 THIRD STREET



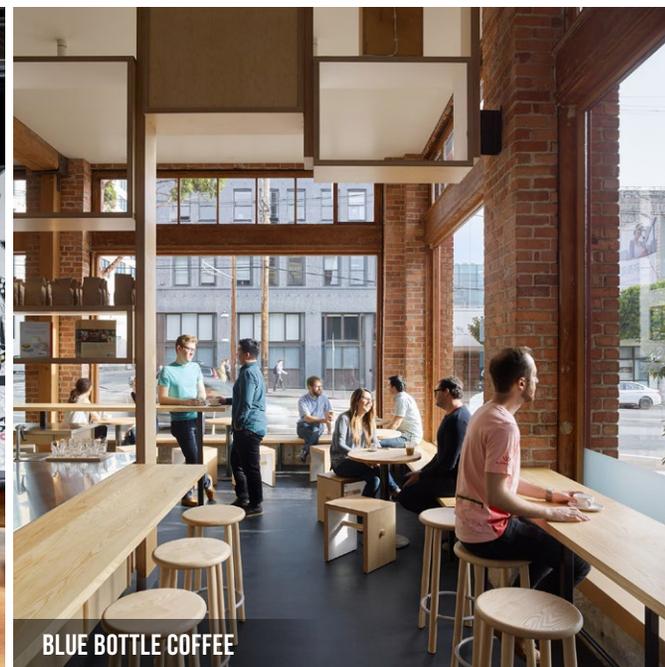
HOTEL VIA



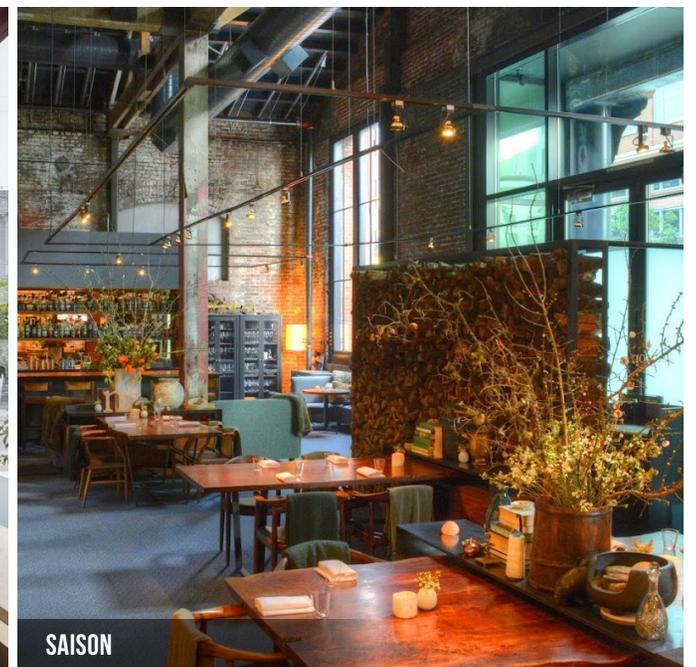
ORACLE PARK



BLACK HAMMER BREWING



BLUE BOTTLE COFFEE



SAISON

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