

# 800 IRVING STREET

Corner of Irving Street & 9th Avenue, San Francisco

**RETAIL FOR LEASE | INNER SUNSET NEIGHBORHOOD**



IRVING STREET AND 9TH AVE., SAN FRANCISCO, CA

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 **LOCKEHOUSE**  
RETAIL GROUP

In the heart of San Francisco's Inner Sunset, 800 Irving Street offers a rare owner-user opportunity at the prime corner of Irving Street and 9th Avenue. Available for the first time in over 60 years, this ±5,750 SF building provides exceptional visibility, expansive signage potential, and consistent foot traffic in one of the city's most active neighborhood corridors.

Surrounded by top national and local retailers—including Starbucks, Tartine, Pacific Catch, and Ambiance—this location benefits from a strong tenant mix and a loyal customer base. Just steps from the N Judah MUNI line, which serves nearly 27,000 riders daily, and one block from Golden Gate Park, 800 Irving sits at the crossroads of transit, tourism, and community.

This high-traffic, iconic location is ideal for retail, medical, or professional services, and represents a unique chance to own a flagship presence in one of San Francisco's most sought-after neighborhoods.



## LINCOLN WAY

10TH AVENUE

- Perilla
- Blackthorn
- Inle Burmese Cuisine
- Qing Shu
- Ebisu
- Kiki Japanese
- Marnee Thai
- Gordo Taqueria
- Jenny's Burger
- Park Gyros



9TH AVENUE

- Pacific Catch, Mixt
- Pasquale's Pizzera
- Poke Origin
- Easy Breezy Froyo
- Posh Bagel
- Fiorella, Super Duper Burgers
- Tartine
- Underdogs Tres
- Saint Frank Coffee (*Opening soon*)
- Ambiance
- Luke's Local grocer

8TH AVENUE

- The Beanery
- Sunset Indian
- Banh Mi Crunch
- Crepevine
- Chloe's Closet
- Crossroad's Trading

7TH AVENUE

- Loving Hut Vegan Restaurant
- Foghorn Taproom
- Noomoon
- May Lee Chinese
- Marrow Gallery

6TH AVENUE

10TH AVENUE

- Reliable Pharmacy
- Manna
- Beanery
- Sriracha Thai
- Masala Dosa
- CyBelle's Front Room
- Nabe
- Donut World
- Arizmendi Bakery

9TH AVENUE

- On The Run
- Art's Cafe
- Yumma's Grill
- Snowbird Coffee
- Kogi Gogi BBQ
- Sunflower Garden
- Mahalo!
- Ushi Taro Ramen
- Rose Indian Cuisine
- Kothai Republic

8TH AVENUE

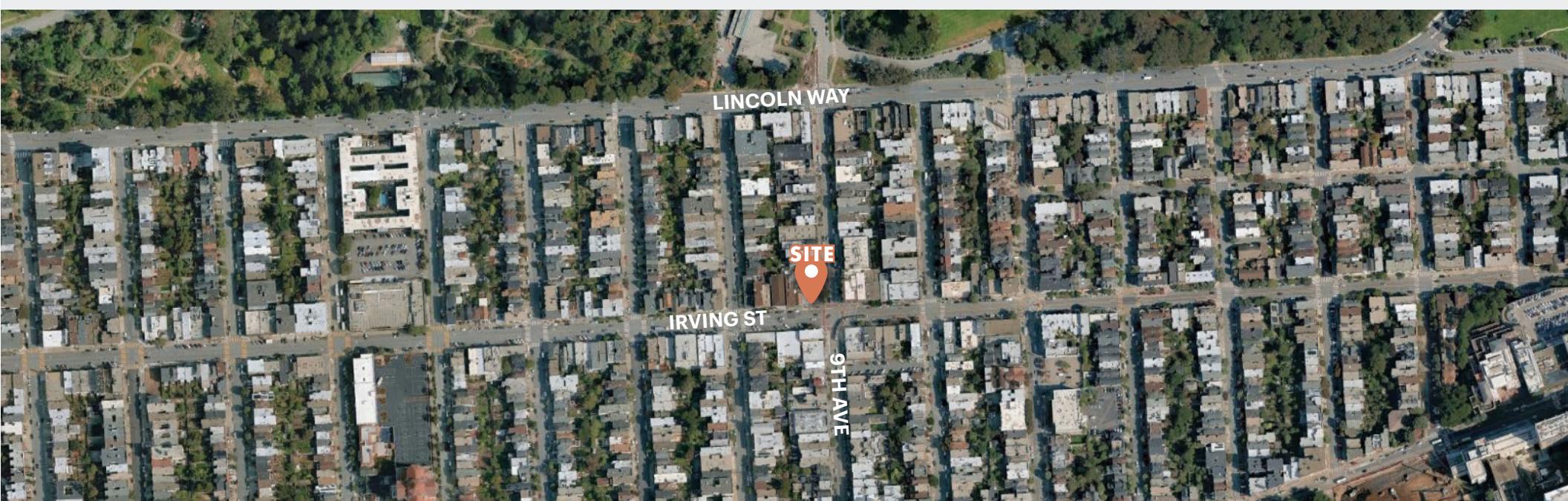
- Fireside Bar
- El Rancho Grande
- Yifang Taiwan
- One Stop Beauty Supply
- Jun's Beauty Salon
- Daily Beauty Supply
- Fireside Bar

7TH AVENUE

- Third Culture Bakery
- The Red Tail Beer & Wine Bar
- Hahn's Hibachi Supply
- Lavash
- The Yellow Submarine

6TH AVENUE

## JUDAH STREET



- Approximately 5,750 SF
- High-Profile, Prime Corner Of Highly Trafficked Irving Street & 9th Avenue In The Inner Sunset Neighborhood
- First time available in over 60 years
- Main + Main of the Inner Sunset Neighborhood and west side of San Francisco
- +57.5' of frontage on Irving Street
- +100' of frontage on 9th Avenue
- Tremendous signage
- Located at the N Judah Muni Line
- 1 block from Golden Gate Park
- Active, pedestrian hub with exciting array of local, regional and national boutiques, restaurants, cafes, and retailers





## SURROUNDING RETAIL TENANTS



TARTINE



Pacific Catch  
Fresh Fish Grill



## POPULATION

	1 MILE	3 MILES	5 MILES
	49,154	439,835	858,704



## ESTIMATED HOUSEHOLDS

	1 MILE	3 MILES	5 MILES
	20,886	193,381	366,557



## ESTIMATED AVERAGE HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
	\$274,246	\$304,446	\$294,869



## ESTIMATED AVERAGE HOUSEHOLD NET WORTH

	1 MILE	3 MILES	5 MILES
	\$2.14 M	\$2.16 M	\$1.93 M



## COLLEGE DEGREE BACHELOR DEGREE OR HIGHER

	1 MILE	3 MILES	5 MILES
	72.8%	68.2%	60.2%



## TOTAL RETAIL EXPENDITURES

	1 MILE	3 MILES	5 MILES
	\$1.3 B	\$11.88 B	\$21.63 B

\*Demographic Source: Site USA Regis 6/03/25

