



<b>LEASE RATE</b>	<b>\$30.00 - 42.00 SF/YR</b>
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### OFFERING SUMMARY

<b>BUILDING SIZE:</b>	7,200 SF
<b>AVAILABLE SF:</b>	2,100 - 2,200 SF
<b>LOT SIZE:</b>	2,433 SF
<b>YEAR BUILT:</b>	1987
<b>ZONING:</b>	NC3
<b>SUBMARKET:</b>	Central Richmond
<b>VIRTUAL TOUR:</b>	<a href="#">View Here</a>

**KEVIN D. CHIN, CCIM**  
 O: 415.922.2900 x101  
 kevinc@svn.com  
 CalDRE #00696127

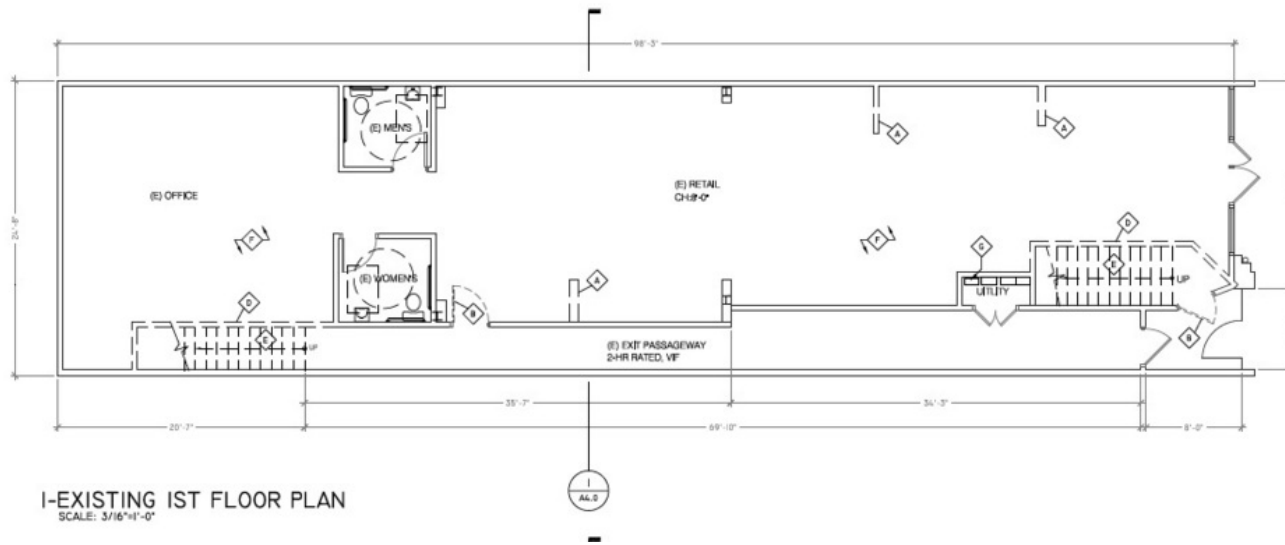
### PROPERTY OVERVIEW

Prominent Geary Boulevard retail/office building. Great Central Richmond district location near major MUNI lines, shopping and dining.

Ground floor retail storefront and office space on the 2nd and 3rd floors. 19 foot ceiling in the back half of the 3rd floor. Perfect for media studio.

### PROPERTY HIGHLIGHTS

- High traffic storefront
- Affordable office space



## LEASE INFORMATION

<b>LEASE TYPE:</b>	NNN	<b>LEASE TERM:</b>	36 months
<b>TOTAL SPACE:</b>	2,100 - 2,200 SF	<b>LEASE RATE:</b>	\$30.00 - \$42.00 SF/yr

## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
6147 Geary Blvd.	Available	2,200 SF	NNN	\$42.00 SF/yr	Ground floor retail space
2nd floor	Available	2,100 SF	NNN	\$30.00 SF/yr	Mostly open plan office space
3rd floor	Available	2,100 SF	NNN	\$7,000 per month	Office and Media Production Studio Space. Perfect for content creators.

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