



RETIRES FOR LEASE
Julie Taylor
Yang Chen
415 788 3100

JB
833
JAMES BONG BUILDING

1-HR PHOTO

PHARMACY

Walgreens

FOR AHEAD
NO STOPPING
ANY TIME

FOR LEASE

16,642 SF Walgreens Space

825 Market St | San Francisco, CA 94103



Walgreens Space

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16,642 SF

Building

5/1/2030

Lease End Date

\$55 PSF MG

Asking

ABOUT THE PROPERTY

All offers are subject to approval by Walgreens Real Estate Committee.

- High profile location along Market Street, one block away from the Powell Street Cable Car Turnaround
- Great co-tenancy, adjacent to Levi's and around the corner from downtown's only Trader Joe's
- Powell Street BART and Muni Underground entrance located right in front of store

NEARBY RETAILERS



MEN'S WEARHOUSE

MICHAEL KORS



TRAFFIC COUNTS

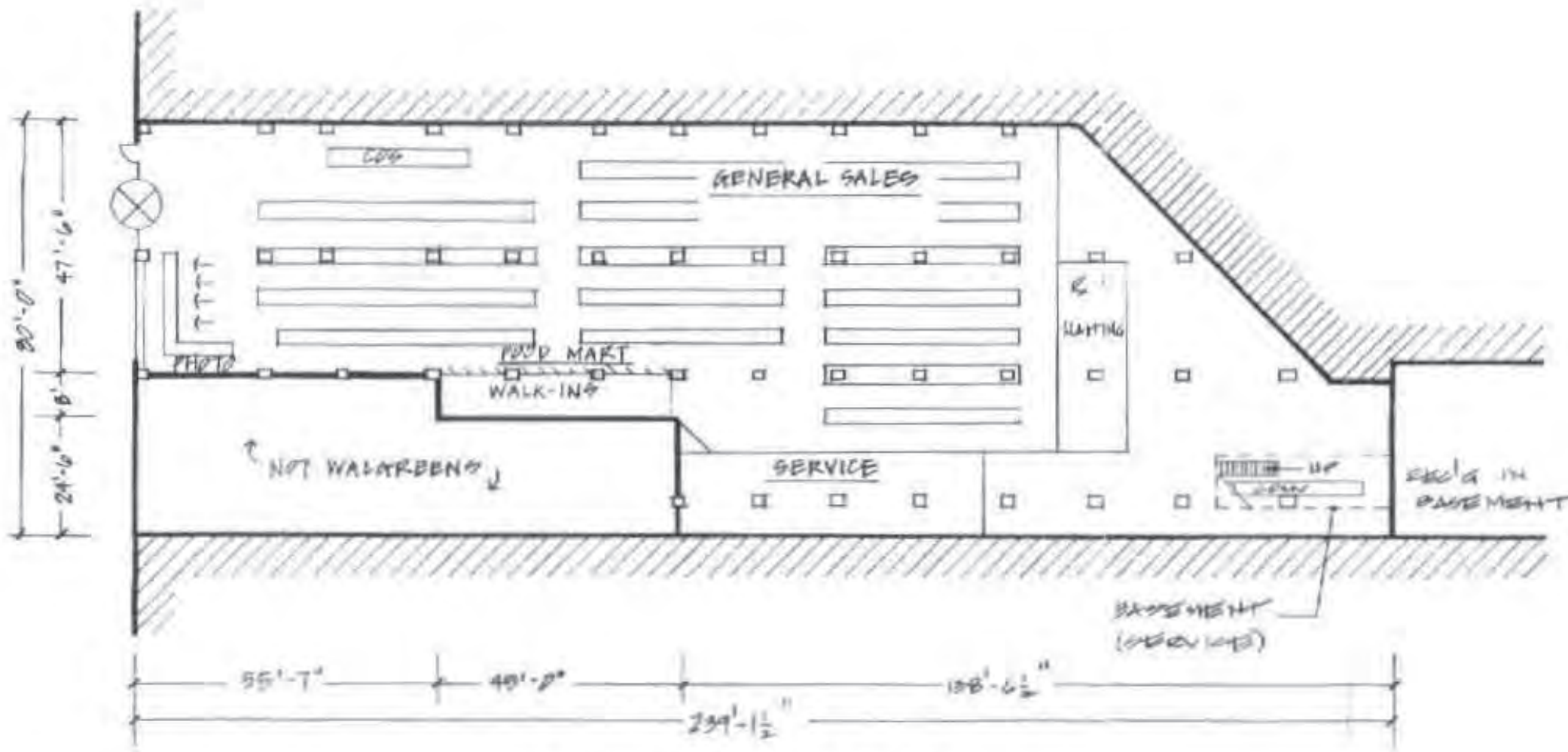
4th St

Year: 2023 | Placer Labs, Inc.

13,830 VPD

Walgreens Space

825 Market St | San Francisco, CA 94103



DEMOGRAPHIC HIGHLIGHTS

Population

	1 Mile	3 Miles	5 Miles
2024 Estimated Population	145,196	437,611	696,878
2029 Projected Population	149,240	447,900	710,727
Projected Annual Growth 2024 to 2029	0.55%	0.47%	0.39%

2024 Daytime Population

	1 Mile	3 Miles	5 Miles
Daytime Population	407,541	731,325	956,783
Workers	356,821	598,408	720,128
Residents	50,720	132,917	236,655

2024 Income

	1 Mile	3 Miles	5 Miles
Average Household Income	\$157,134	\$206,603	\$204,007
Median Household Income	\$95,181	\$148,343	\$146,647

Households & Growth

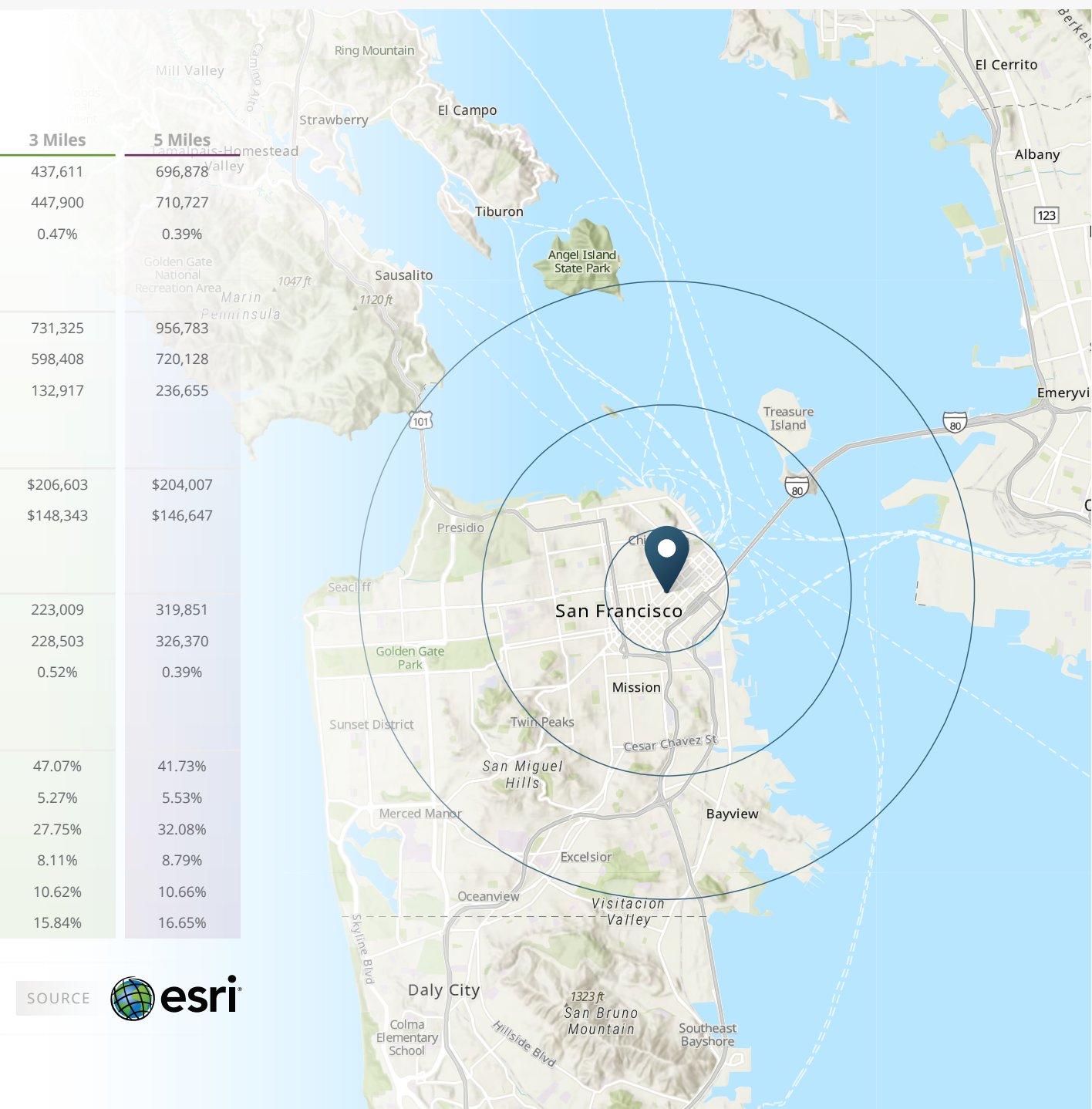
	1 Mile	3 Miles	5 Miles
2024 Estimated Households	79,652	223,009	319,851
2029 Projected Households	82,073	228,503	326,370
Projected Annual Growth 2024 to 2029	0.60%	0.52%	0.39%

2024 Race & Ethnicity

	1 Mile	3 Miles	5 Miles
White	33.45%	47.07%	41.73%
Black or African American	6.81%	5.27%	5.53%
Asian or Pacific Islander	41.31%	27.75%	32.08%
Other Race	8.24%	8.11%	8.79%
Two or More Races	8.75%	10.62%	10.66%
Hispanic	15.02%	15.84%	16.65%

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE esri





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