



SAN FRANCISCO, CA 94107

# 956 Folsom St.

FOR SALE

Industrial Creative Space  
Featuring Drive-In Access

**SCOTT MASON**

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We're Here to Help – Reach Out Today!

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# HIGHLIGHTS

| 956 Folsom St.

BUILDING SIZE  
9,000 SQUARE FEET

LOT SIZE  
4,250 SQUARE FEET

ZONING  
MUR - MIXED-USE RESIDENTIAL

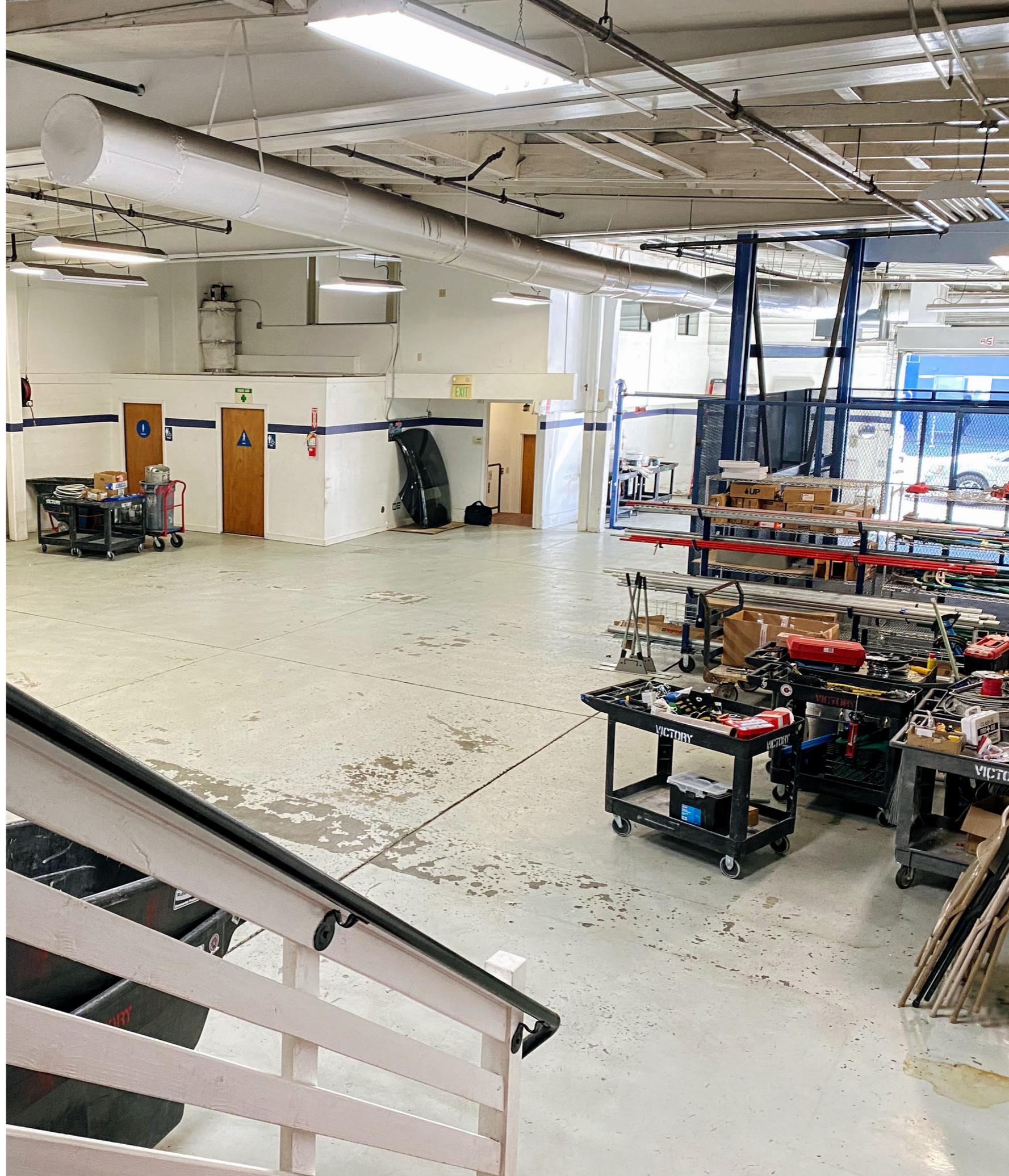
APN  
3732-024

SALE PRICE  
\$3,650,000

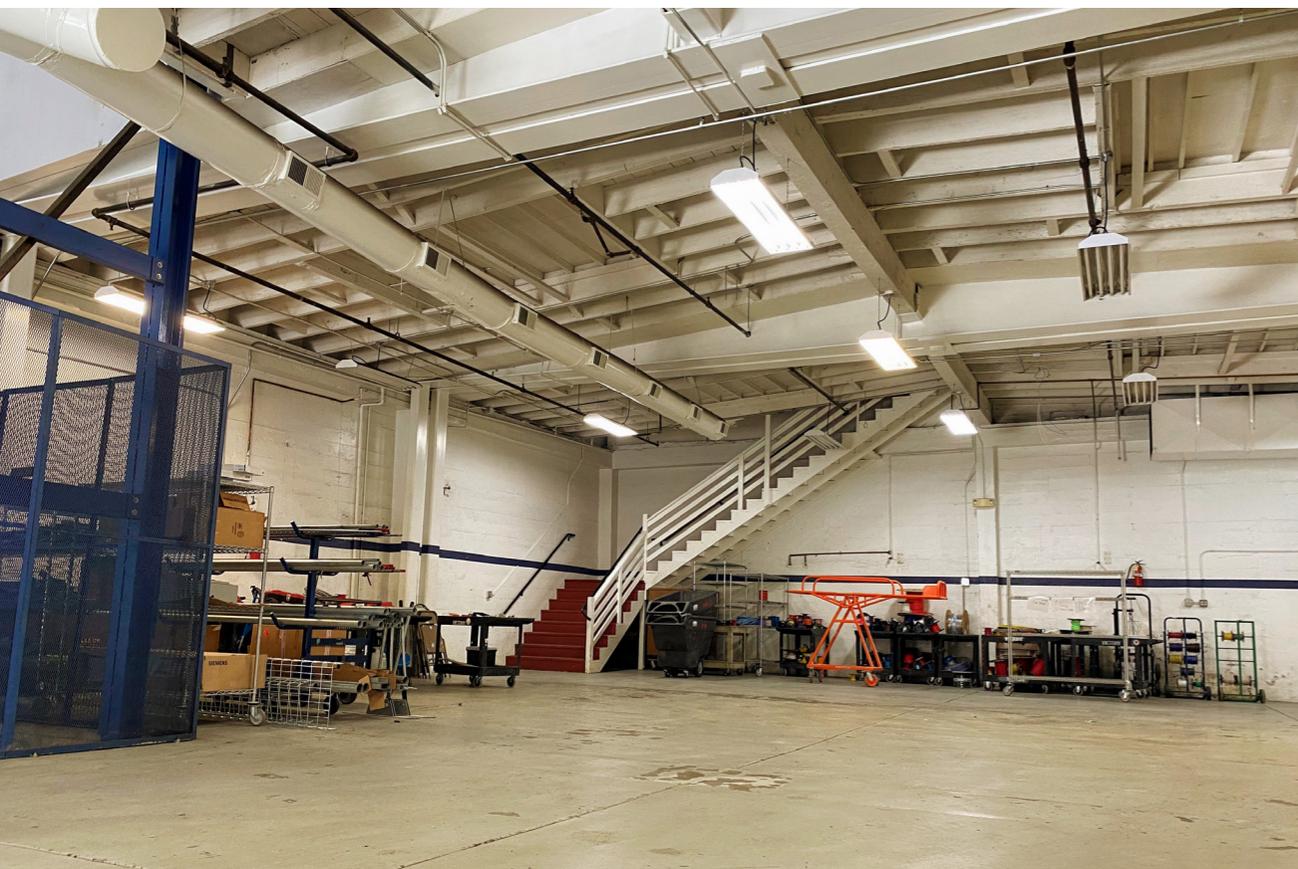
## BUILDING FEATURES

- One (1) Drive-in Door
- Industrial Lift
- 3 Phase / 400 AMPS
- High Ceilings
- Sprinklered

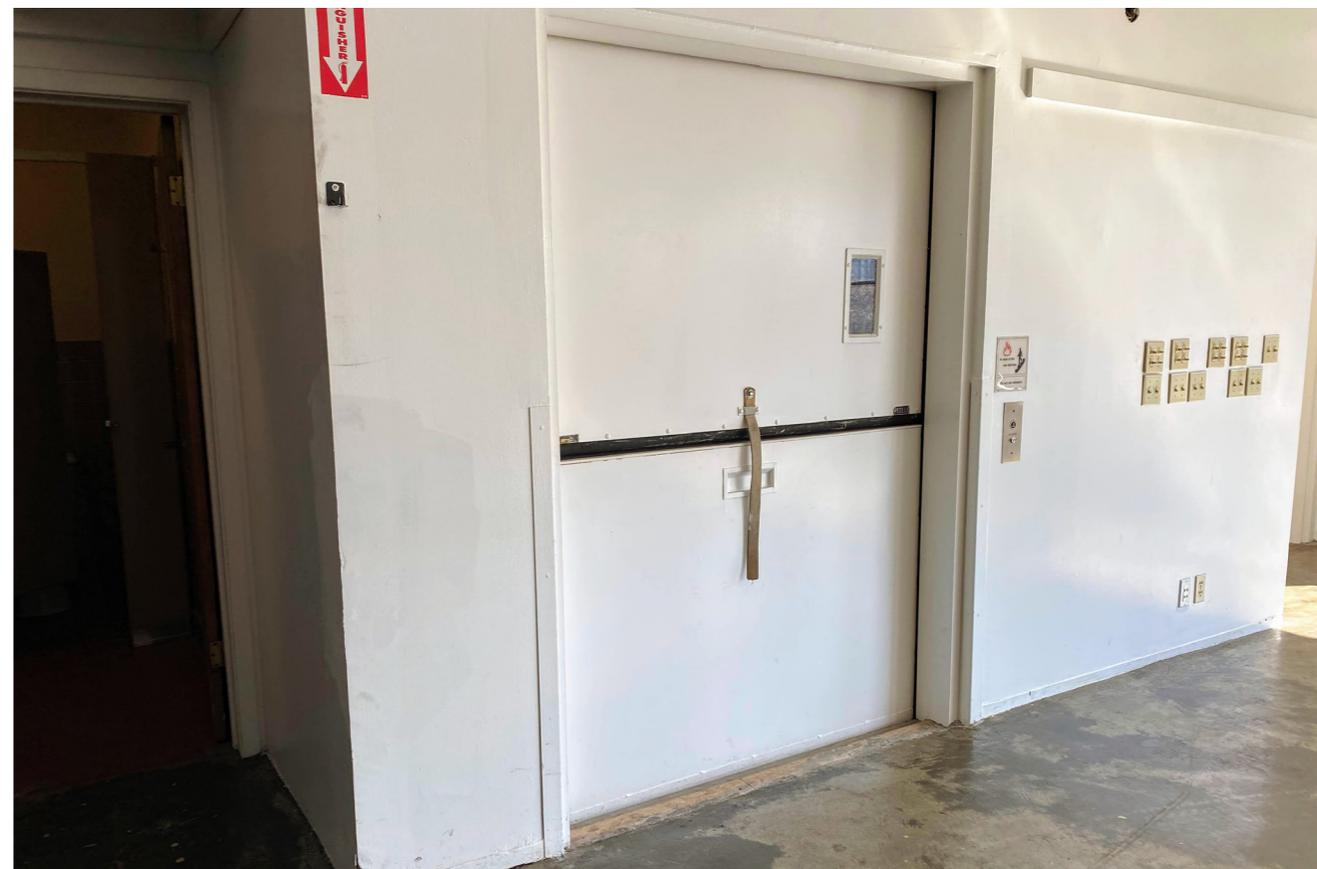
 **CALCO**  
COMMERCIAL, INC.



GALLERY  
| 956 Folsom St.



GALLERY  
| 956 Folsom St.



# LOCATION OVERVIEW

## | 956 Folsom St.

Prime location in the heart of San Francisco's SOMA district — surrounded by leading tech offices, creative hubs, dining, and nightlife, with excellent access to public transit and major highways.



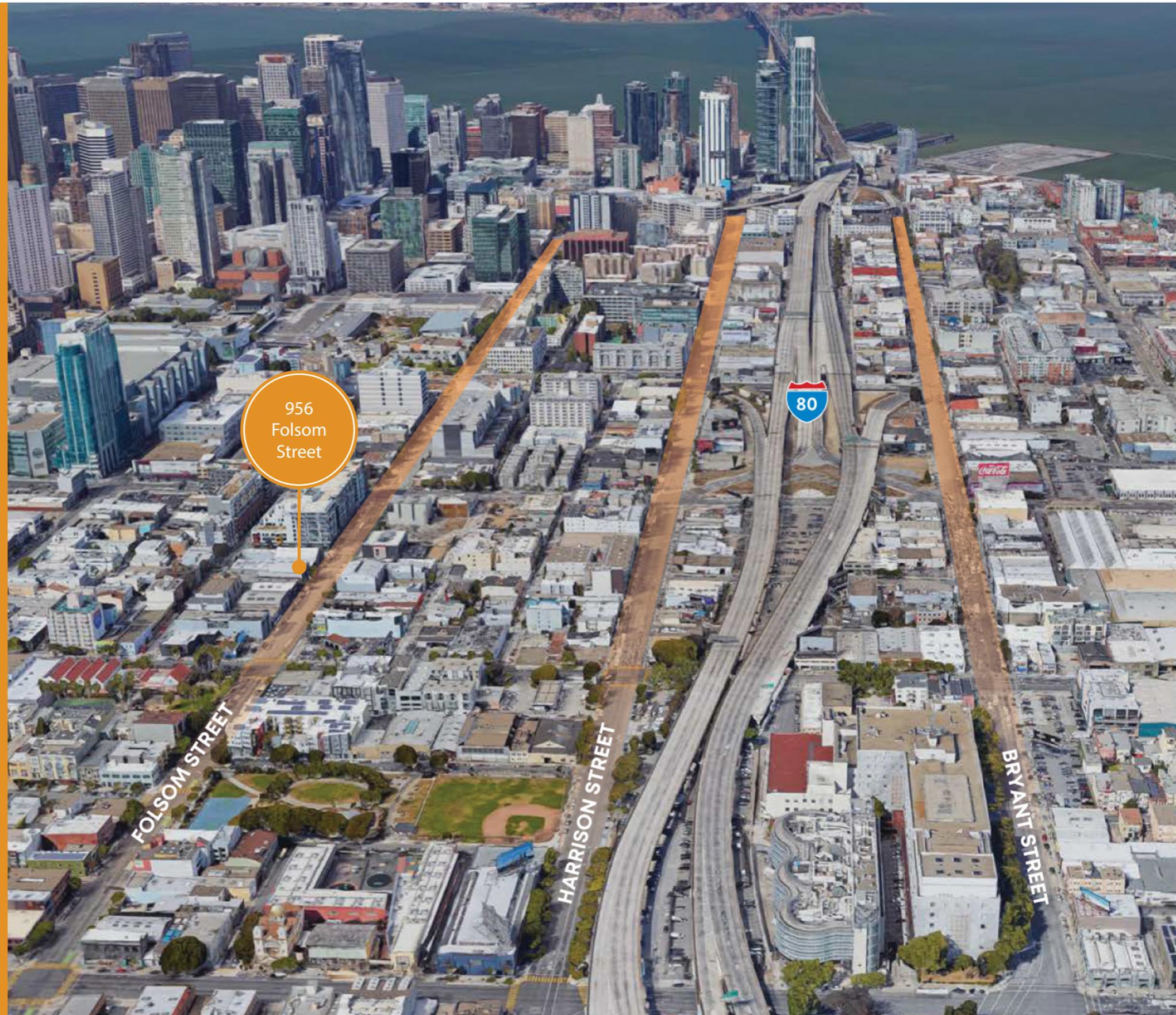
03 MIN to Powell Street  
BART / MUNI  
05 MIN to Westfield San  
Francisco Centre  
06 MIN to Yerba Buena  
Gardens



03 MIN to Union Square  
05 MIN to Financial District  
08 MIN to Mission District



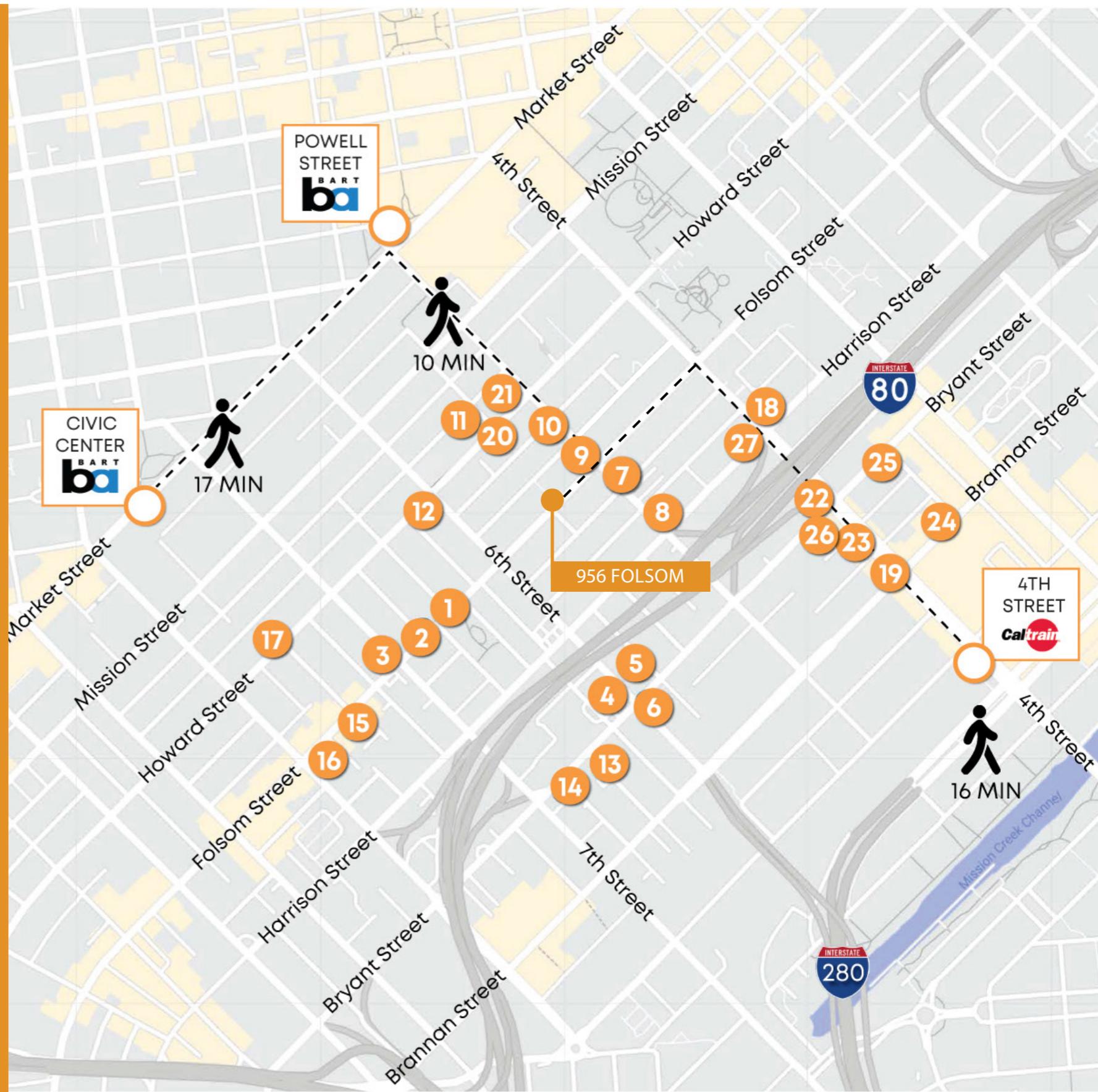
02 MIN to I-80 On-Ramp  
04 MIN to 101 / 280 Access



# NEARBY AMENITIES

## | 956 Folsom St.

1. Deli Board
2. Extreme Pizza
3. Sightglass Coffee
4. Social Cafe
5. Aydea
6. Pho de Nguyen
7. City's Choice Cafe
8. All Star Donuts
9. Dragon Horse
10. Mr. East Kitchen
11. Tempest Bar & Box Kitchen
12. Bini's Kitchen
13. Kiss My Seoul
14. Dinosaur Sandwiches
15. Basil Thai
16. San Francisco Pole and Dance
17. Enterprise Brewing Co.
18. Whole Foods Market
19. Marlowe
20. Tin
21. The Chieftain Irish Pub
22. Thriller Social Club
23. Taksim
24. Brickhouse Cafe & Bar
25. Black Hammer Brewing Company
26. Que Viet
27. Delah Coffee





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## PIONEERING REAL ESTATE SOLUTIONS WITH PROVEN EXPERTISE

Calco Commercial, founded in 2011 by Scott Mason, brings over 35 years of experience and 2,500+ transactions, totaling over \$2.2 billion in sales and leases. Specializing in leasing and sales of commercial real estate in the San Francisco Bay Area and nationwide, we consistently rank as a top-producing firm. With deep knowledge of the Bay Area market, our team offers clients over three decades of expertise and exceptional customer service, providing the tools and guidance to navigate the ever-changing commercial real estate landscape.