

# 821 FOLSOM STREET, #102

SAN FRANCISCO, CA

FOR LEASE  
COMMERCIAL CONDOMINIUM



PLEASE CONTACT:

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# OPPORTUNITY OVERVIEW

## PROPERTY PROFILE

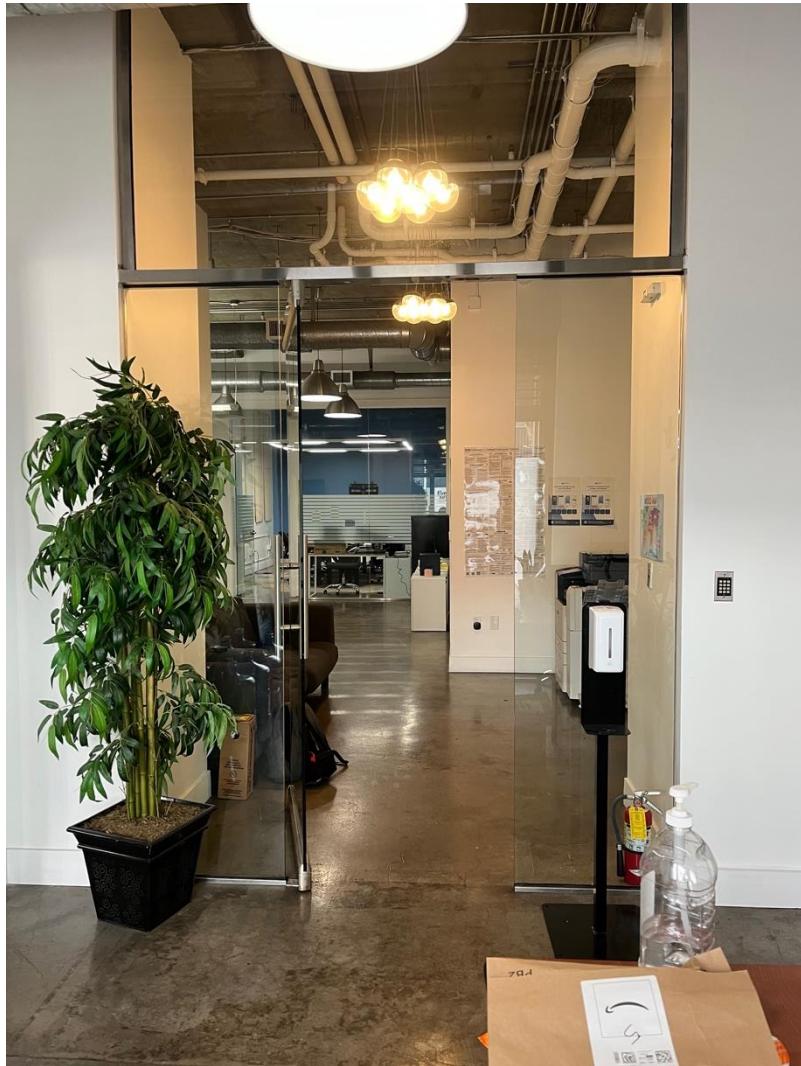
ADDRESS	821 Folsom Street #102, San Francisco, CA 94107
PREMISES	+/- 3,228 RSF (available May 1, 2026)
FLOOR	Ground Floor
YEAR BUILT	2004
PARKING	3 garaged, \$350 per car per month
ZONING	MUR (Mixed-Use, Residential)
SUBMARKET	Yerba Buena, SOMA
Asking: \$36.00 PER RSF YEAR, IG	

### The premises features:

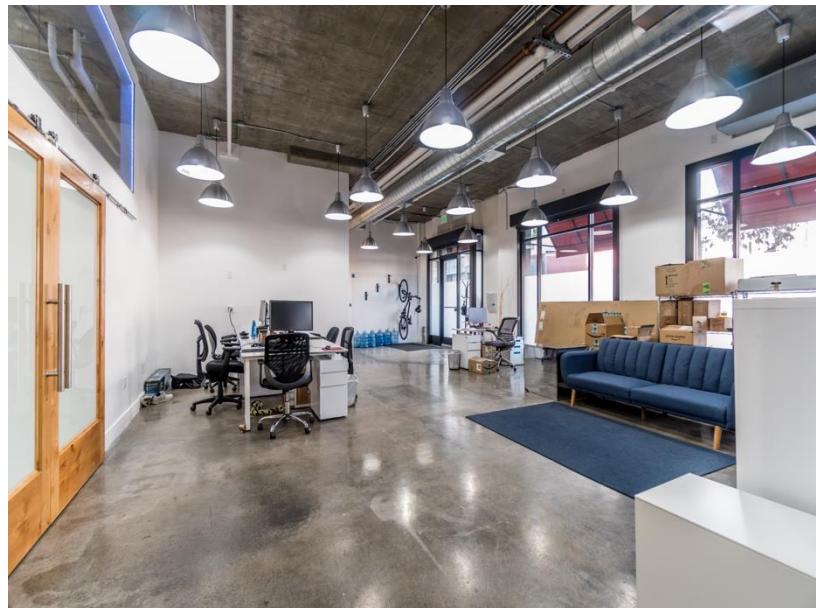
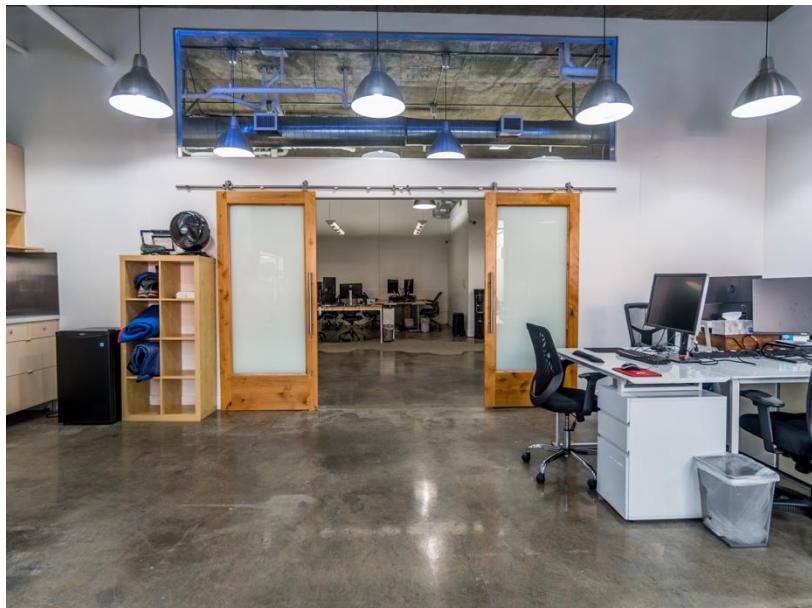
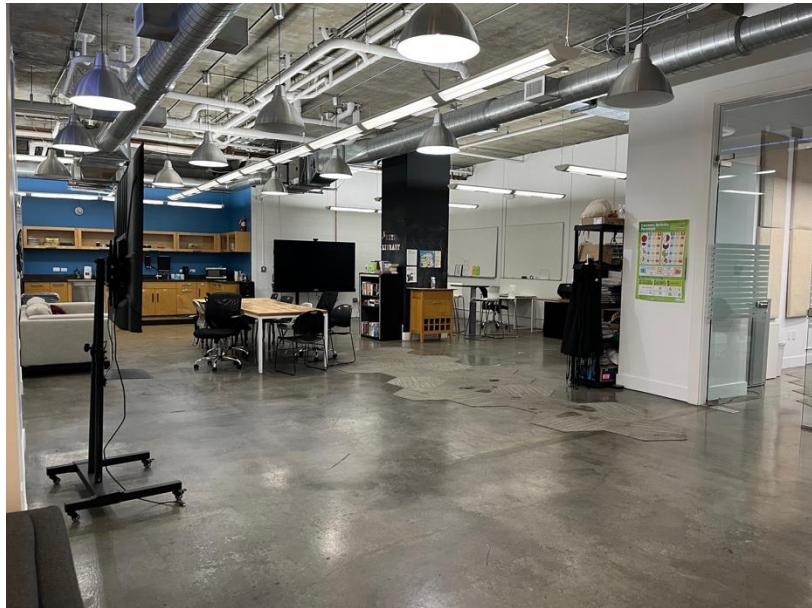
- Two large bullpens
- 1 board room, 1 small conference room, 1 mothers room/small meeting room
- High, exposed concrete ceilings (approximately x')
- Open kitchenette
- Two (2) in-suite restrooms
- Video link [here](#)

### The building features:

- Onsite parking garage & access to shared courtyard
- Proximity to BART, freeways, Muni's Yerba Buena streetcar station, & Caltrain



# PHOTO GALLERY

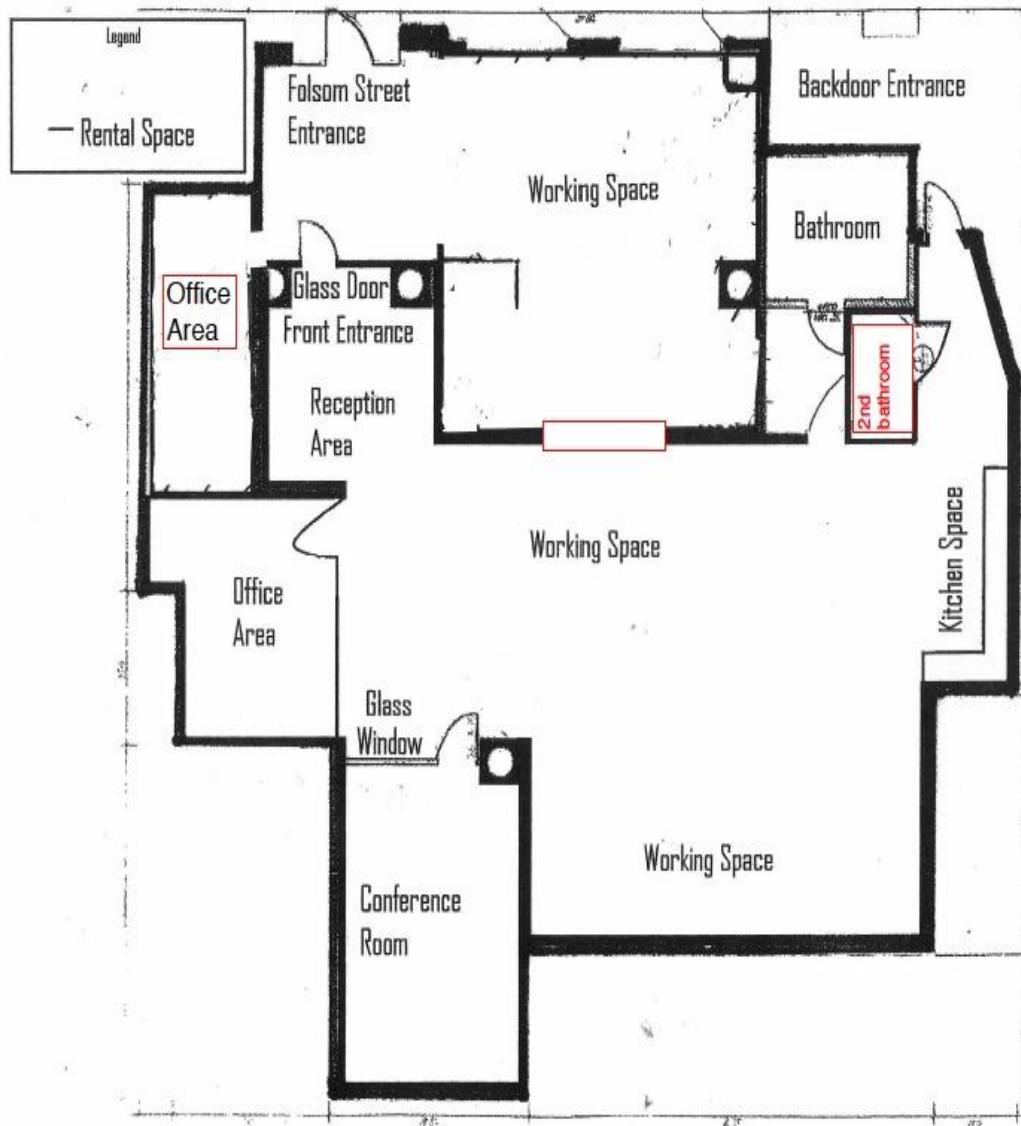


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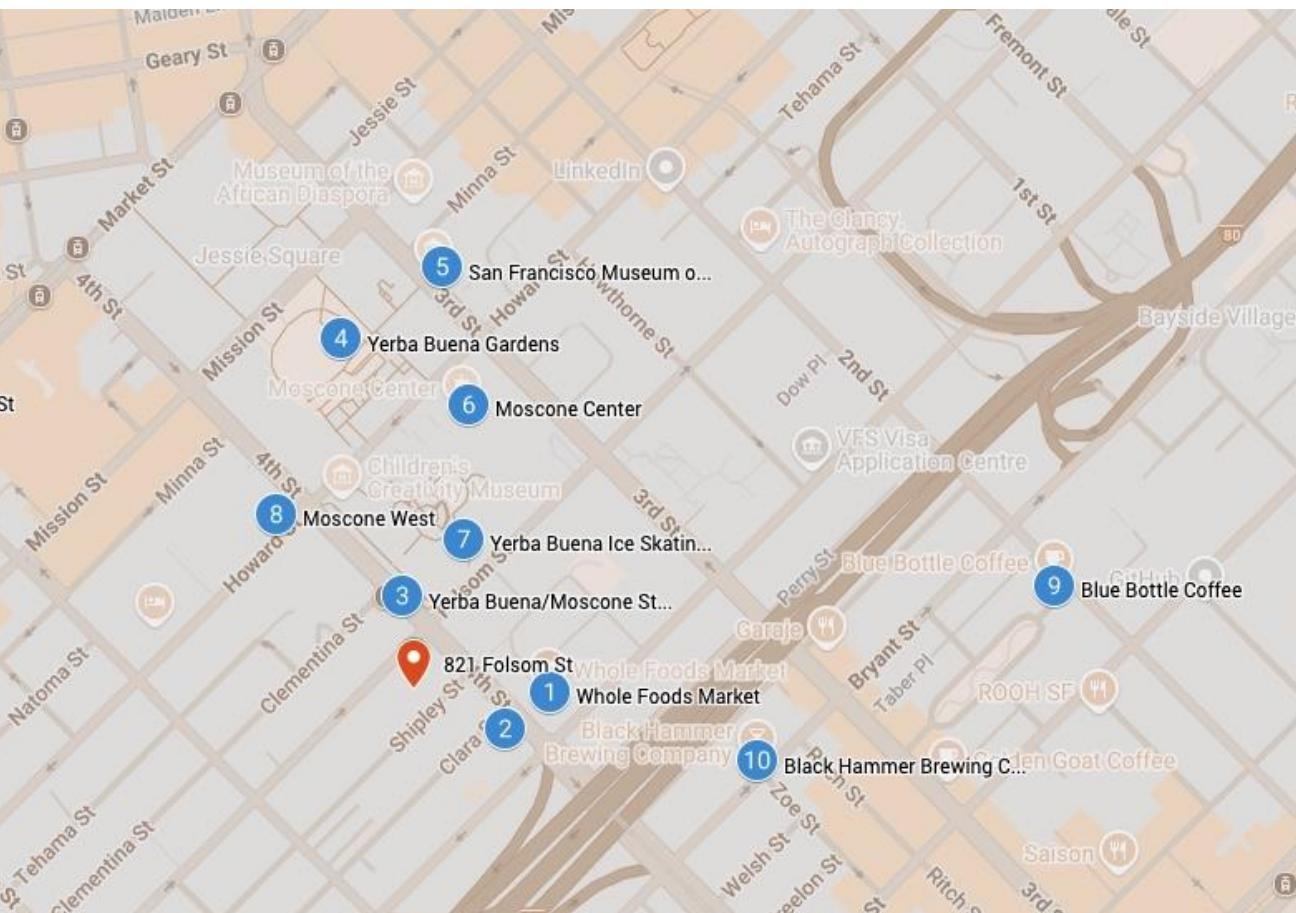


# FLOORPLAN

Floorplan (not to scale)



# LOCATION OVERVIEW



- 1 Whole Foods Market
- 2 Delah Coffee
- 3 Yerba Buena/Moscone Station
- 4 Yerba Buena Gardens
- 5 San Francisco Museum of Modern Art
- 6 Moscone Center
- 7 Yerba Buena Ice Skating & Boarding
- 8 Moscone West
- 9 Blue Bottle Coffee
- 10 Black Hammer Brewing Company
- 11 Powell St



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