

# 1717

## 17th Street

San Francisco, CA 94103

TCN  
WORLDWIDE  
REAL ESTATE SERVICES

# FOR LEASE

## Potrero Hill Office Space

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# BUILDING SUMMARY

<b>Address:</b>	1717 17th Street
<b>Square Ft:</b>	± 2,900 SF
<b>Term:</b>	Negotiable
<b>Space Type:</b>	Office Space
<b>Zoning:</b>	UMU – Urban Mixed Use



## Modern Construction

Built new in 2015



## Open Layout

Concrete floors, flexible use



## Conference Room

One dedicated meeting room



## Private Offices

Two enclosed private rooms



## Kitchenette

Compact kitchen space



## Restrooms

Two restrooms included



## Full HVAC

Climate control throughout



## Prime Location

Potrero Hill office hub



## Corner Exposure

17th & Carolina site

# EXECUTIVE SUMMARY

Prime office space in Potrero Hill, ideally located at the corner of 17th and Carolina Street. Recently renovated, it offers a modern workspace in a vibrant, growing area. Enjoy walkable access to Philz Coffee, Whole Foods Market, and a variety of cafés and restaurants—combining convenience with strong neighborhood appeal.



# IMAGES



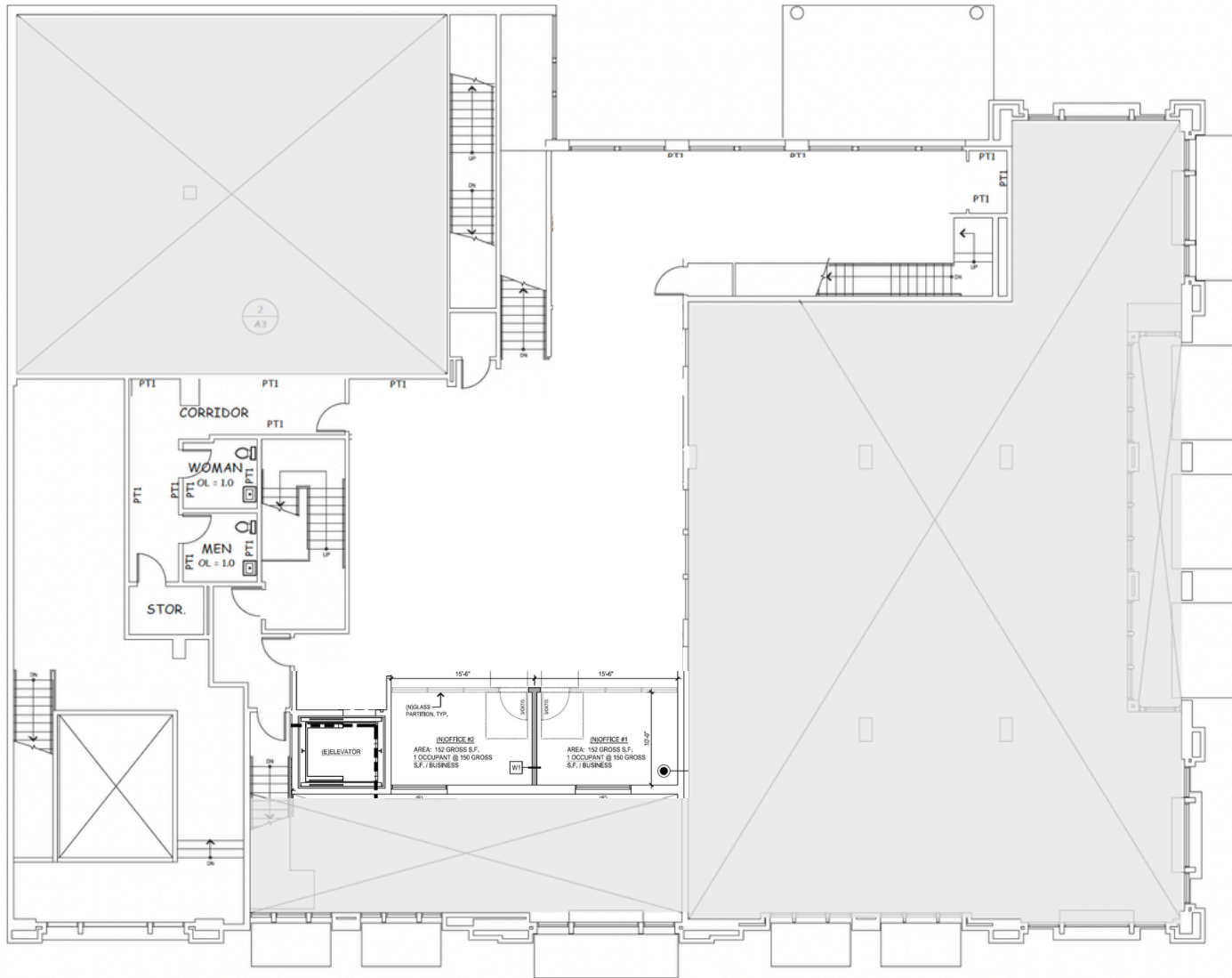
# IMAGES



# IMAGES



# FLOOR PLAN



# AGENTS



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