

THE TAKAHASHI BUILDING

200 | RHODE
ISLAND
STREET

SAN FRANCISCO, CA

RENDERING



TCP
TOUCHSTONE
COMMERCIAL PARTNERS

TRANSWESTERN[®]

**FOUR
CORNERS**
properties

200 RHODE ISLAND STREET

SAN FRANCISCO, CA

Property Summary



PDR: 86,000 Square Feet
Office: 15,000 Square Feet



Ready for Tenant Improvements
Q4 2020, move-in Q1-Q2 2021



Up to 10 Stalls



2,500 AMP Service, 120/208 V,
3-Phase, 4 Wire



HVAC: 68 Tons, Rooftop VRV Systems



RENDERING

Building Attributes



Full Building & Facade
Renovation Underway



Sweeping
City Views



Drive-In Dock
Loading Access



Prominent Signage
Opportunity



Roof Deck & Exclusive
Outdoor Amenity
Space

200 | **RHODE
ISLAND
STREET**

PDR - 86,000 SQUARE FEET
OFFICE - 15,000 SQUARE FEET

Building Summary

- 5** **FLOOR 5**
+/- 10,844 SQUARE FEET
13' 8" CEILING HEIGHT
- 4** **FLOOR 4**
+/- 10,892 SQUARE FEET
11' 9" CEILING HEIGHT
- 3** **FLOOR 3**
+/- 17,632 SQUARE FEET
12' 10" CEILING HEIGHT
- 2** **FLOOR 2**
+/- 23,710 SQUARE FEET
12' 9" CEILING HEIGHT
- G** **GROUND FLOOR**
+/- 27,830 SQUARE FEET
14' 9" CEILING HEIGHT
- L** **LOWER LEVEL**
+/- 10,874 SQUARE FEET
11' 13" CEILING HEIGHT

TOTAL

+/- 101,782 SQUARE FEET
INCLUSIVE OF A 8,250 SF ROOF DECK



THE TAKAHASHI BUILDING

RENDERING

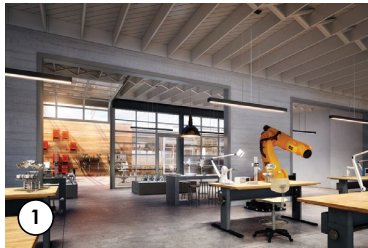
200 | **RHODE
ISLAND
STREET**

SAN FRANCISCO, CA



200 RHODE ISLAND STREET

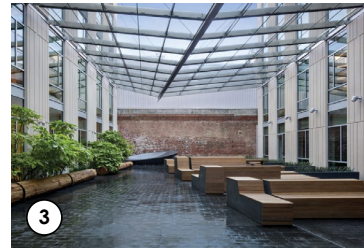
SAN FRANCISCO, CA



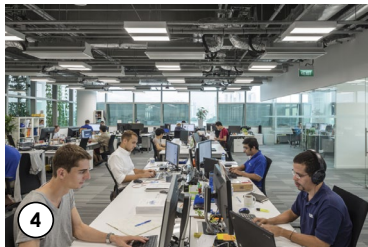
1 LAB SPACE



2 CONFERENCE SPACE



3 AMENITY SPACE



4 ENGINEERING WORK SPACE



5 SECTIONAL DOOR/LOADING DOCK



6 TOUCH DOWN SPACE



GROUND FLOOR

THE TAKAHASHI BUILDING

RENDERING

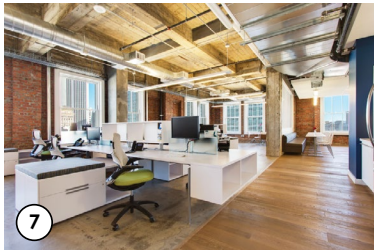
200 | **RHODE
ISLAND
STREET**

SAN FRANCISCO, CA



200 | **RHODE
ISLAND
STREET**

SAN FRANCISCO, CA



OFFICE SPACE



BREAKROOM



4TH/5TH FLOOR TYPICAL

200 | **RHODE
ISLAND
STREET**

SAN FRANCISCO, CA



ROOF PLAN

THE TAKAHASHI BUILDING

200 | RHODE
ISLAND
STREET

SAN FRANCISCO, CA



RENOVATION PROGRESS

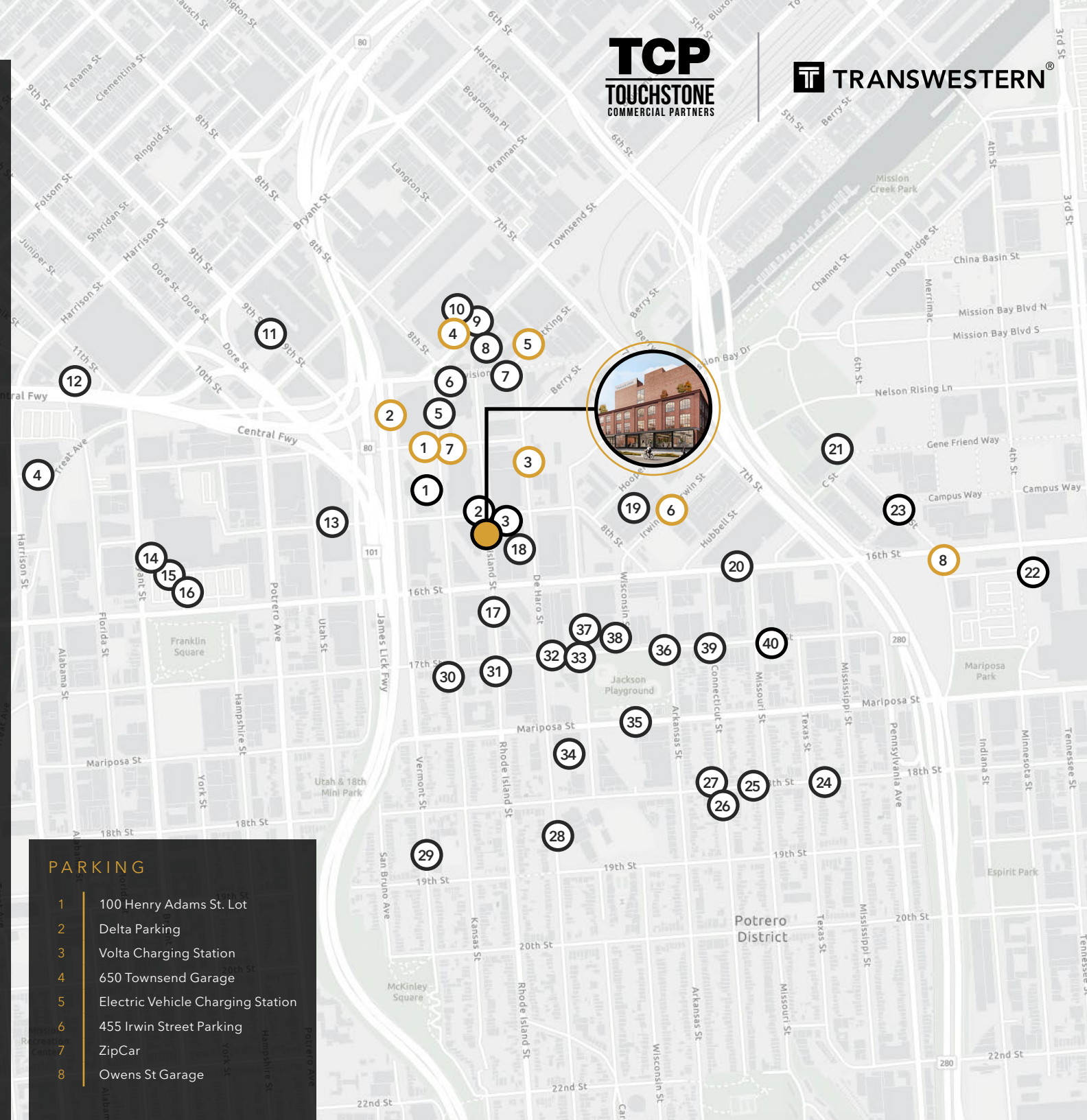


LOCATION OVERVIEW

- 1 Restoration Hardware
- 2 SF Design Center
- 3 Crossfit Potrero Hill
- 4 Skool
- 5 The Grove
- 6 Niku Steakhouse
- 7 Dumpling Time
- 8 Saap Ver
- 9 Saffron 685
- 10 Omakase
- 11 Trader Joe's
- 12 SoMa StrEat Food Park
- 13 Mayah's Restaurant Café
- 14 Noah's Bagels
- 15 Safeway
- 16 Smashburger
- 17 Starbucks
- 18 Yoga Tree Potrero Hill
- 19 California College of the Arts
- 20 Boba Guys Potrero
- 21 Kaiser Permanente
- 22 UCSF Medical Center
- 23 Mariposa Park
- 24 Plow
- 25 Chez Maman
- 26 Goat Hill Pizza
- 27 Sunflower Vietnamese Restaurant
- 28 SF International High School
- 29 Downtown High School
- 30 Live Sushi Bar
- 31 Whole Foods Market
- 32 Philz Coffee
- 33 Milkbomb Ice Cream
- 34 Anchor Brewing Company
- 35 Live Oak School
- 36 Jackson Playground
- 37 Zesty
- 38 Thee Parkside
- 39 Connecticut Yankee
- 40 Bottom of the Hill

PARKING

- 1 100 Henry Adams St. Lot
- 2 Delta Parking
- 3 Volta Charging Station
- 4 650 Townsend Garage
- 5 Electric Vehicle Charging Station
- 6 455 Irwin Street Parking
- 7 ZipCar
- 8 Owens St Garage



AIR BNB

ZYNGA

**DUMPLING
TIME**

ADOBE



**SF DESIGN
CENTER**

THE GROVE

**RESTORATION
HARDWARE**

THE SKOOL

**CALIFORNIA
COLLEGE OF THE ARTS
GRADUATE CENTER**

**YOGA TREE
POTRERO HILL**

16TH STREET

KANSAS STREET

RHODE ISLAND STREET

WHOLE FOODS



THE TAKAHASHI BUILDING

RENDERING

200
RHODE
ISLAND
STREET

SAN FRANCISCO, CA



TCP
TOUCHSTONE
COMMERCIAL PARTNERS

ZACH HAUPERT
direct 415.539.1121
cell 415.812.1219
zhaupert@tcpre.com
DRE# 01822907

MICHAEL SANBERG
direct 415.539.1103
cell 415.697.6088
msanberg@tcpre.com
DRE# 01930041

TREVOR GUDIM
direct 415.539.1122
cell 858.922.2632
trevor@tcpre.com
DRE# 01979980

TRANSWESTERN®

MIKE MCCARTHY
direct 415.489.1756
cell 415.385.7749
mike.mccarthy@transwestern.com
DRE# 00929942

**FOUR
CORNERS**
properties

COPYRIGHT © 2019 TRANSWESTERN. CALIFORNIA BROKERAGE
LIC #01263636. ALL DATA IS DERIVED FROM SOURCES DEEMED
TO BE RELIABLE BUT IS NOT GUARANTEED.