



563 & 565 SUTTER

UNION SQUARE | SAN FRANCISCO

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PRIME SUTTER STREET RETAIL LOCATED WITHIN TWO BLOCKS OF UNION SQUARE

Historic Willis Polk Designed Building

Two Retail Spaces Available - Up to ±5,916 Total SF

- One suite is fully built out with hardwood finishes and boasts a grand staircase to a mezzanine level
- Walking distance to BART and MUNI
- Tremendous signage potential
- Blocks away from one of the highest pedestrian traffic counts in the U.S.
- Historic Willis Polk design
- Seven-day affluent shopping and trade area
- Close proximity to major hotels, upscale shopping, renowned restaurants and numerous art galleries
- Prominent street frontage, expansive window lines, and high ceilings



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TERMS / AVAILABLE AREA

563 Sutter*	±2,952 RSF
565 Sutter**	±2,964 RSF
Term	Negotiable
Rate	Upon Request
Availability	Immediate

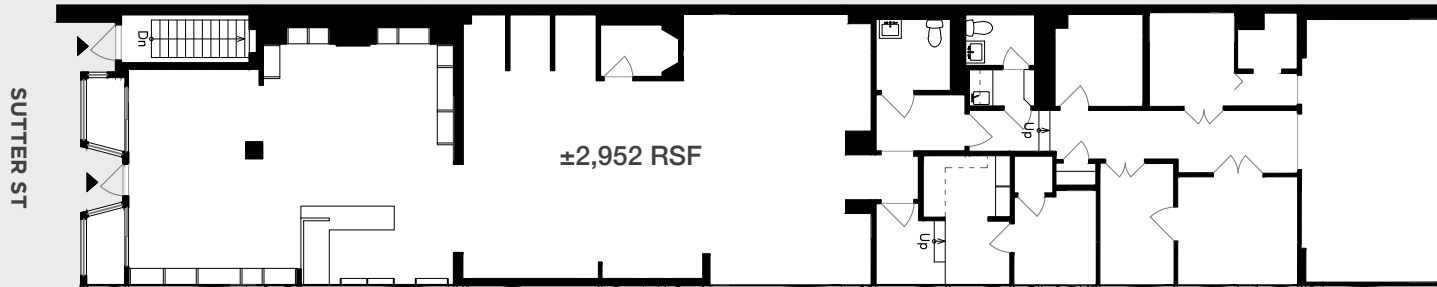
*Suites can be combined

**Includes mezzanine area

565 Sutter

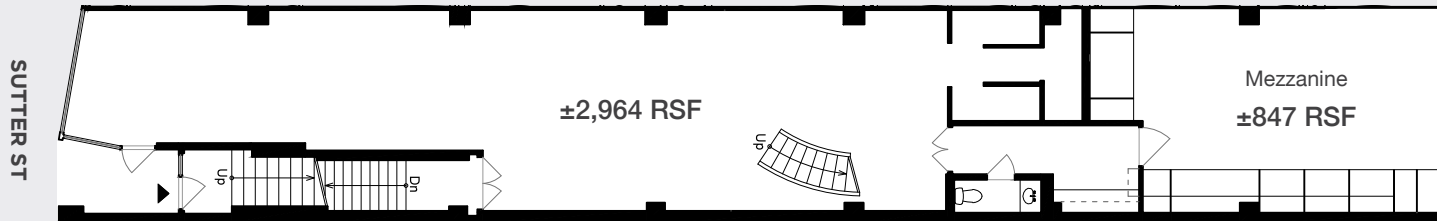


563 SUTTER STREET

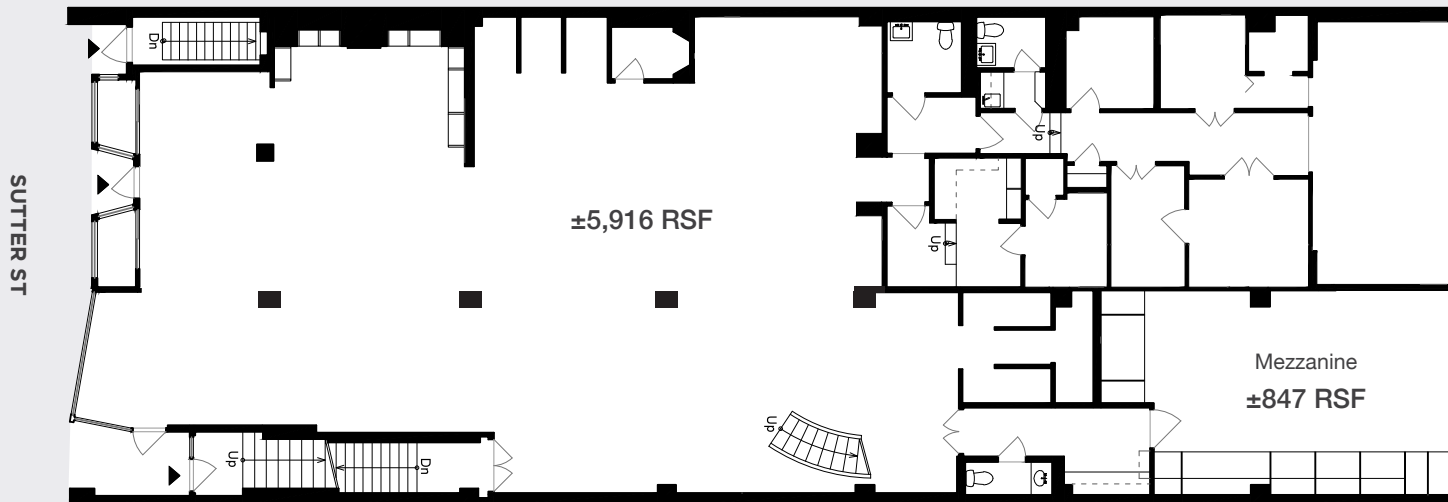


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565 SUTTER STREET



563 & 565 SUTTER STREET COMBINED



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LOCATION HIGHLIGHTS:

- 3 blocks from Powell St station
- Situated among many restaurants and shopping





TECH & CREATIVE OFFICES

1. REDDIT HEADQUARTERS
2. HGA
3. DG17
4. RAPT STUDIO
5. GERSHONI CREATIVE AGENCY
6. VOICEBOX CREATIVE
7. PALMER AD AGENCY
8. FIREWOOD MARKETING
9. ADEENI DESIGN
10. QUIP

11. VENABLES BELL + PARTNERS
12. ESSENCE ADVERTISING
13. GAUGER & ASSOCIATES

FOOD & DRINK

1. HOPWATER DISTRIBUTION
2. DEL POPOLO
3. SANRAKU
4. HOGWASH
5. RYOKO'S
6. CAFE LA TAZA

7. SCALA'S BISTRO
8. MYSTIC ROOM + TAVERN
9. LORI'S DINER
10. SONS & DAUGHTERS
11. BEANSTALK CAFE
12. LE CENTRAL
13. E&O KITCHEN AND BAR
14. HOPS & HOMINY.
15. BREAD AND COCOA
16. MAZARINE COFFEE
17. KATANA YA

18. HONEY HONEY CAFE
19. LE COLONIAL

ENTERTAINMENT

1. MUSEUM OF ICE CREAM
2. ODEON
3. ACT GEARY THEATER
4. CURRAN THEATER
5. FEINSTEIN'S AT THE NIKKO
6. HAWTHORN
7. SAM'S CABLE CAR LOUNGE

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 **CHAD MITCHELL**
— ASSOCIATES —
COMMERCIAL REAL ESTATE

415.274.2025

CHAD ELKIN
Lic. # 01426967
CHAD@CMA-RE.COM

EDUARDO ZEPEDA
Lic. # 01757182
EZ@CMA-RE.COM

