

1234 GRANT AVENUE

FOR LEASE | FLEX OFFICE SPACE IN NORTH BEACH

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



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PROPERTY SUMMARY

ADDRESS

1234 Grant Avenue, San Francisco, CA 94133

AVAILABLE SPACE

Third Floor: +/- 684 Square Feet
Second Floor: +/- 2,016 Square Feet
TOTAL: +/- 2,700 Square Feet

RENTAL RATE

Call For Pricing

ZONING

NCD - North Beach Neighborhood Commercial

AVAILABLE

Immediately

BUILDING ATTRIBUTES

- Two (2) Level Office Space
- Exclusive Third Floor Roof Top Access
- Corner Window Exposure
- Third Floor Conference Room
- Central Lightwell



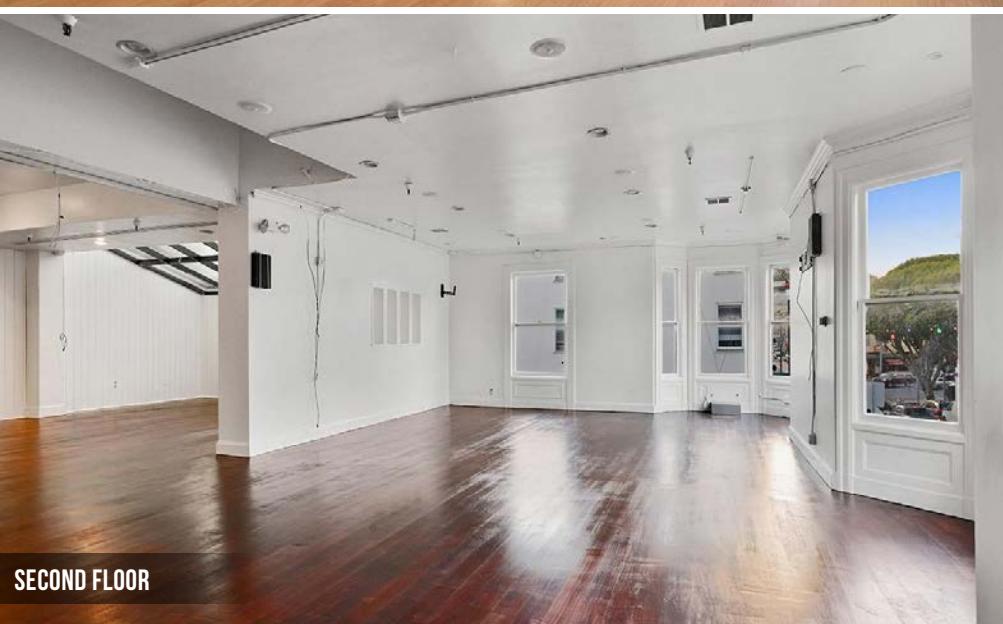
1234 GRANT AVENUE



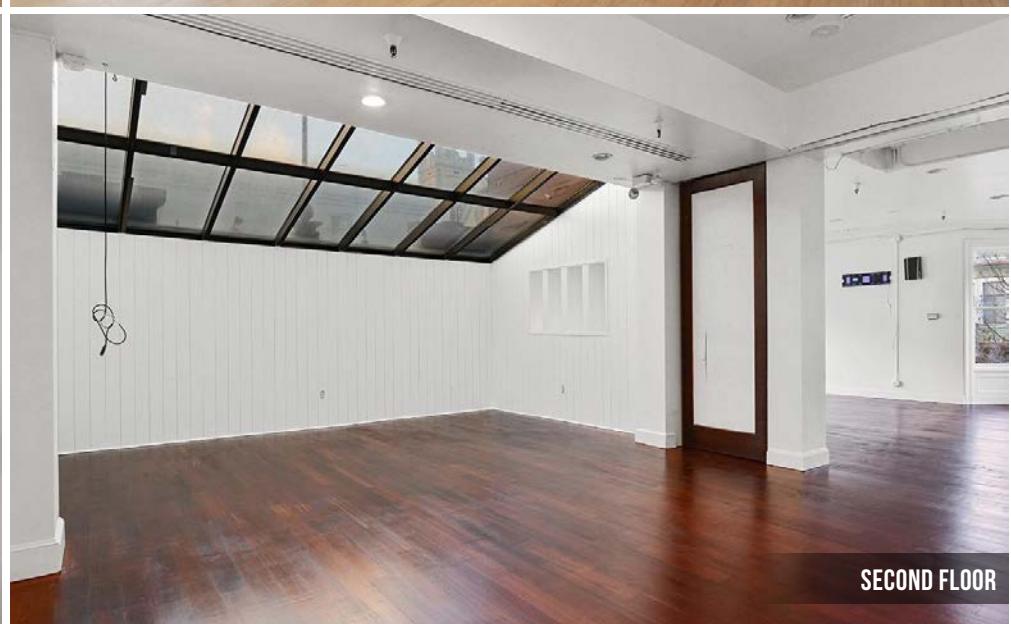
THIRD FLOOR



THIRD FLOOR



SECOND FLOOR



SECOND FLOOR

1234 GRANT AVENUE

LOCATION OVERVIEW

Desirable North Beach location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



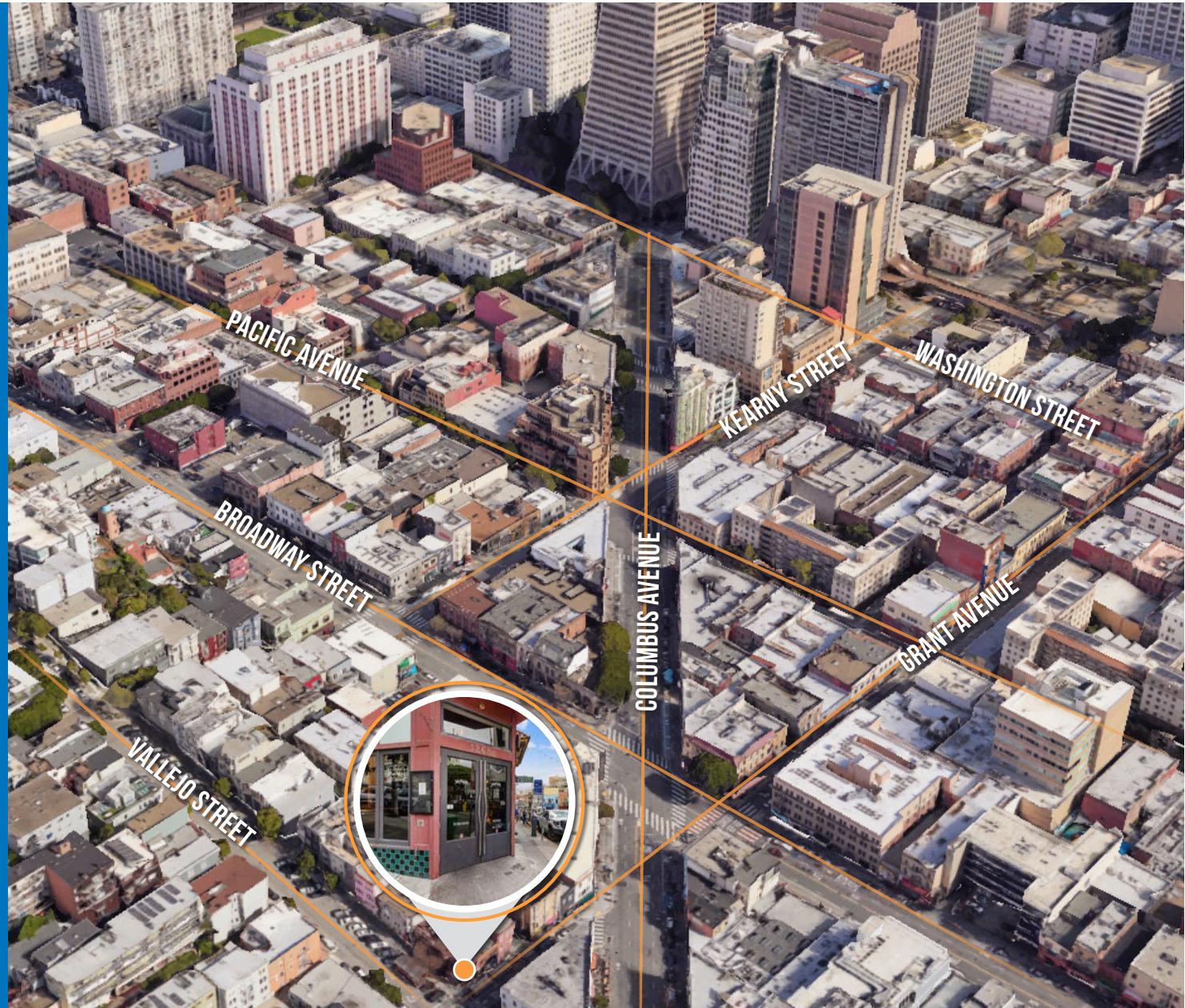
06 MIN to Stockton Bart
09 MIN to Embarcadero
12 MIN to Financial District



03 MIN to Financial District
07 MIN to Union Square
09 MIN to SOMA



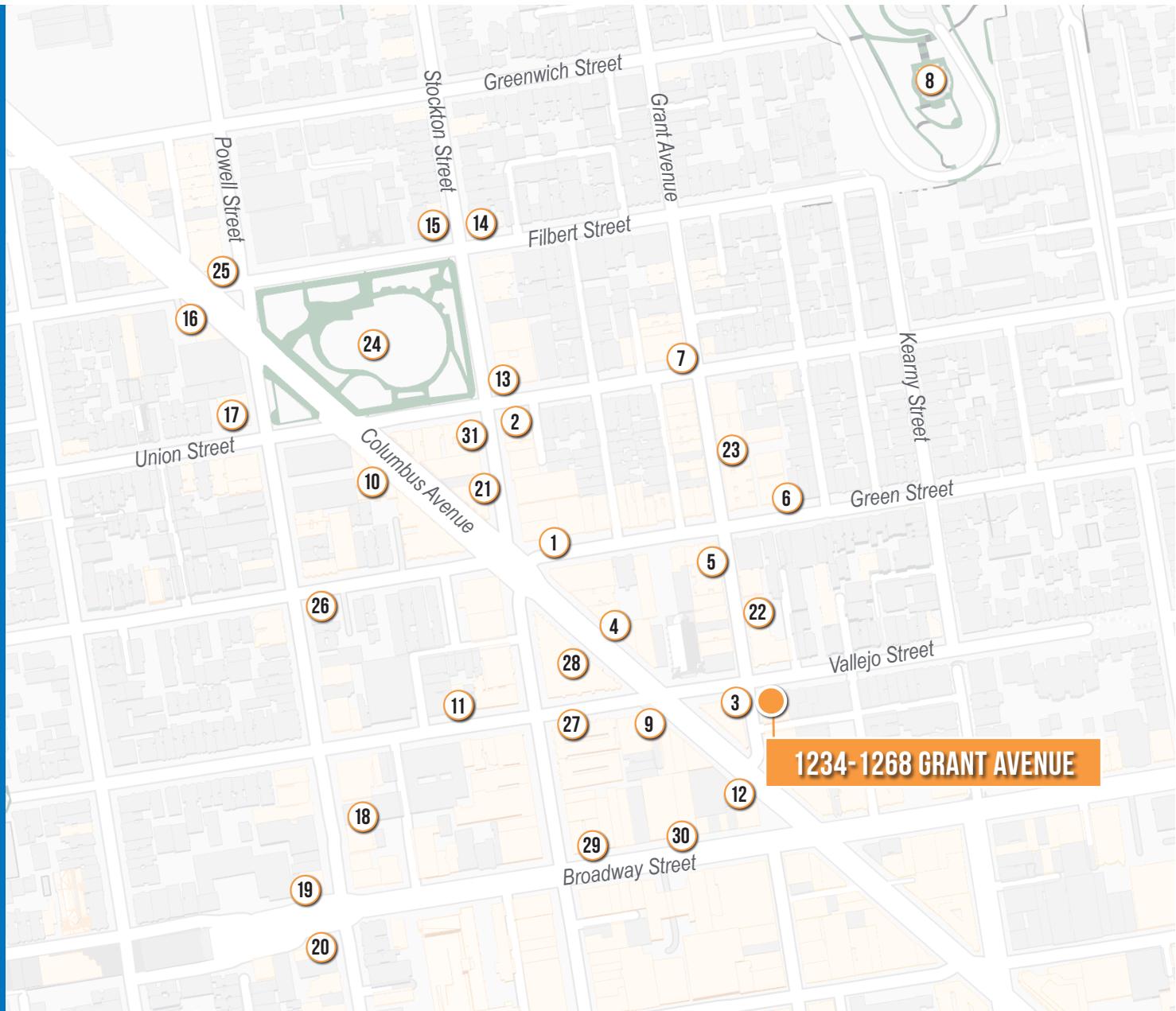
04 MIN to Hwy 101
08 MIN to 80 On-Ramp



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NEARBY AMENITIES

- 1.....Soto Mare
- 2.....Tony's Pizza Napoletana
- 3.....Caffe Trieste
- 4.....The Stinking Rose
- 5.....Maggie McGarry's
- 6.....Maykadeh
- 7.....North Beach Pizza
- 8.....Coit Tower
- 9.....Molinari Delicatessen
- 10.....North Beach Gyros
- 11.....Dago Bagel
- 12.....The Baked Bear
- 13.....Acquolina
- 14.....Liguria Bakery
- 15..Mama's On Washington Square
- 16.....Piazza Pellegrini
- 17.....Noren Izakaya
- 18.....Lai Hong Lounge
- 19.....Enter the Cafe
- 20.....Kam Po Kitchen
- 21.....Red Window
- 22.....Mo's Grill
- 23.....PF Candle Co.
- 24.....Washington Square
- 25.....Victoria Pastry
- 26.....NorthStar Cafe
- 27.....Fancy Wheat Field Bakery
- 28.....Caffe Greco
- 29.....Yuet Lee Seafood
- 30.....China Live
- 31.....Original Joe's



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