

SAN FRANCISCO,  
CA 94107

**150**  
**Hooper St.**

## STATE OF THE ART TECH CAMPUS

One of a kind project for San Francisco with panoramic city views, new construction, heavy power, fiber throughout, safe & secure building, large shared conference room, robust HVAC system & 16' slab to slab clear heights

**PDR / Manufacturing /  
Industrial / Flex Office**  
**3,866-15,568 RSF**  
Expansion potential onsite  
to 40Ksf

# PROPERTY SUMMARY

| 150 Hooper St.

- **Year built:** 2018
- **Power:** 1,600 amps  
@ 480V 3-phase service
- **Clear Height:** 11'
- **Roll-up doors:** 6
- **Freight Elevator:** 1
- **Floors:** 4

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CENTURY | URBAN



CALCO  
COMMERCIAL, INC.



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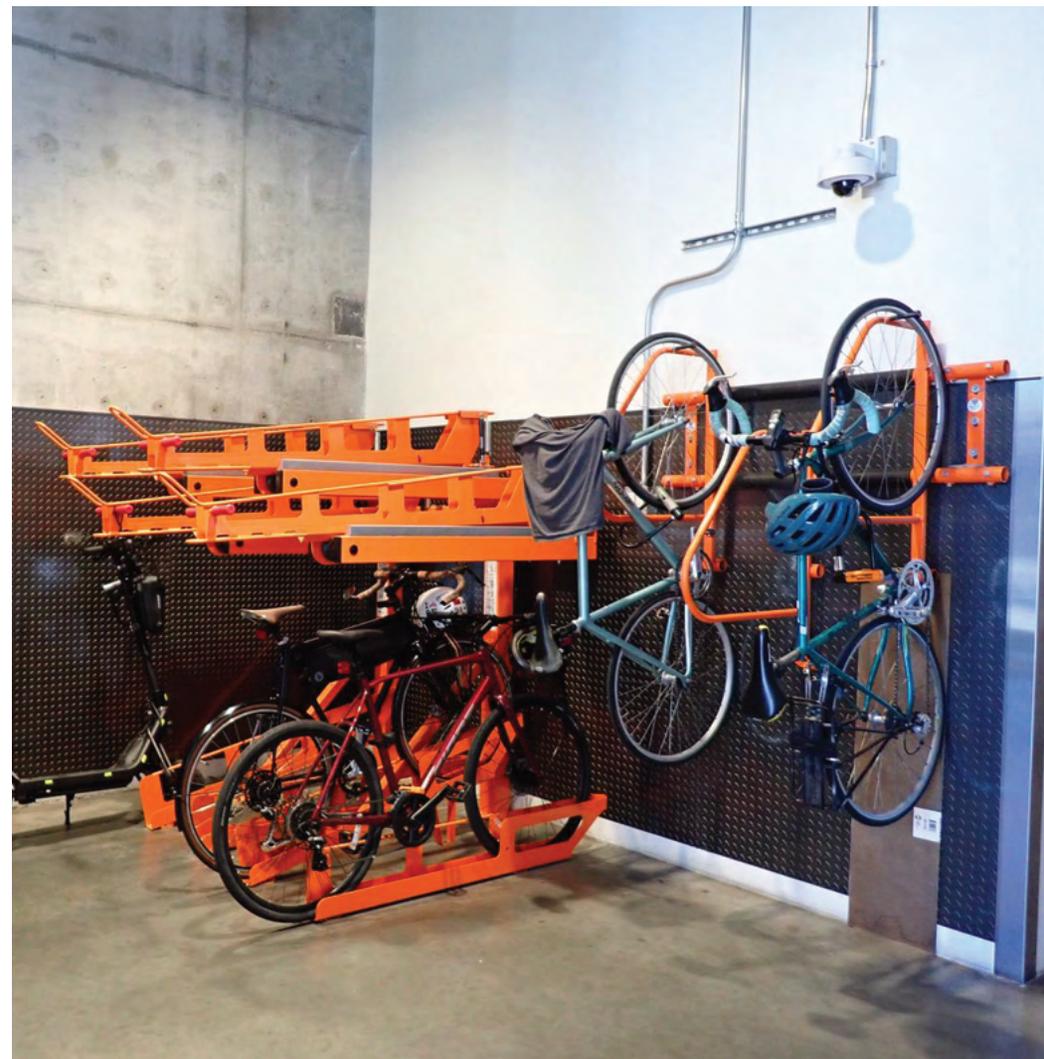
WATCH PROPERTY VIDEO



# HIGHLIGHTS

| 150 Hooper St.

- Flex, AI, Robotics, and Manufacturing Spaces
- Central location
- Bike parking
- Lockers & showers
- Mothers room



# FLOOR PLAN

| 150 Hooper St.

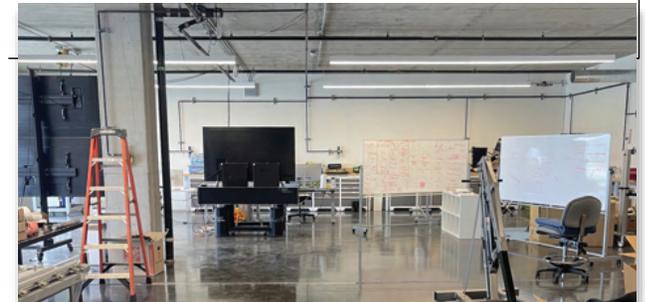
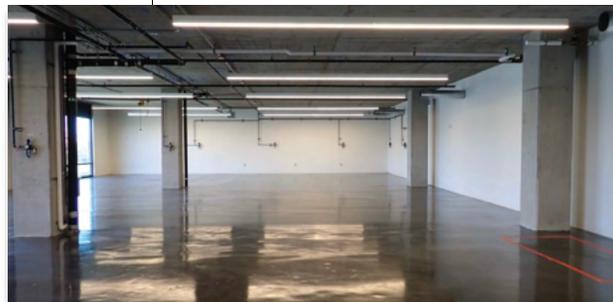
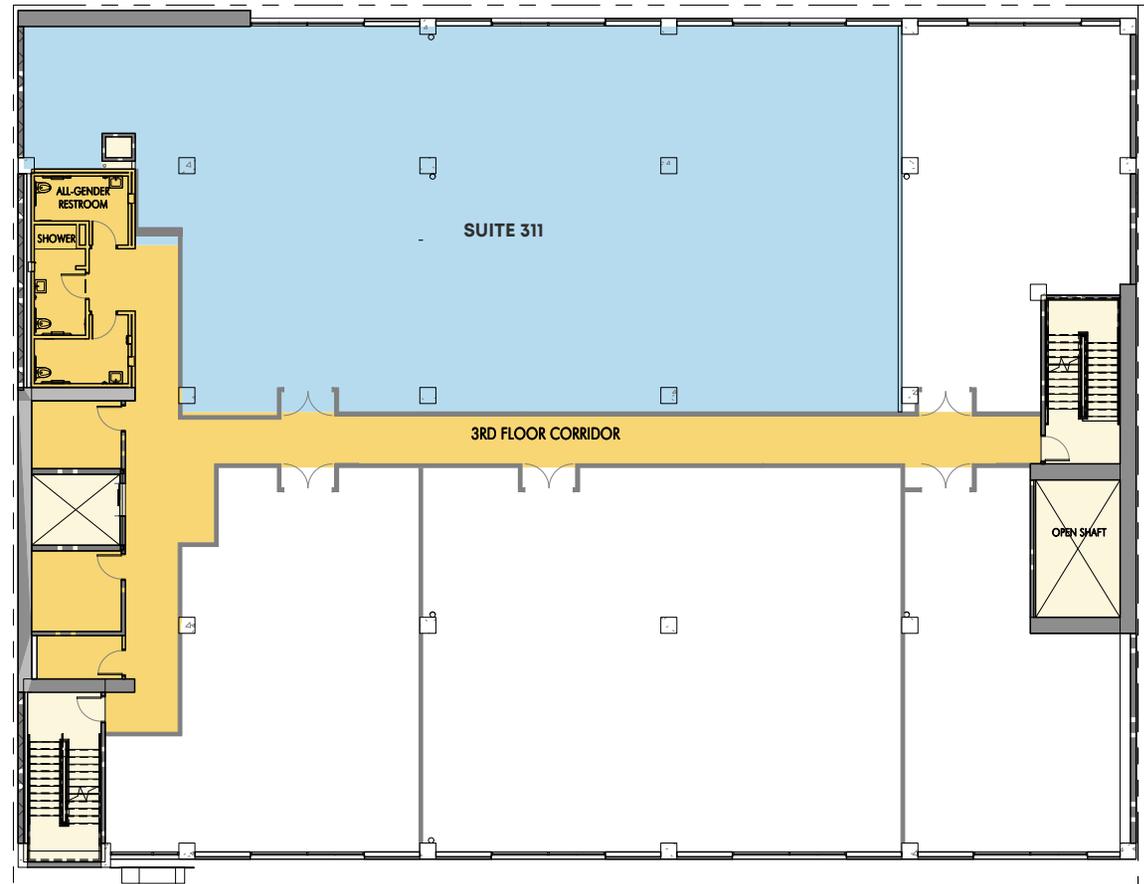


## SUITE 311 - 6,385 SF

- Available now
- Lease term: Negotiable
- Linear LED lighting
- 15 quad outlets
- 4 cord reels from ceiling
- Utility sink
- Kitchen
- Clear Height: 11'
- \$32-\$36 SF/ANNUAL IG

### AREA LEGEND

-  TENANT USABLE AREA
-  COMMON - FLOOR SERVICE AREA
-  COMMON - BUILDING AMENITY / SERVICE AREA INCLUDING VERTICAL PENETRATIONS



# FLOOR PLAN

| 150 Hooper St.

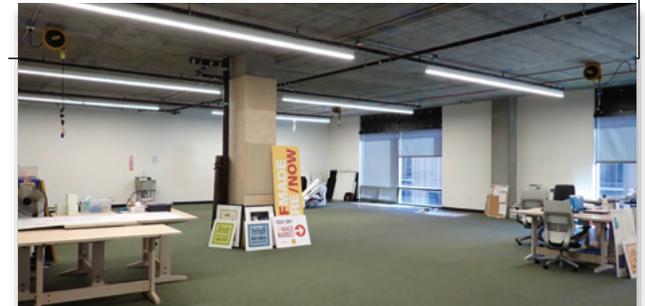
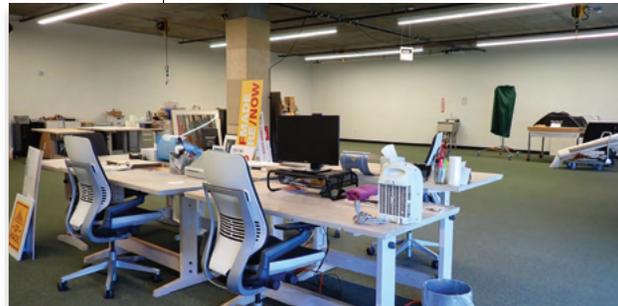
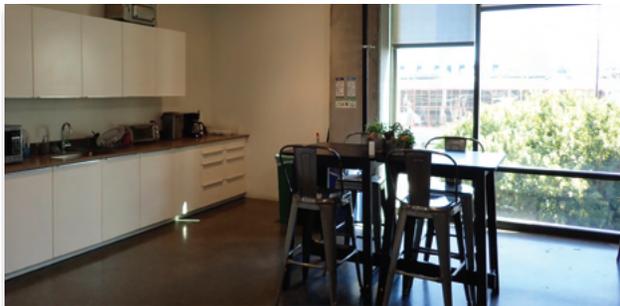
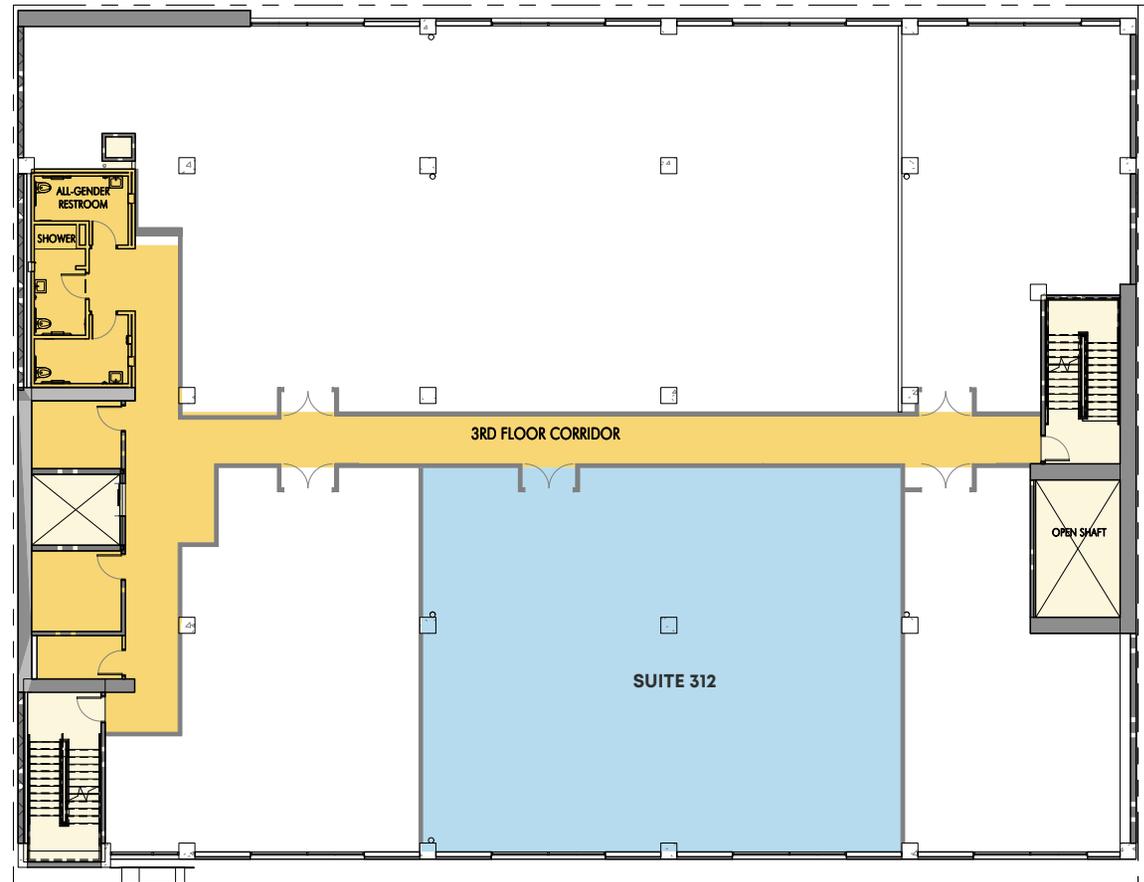


## SUITE 312 - 3,866 SF

- Move-In Ready & Available for Immediate Occupancy
- Lease term: Negotiable
- 400 amp/3 phase power
- Common kitchen area
- Clear Height: 11'
- \$32-\$36 SF/ANNUAL IG

### AREA LEGEND

-  TENANT USABLE AREA
-  COMMON - FLOOR SERVICE AREA
-  COMMON - BUILDING AMENITY / SERVICE AREA INCLUDING VERTICAL PENETRATIONS



# FLOOR PLAN

| 150 Hooper St.

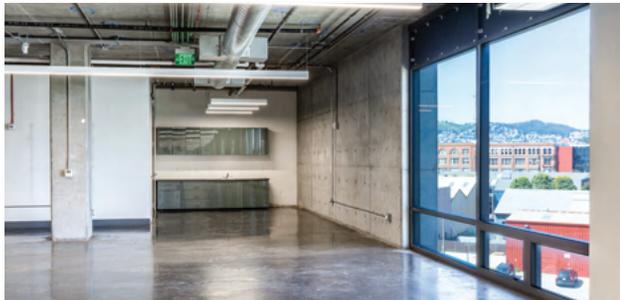
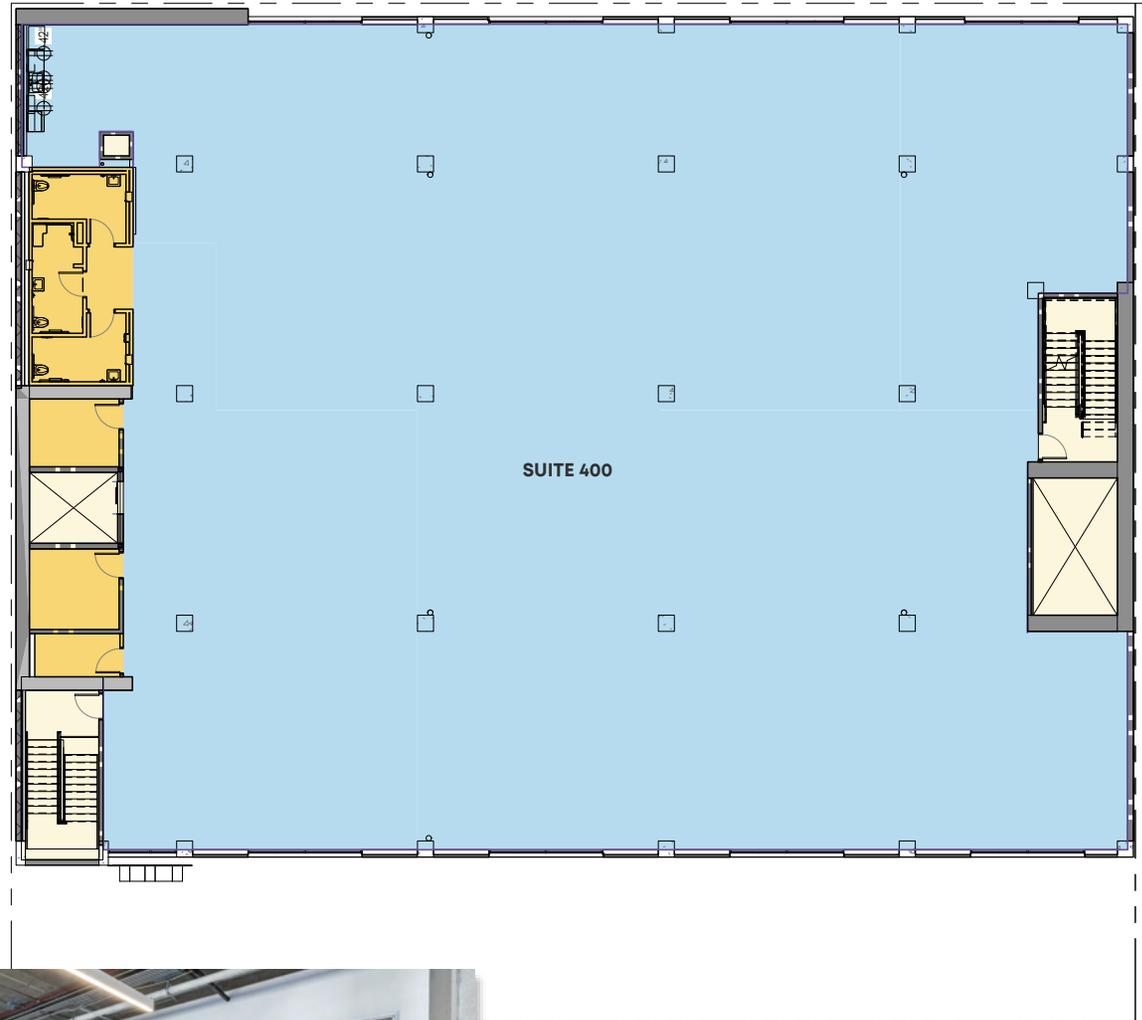


## PENTHOUSE SUITE 400 - 15,568 SF

- Available 2Q 2025
- Creative Space
- Lease term: Negotiable
- Common kitchen area
- Exposed concrete ceiling
- Polished concrete floors
- Amazing downtown views
- Kitchenette
- 4 Conference rooms
- Lab Sinks
- Floor to ceiling windows
- Clear Height: 11'
- Full HVAC

### AREA LEGEND

-  TENANT USABLE AREA
-  COMMON - FLOOR SERVICE AREA
-  COMMON - BUILDING AMENITY / SERVICE AREA INCLUDING VERTICAL PENETRATIONS



**UNOBSTRUCTED  
DOWNTOWN VIEWS**  
| 150 Hooper St.



# CAMPUS SUCCESS STORIES

| 150 Hooper St.



## 150 HOOPER CAMPUS SUCCESS STORIES, A PROVEN TRACK RECORD

 <p>Upside Foods</p> <p>\$598M in funding</p>	 <p>FreeWire</p> <p>\$230M in funding</p>	 <p>Geltor</p> <p>\$114M in funding</p>	 <p>Prime Roots</p> <p>\$49M in funding</p>
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## ONSITE EXPANSION STORIES

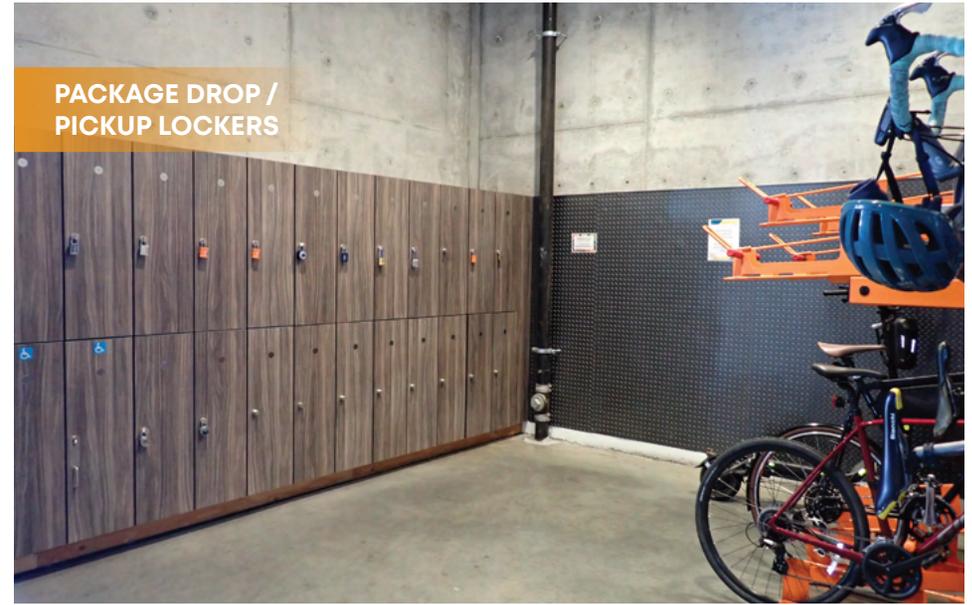
 <p>Core Shell</p> <p>3ksf expansion to 20ksf</p>	 <p>Cuberg</p> <p>5ksf expansion to 45ksf</p>	 <p>New Culture</p> <p>3ksf expansion to 18ksf</p>
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# CAMPUS AMENITIES

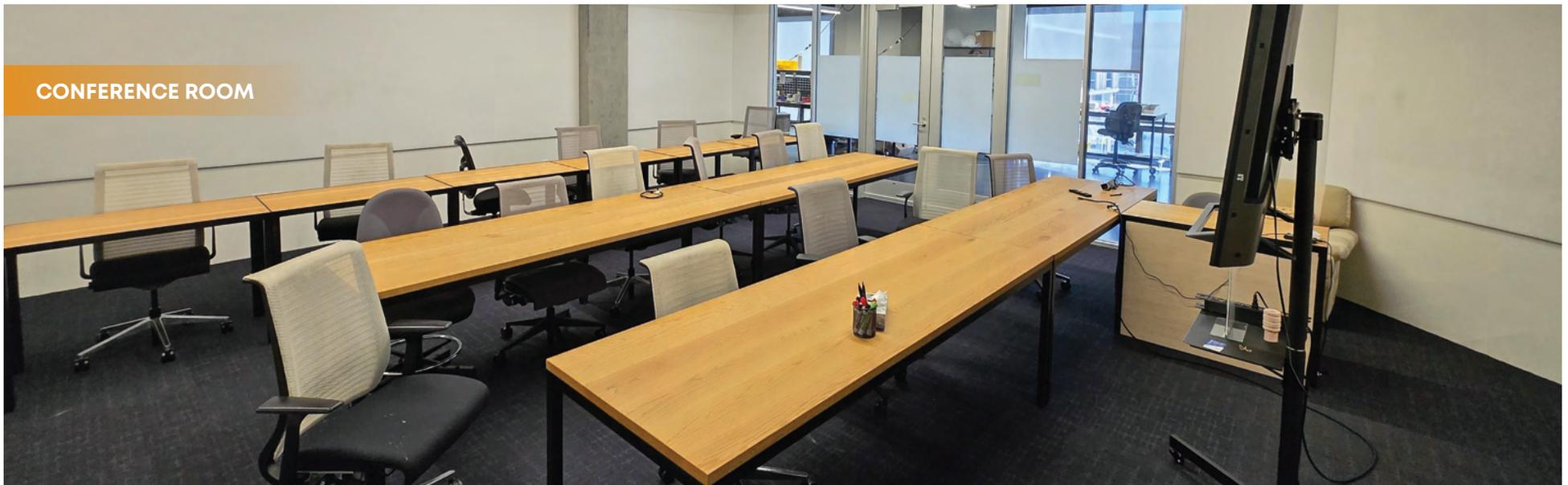
| 150 Hooper St.



LANDSCAPED GARDEN



PACKAGE DROP /  
PICKUP LOCKERS



CONFERENCE ROOM

# EASY COMMUTE OPTION

| 150 Hooper St.



**UC Berkeley**

🚗 22 minutes

**Oakland**

🚗 19 minutes

**Caltrain Station**

🚗 5 minutes

**Mission Bay**

🚗 3 minutes

**Mission District**

🚗 5 minutes

**150 Hooper Street**

**Burlingame**

🚗 20 minutes

**San Mateo**

🚗 22 minutes

**Stanford**

🚗 35 minutes

# TRANSIT MAP

## | 150 Hooper St.



**Ferry Plaza**  
Steuart and Market

F 2 6 9 14

**Embarcadero**

J K L M N

**Mission & Main**

9R 14R

**Salesforce Transit Center**

5 5R 7 25 38 38R

AMTRAK TRANSIT WESTCAT

samTrans

**Caltrain Depot**

N 30 31 45

Weekday only term.

**San Francisco Transit Map**

Muni Metro Rail 15 minutes or less	BART/Caltrain Muni Metro
Muni Metro Bus 12 minutes or less	PresidiGo Shuttle
10 min or less	AC Transit
Every 10 – 20 min	SamTrans
Every 20 – 30 min	Golden Gate Transit
Historic Streetcar	Underground
Cable Car	Metro/Rapid Stops (Accessible)
Line Terminals	Metro/Rapid Stops (Not Accessible)
One way	Point of Interest
Nonstop	Hospital
	School
	School Supplementary Service
	Business District

Note: Frequencies listed above are for citywide service only.

**150 HOOPER**

# NEARBY AMENITIES

| 150 Hooper St.



CENTURY | URBAN



CALCO  
COMMERCIAL, INC.

WHOLE FOODS



JACKSON PARK



GOAT HILL PIZZA



PLOW



NIKU STEAKHOUSE



DUMPLING TIME



ANCHOR BREWING



# NEARBY AMENITIES

| 150 Hooper St.



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150  
Hooper  
Street

- 1 Whole Foods
- 2 Dumpling Time
- 3 Phils Coffee
- 4 Niku Steakhouse
- 5 Anchor Brewing
- 6 Zesty
- 7 Jackson Playground
- 8 Tree Parkside
- 9 California College of the Arts
- 10 Kaiser Permanente
- 11 UCSF Medical Center
- 12 Bottom of the Hill Bar
- 13 Goat Hill Pizza
- 14 MBC BioLabs
- 15 Thinkers cafe



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