



43 Dore Street
San Francisco, CA 94103

LEASE



OFFERING SUMMARY

Available SF:	2,246 SF + 560 SF Garage
Lease Rate:	Negotiable
Available:	Now
Year Built:	1924
Building Size:	23,576 SF
Zoning:	Regional Commercial District (RCD)
Market:	Mid Market District
Submarket:	West South of Market Area (WSOMA)

PROPERTY OVERVIEW

Nicely laid out former architect's space with open plan work stations, conference area, work tables, kitchen area, storage, and outdoor balcony area. Ideal for small start-ups, designer studio, and professional offices in a quiet alley close to public transportation hubs with easy freeway access near Twitter, Dolby Lab, AirBNB, and Uber Headquarter in the dynamic Mid-Market District



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LOCATION OVERVIEW

Dore street is a 2-way side street with easy loading and vehicular drive-in access. The building also fronts 9th Street. 1288 Howard, a newly completed mixed-use market rate housing construction, is situated at the corner of Howard and 9th St. nearby 43 Dore is centrally located in the Mid-market District of the West South of Market Area (WSOMA) near Twitter, Dolby Labs, AirBnB, and Uber headquarter. There area over 3,000 housing units built with an additional 3,000 plus under construction in the immediate vicinity. There is 55' frontage on 9th St, a major one-way four-lane connector. 9th St is also a major freeway offramp exit to SOMA, Civic Center, Mission Bay, Van Ness, Hayes Valley, Convention Center, Westfield Shopping, and the general Downtown Area.



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