

772-780 BRYANT STREET

FOR LEASE | SMALL URBAN CAMPUS W/ LAB INFRASTRUCTURE

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



772 BRYANT ST.

780 BRYANT ST.

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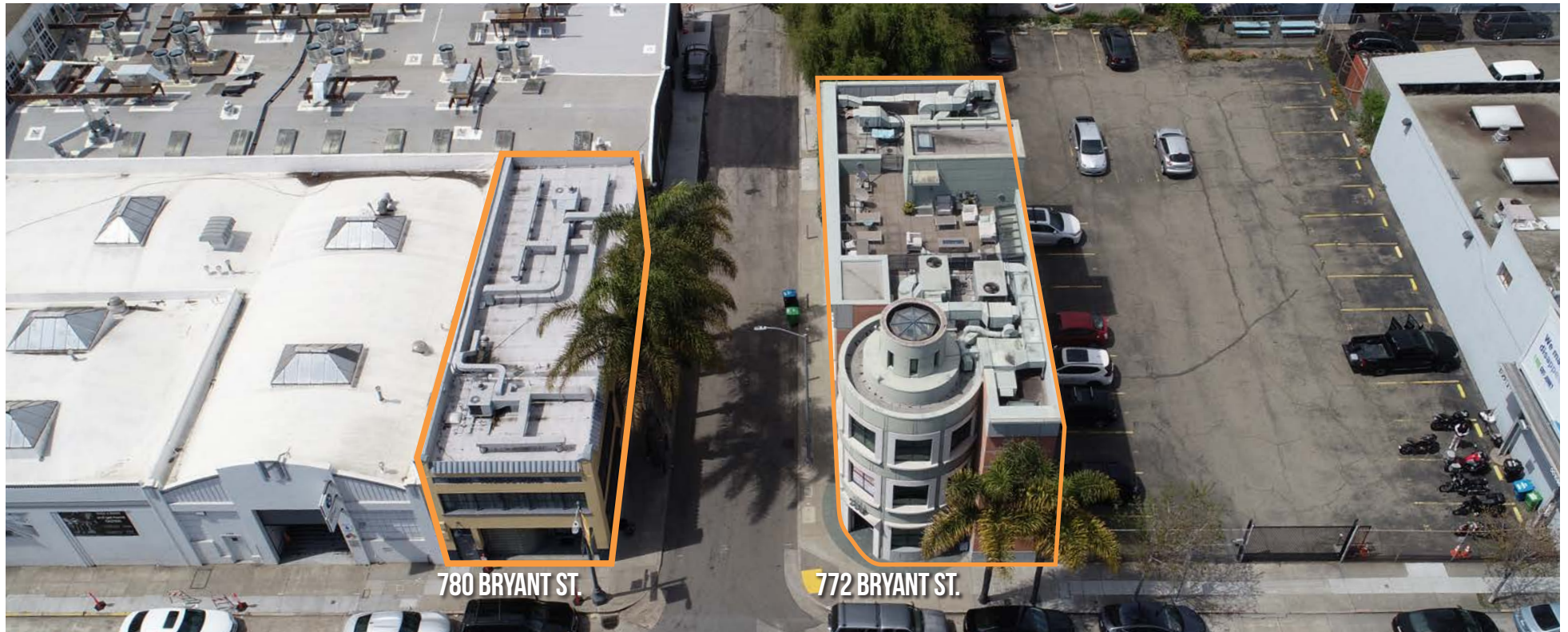
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772-780 BRYANT STREET

Touchstone Commercial Partners is pleased to present tenants the unique opportunity to create a small urban campus in the heart of San Francisco's thriving SOMA neighborhood. The buildings can be leased together or separately.

- + Two (2) Building Lease Opportunity
- + Fully Built Out Lab Space in 780 Bryant St
- + Full Kitchen
- + Restroom w/ Shower
- + Roofdeck w/ Panoramic Views

ADDRESSES	772 -780 Bryant Street, San Francisco, CA 94107
AVAILABLE SPACE	+/- 2,500 to +/- 8,500 Square Feet
RENTAL RATE	Negotiable
PARKING	Available in Adjacent Lot



772 BRYANT STREET

PROPERTY SUMMARY

ADDRESS

772 Bryant Street, San Francisco, CA 94107

AVAILABLE SPACE

+/- 6,000 Square Feet

RENTAL RATE

Negotiable

PARKING

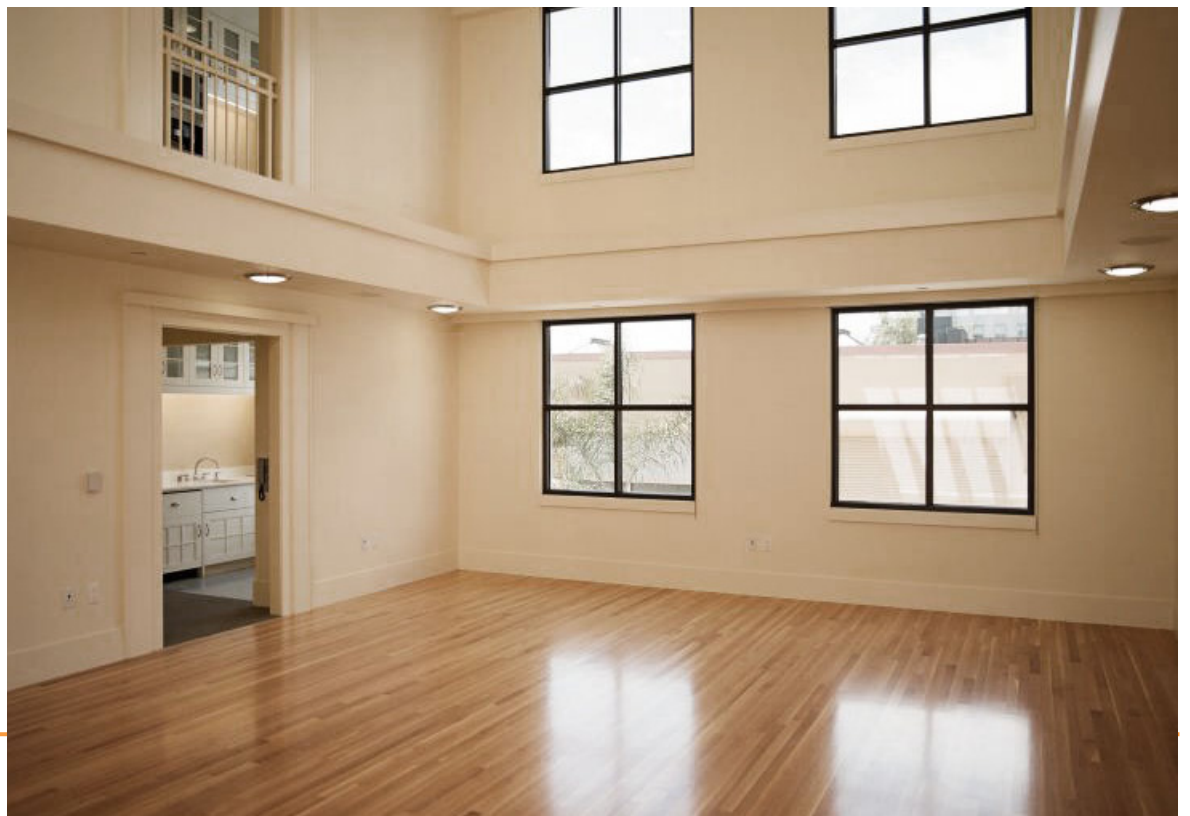
8 Spaces Available in Adjacent Lot

AVAILABLE

Immediately

BUILDING ATTRIBUTES

- + Whole Building Opportunity
- + Creative Feel w/ Mix of Open and Private Space
- + Two (2) Conference Rooms
- + Kitchenette & ADA Restroom on Each
- + Floor Full HVAC, ADA Elevator, Built In Audio & Security Systems
- + Roof Deck w/ Panoramic Views



780 BRYANT STREET

PROPERTY SUMMARY

ADDRESS

780 Bryant Street, San Francisco, CA 94107

AVAILABLE SPACE

+/- 2,500 Square Feet

RENTAL RATE

Negotiable

PARKING

8 Spaces Available in Adjacent Lot

AVAILABLE

Immediately

BUILDING ATTRIBUTES

- + Full Building Opportunity
- + Lab Venting / Benching / Infrastructure In Place
- + One (1) Conference Room
- + Great Lighting Throughout
- + Large Roll Up Door w/ Drive-In Access
- + Full Kitchen
- + Restroom w/ Shower





772-780 BRYANT STREET

LOCATION OVERVIEW

Desirable South of Market location, walkable to many nearby amenities and to the Mission District.



02 MIN to Bryant & 6th St Muni
11 MIN to 4th St. Caltrain
18 MIN to Powell St BART



07 MIN to Mission Bay
10 MIN to Union Square
11 MIN to Financial District



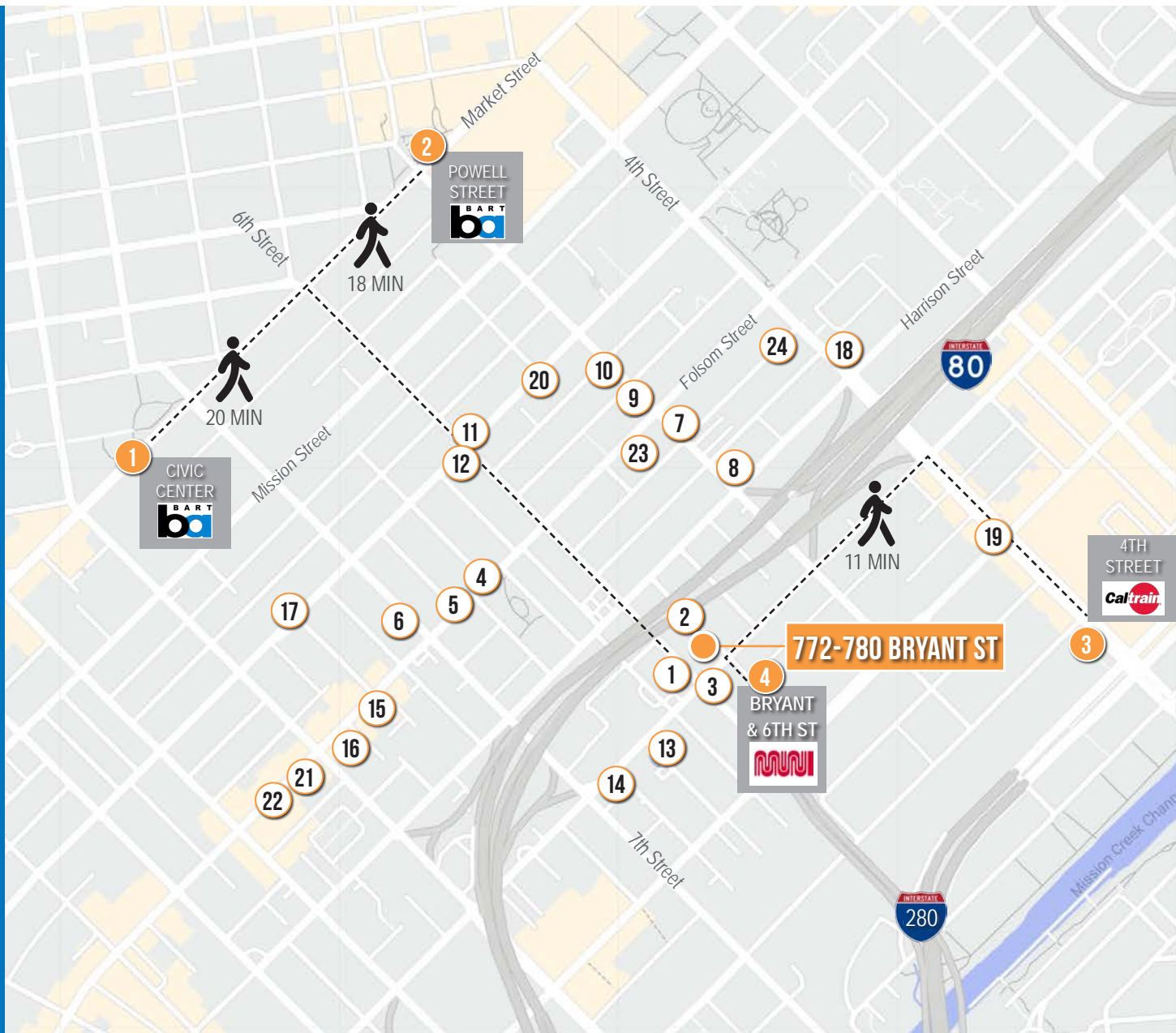
02 MIN to 80 On-Ramp
03 MIN to 280 On-Ramp
06 MIN to 101 On-Ramp



772-780 BRYANT STREET

NEARBY AMENITIES

- 1.....Social Cafe
- 2.....Frjtz
- 3.....Papaya Island
- 4.....Deli Board
- 5.....Extreme Pizza
- 6.....Sightglass Coffee
- 7.....Mathilde French Bistro
- 8.....All Star Donuts
- 9.....Mr. East Kitchen
- 10.....OpenLight Films
- 11.....Subway
- 12.....Bini's Kitchen
- 13.....Dinosaurs Sandwiches
- 14.....Mars Bar & Restaurant
- 15.....Rocco's Cafe
- 16.....Basil Thai Restaurant & Bar
- 17.....Enterprise Brewing Co.
- 18.....Whole Foods Market
- 19.....Marlowe
- 20.....Tin
- 21... San Francisco Pole and Dance
- 22.....Driftwood
- 23.....Dragon Horse
- 24.....Aphotic



772-780 BRYANT STREET



MARLOWE



MATHILDE FRENCH BISTRO



MARS BAR & RESTAURANT

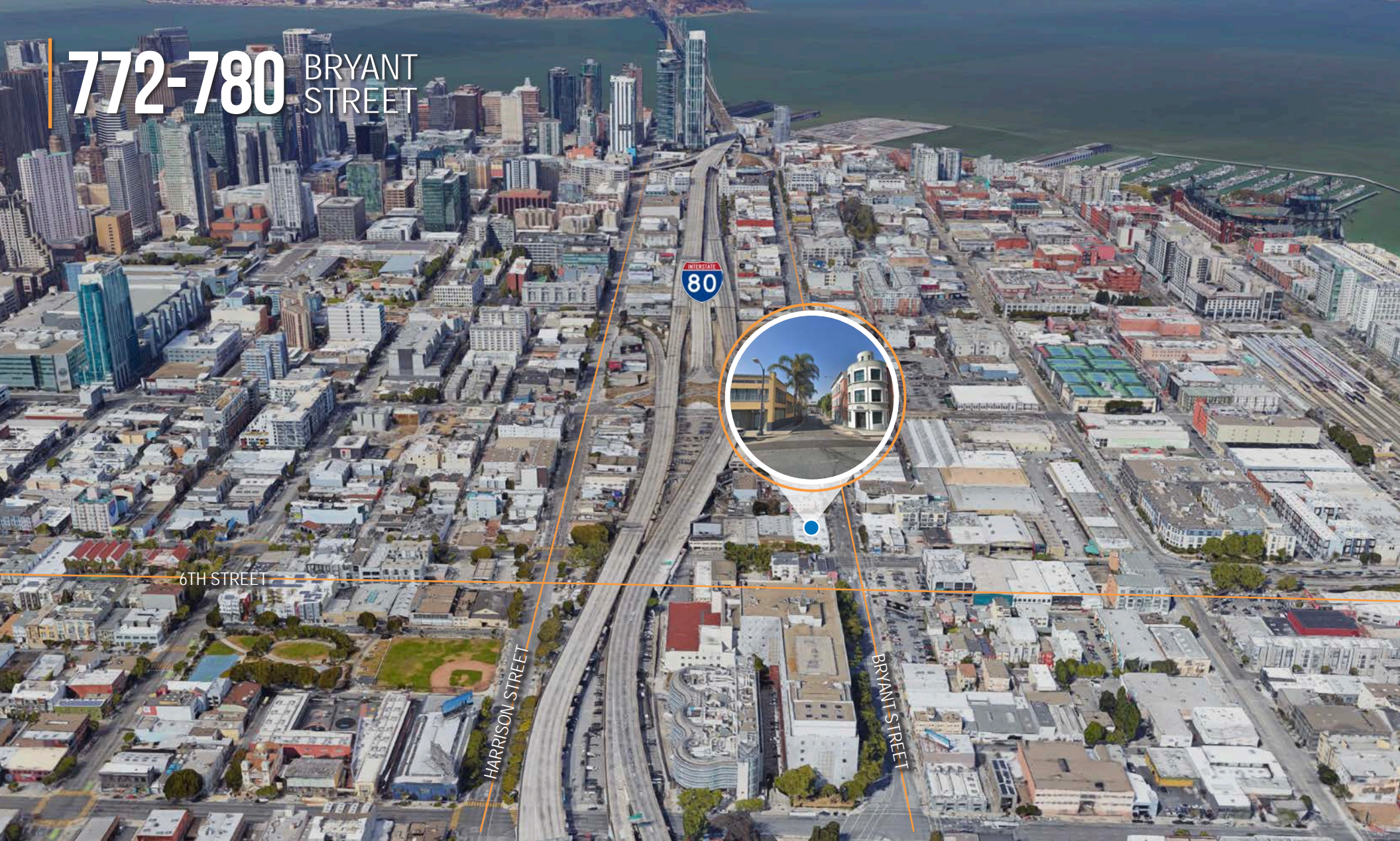


MR. EAST KITCHEN



APHOTIC

772-780 BRYANT STREET



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