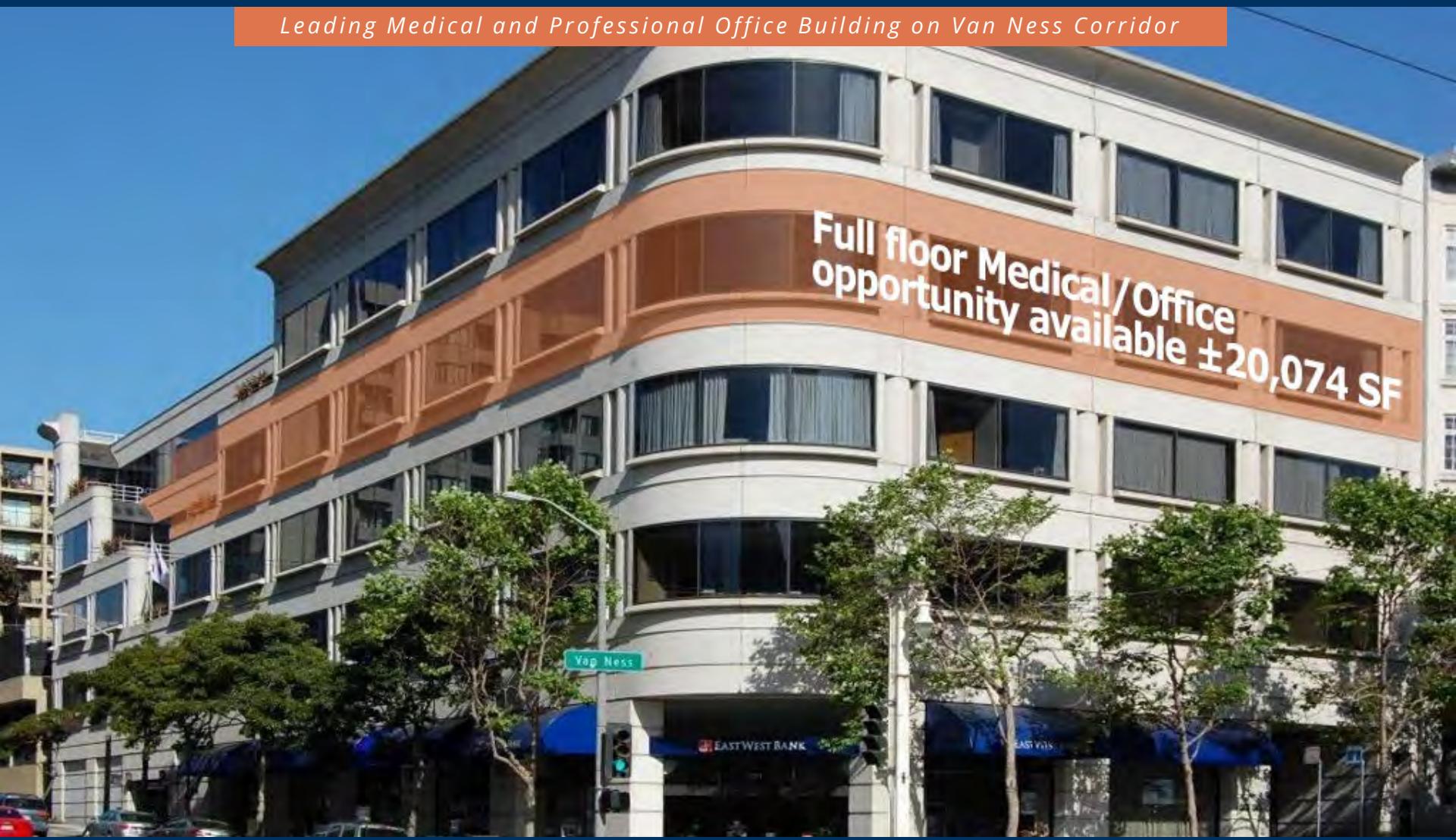


The Pacific Vision Foundation Building

711 Van Ness Avenue, San Francisco

Leading Medical and Professional Office Building on Van Ness Corridor



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OPPORTUNITY

- Redevelopment by The Pacific Vision Foundation
- Extensive ophthalmology diagnostic services with full range of specialties
- On-site surgery center— Accreditation Association for Ambulatory Health Care (AAAHC) accredited 2-OR Surgery Center
- Substantial common area and infrastructure upgrades
- On-site educational and conference facilities

LOCATION

- Central San Francisco location
- 2 blocks to San Francisco City Hall and Civic Center
- 5 blocks to Sutter Health's new state-of-the-art 274 bed CPMC Van Ness Campus
- Walking distance to extensive public transit network (including BART, Golden Gate Transit, MUNI)
- On-site secured parking

BUILDING

- 5-story office building totaling ±85,000 sf
- Full Floor available totaling 20,000 sf and small to mid-size suites available
- Broad mix of tenants
- On-site ownership. On-site security
- Landscaped patios/terraces

The Pacific Vision Foundation Building

711 Van Ness Avenue, San Francisco



BAYSIDE REALTY PARTNERS PRESENTS

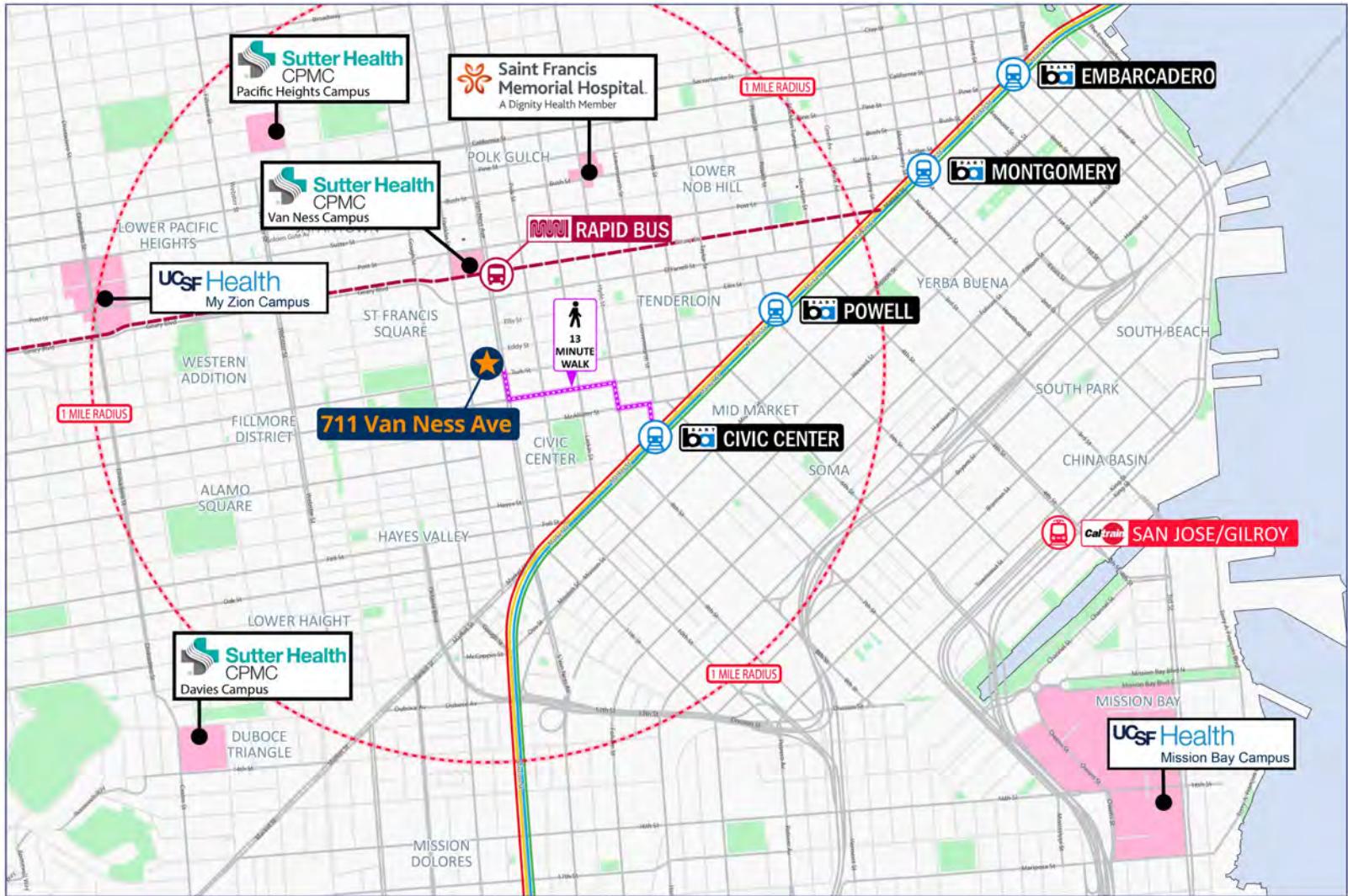
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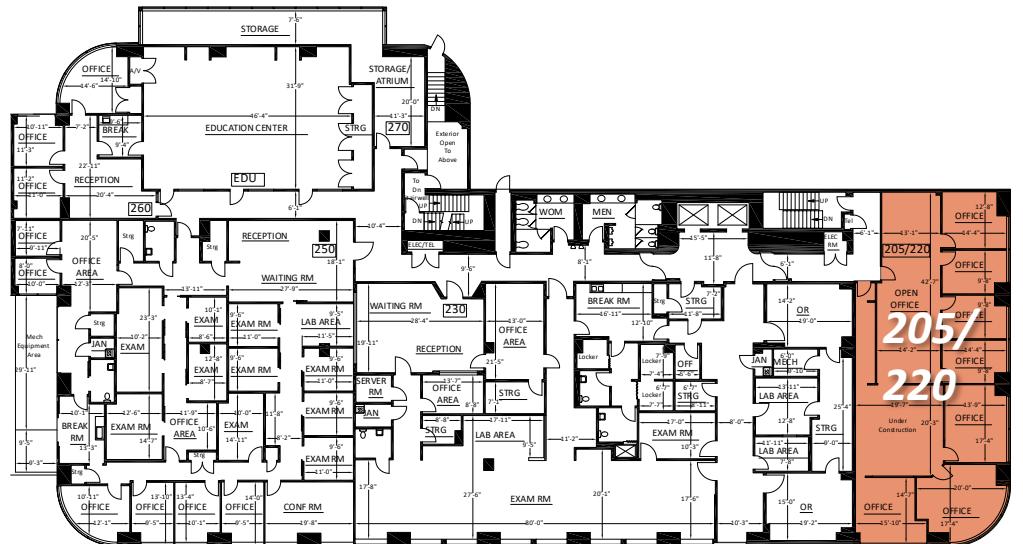
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The Pacific Vision Foundation Building

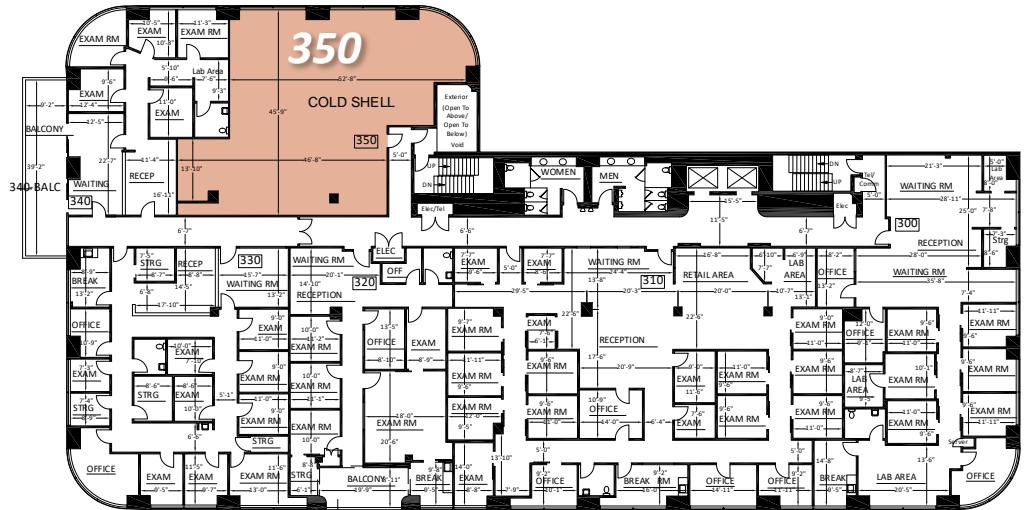
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SECOND FLOOR

Suite 205/220

3,135 RSF
7 private offices along window line. 2 large open spaces. Lots of natural light



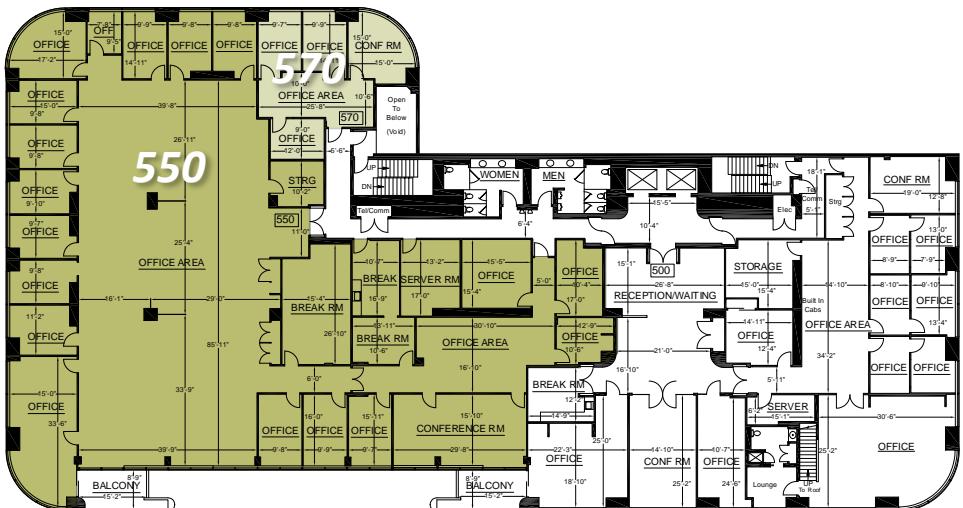
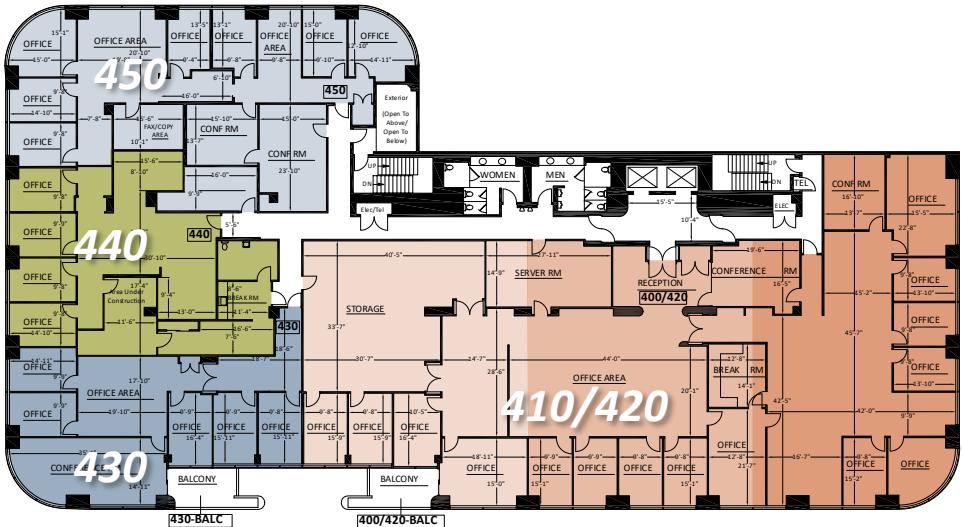
THIRD FLOOR

Suite 350
Shell space

2,764 RSF

The Pacific Vision Foundation Building

711 Van Ness Avenue, San Francisco



FOURTH FLOOR

Full floor user opportunity—up to ±20,074 SF available

Suite 410/420 3,112 – 10,939 RSF

Professional Office layout. 8-10 window line offices, open layout for office intensive with conference rooms and storage

Suite 430 2,314 RSF

Professional Office layout. 5 private offices, open area for workstations, large conference room, private outdoor balcony

Suite 440 2,705 RSF

Professional Office layout. 4 private offices, open space, breakroom, restroom

Suite 450 3,589 RSF

Professional Office layout. Multiple offices along window line, two large interior conference rooms. Lots of natural light

FIFTH FLOOR

Suite 550 11,129 RSF

Divisible to ~5,000 SF

Professional Office layout. 18 offices, open office space, 2 conference rooms, breakroom, storage, private outdoor balcony

Suite 570 1,063 RSF

4 offices, open office space

Meet Your Expert Team



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President and CEO

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BAYSIDE REALTY PARTNERS

*The preeminent provider of management, leasing,
construction management and accounting services
for healthcare properties.*



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- Leasing & Property Management
- Investment Sales
- Tenant Representation
- Construction Management
- Property Repositioning



INFLUENTIAL NETWORK

- Institutional Investors
- Healthcare Systems and Healthcare Districts
- Physicians & Districts
- Private Investors



DOMINANT FOOTPRINT

- 2 million SF leased & managed
- 50+ MOB portfolio
- 10,000-240,000 SF
- 500,000 SF portfolio
- San Francisco's largest MOBs
- 950+ leases executed
- 500+ medical and dental tenants

DOMINANT. EXPERT. INFLUENTIAL.