

NEGOTIABLE

LEASE RATE, INDUSTRIAL GROSS

# THE HISTORIC BUZZELL BUILDING

*±22,579 RSF Stand-Alone Creative Flex HQ  
Lease Opportunity - Available Now*

FOR LEASE | 120 EIGHTH STREET, SAN FRANCISCO

KIDDER.COM

*For more leasing  
information contact*

EVAN HOUSEL  
415.229.8922  
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LIC N° 01882475



## THE HISTORIC BUZZELL BUILDING

*Move in ready ±22,579 SF  
stand-alone landmark historic  
brick and timber opportunity*

### FLOORS

SHOP LEVEL	±7,153 RSF
FIRST FLOOR	±6,162 RSF
MEZZANINE SECOND STREET	±3,272 RSF
THIRD FLOOR	±5,992 RSF

### PROPERTY FEATURES

Heavy power

Fully renovated in 2014

ADA passenger and freight elevator serving all floors and basement

Useable mix of meeting rooms and shop spaces

Central SOMA location only blocks from BART/Muni

Lease Term: Negotiable

Asking: Negotiable

Available Now





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KIDDER MATHEWS





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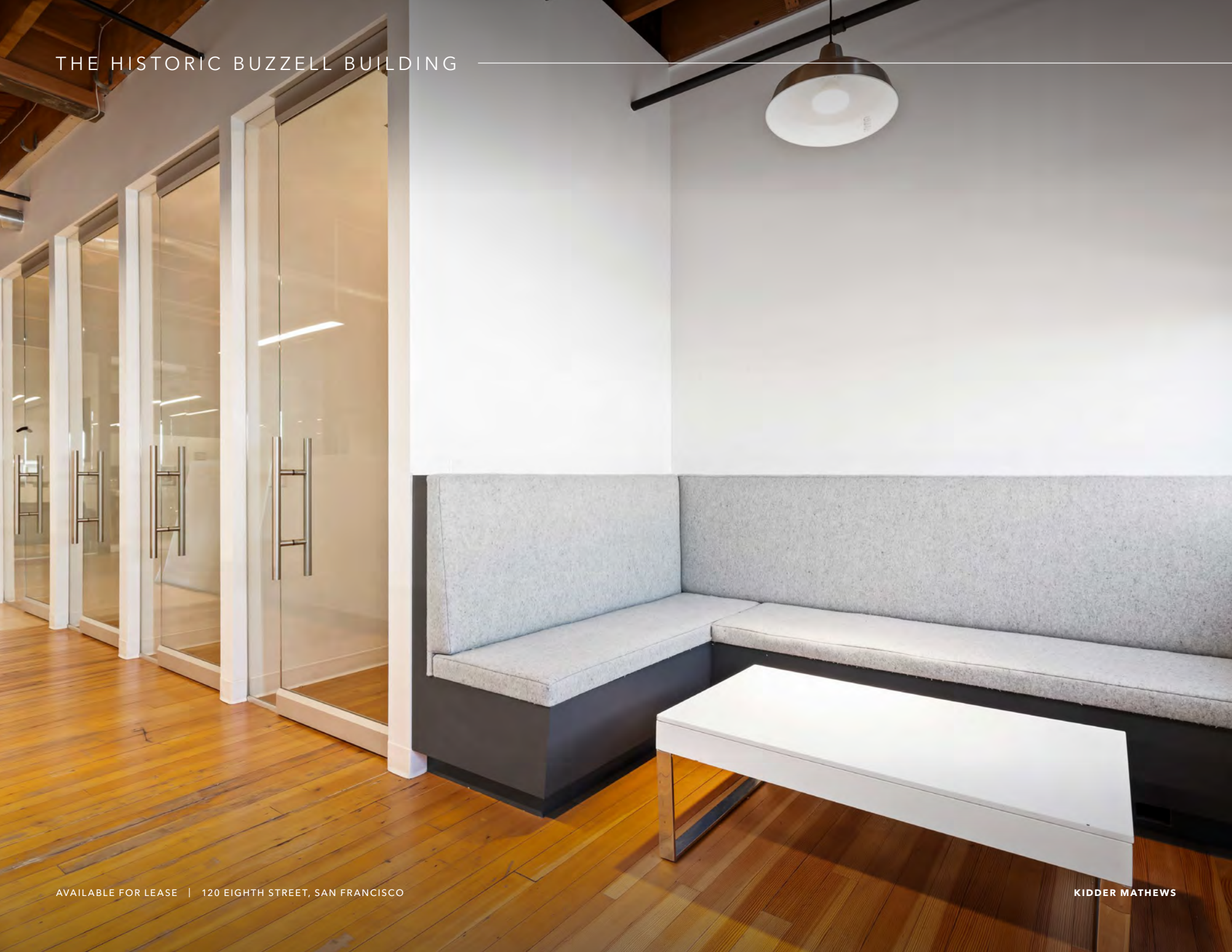
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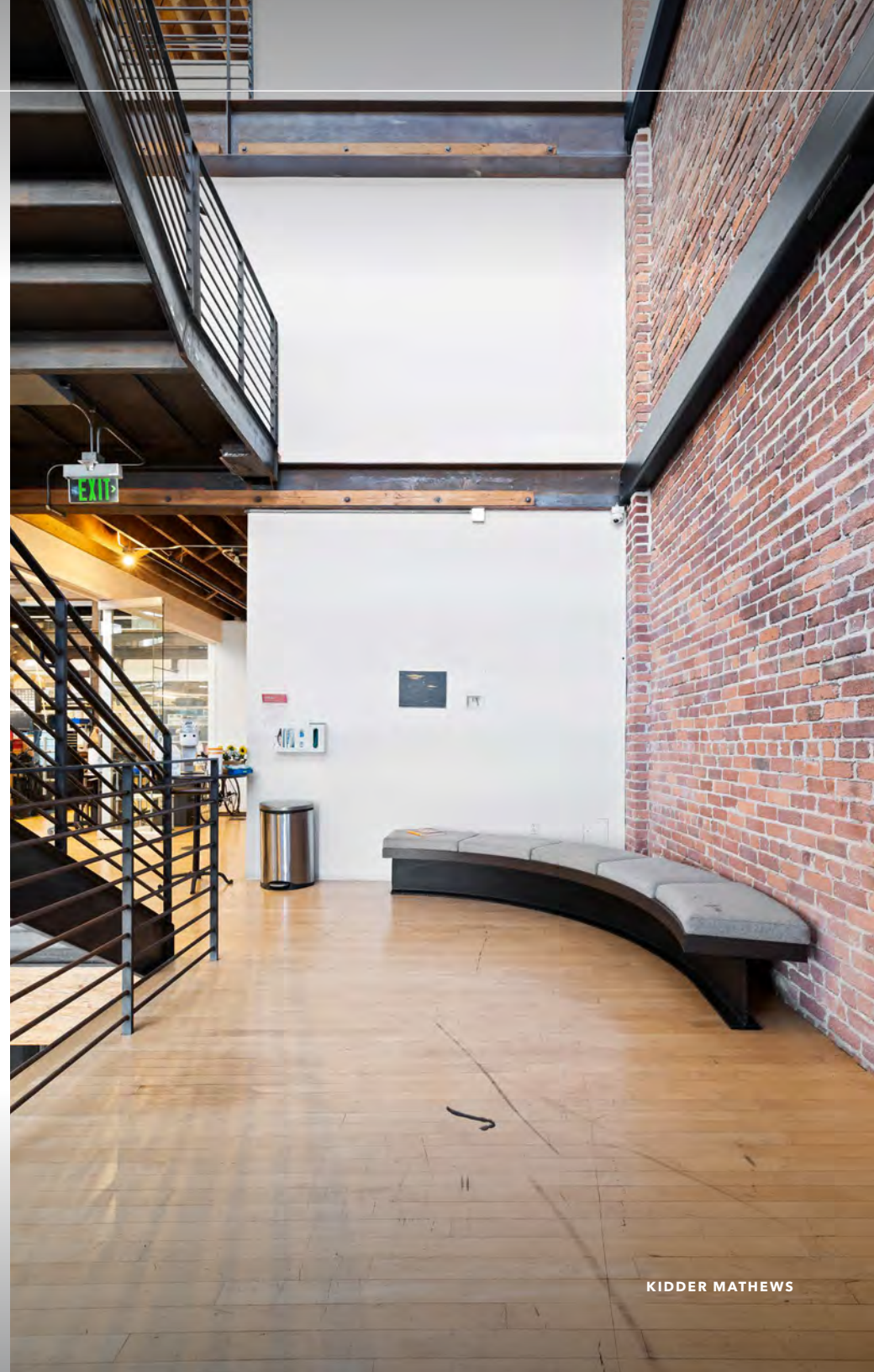
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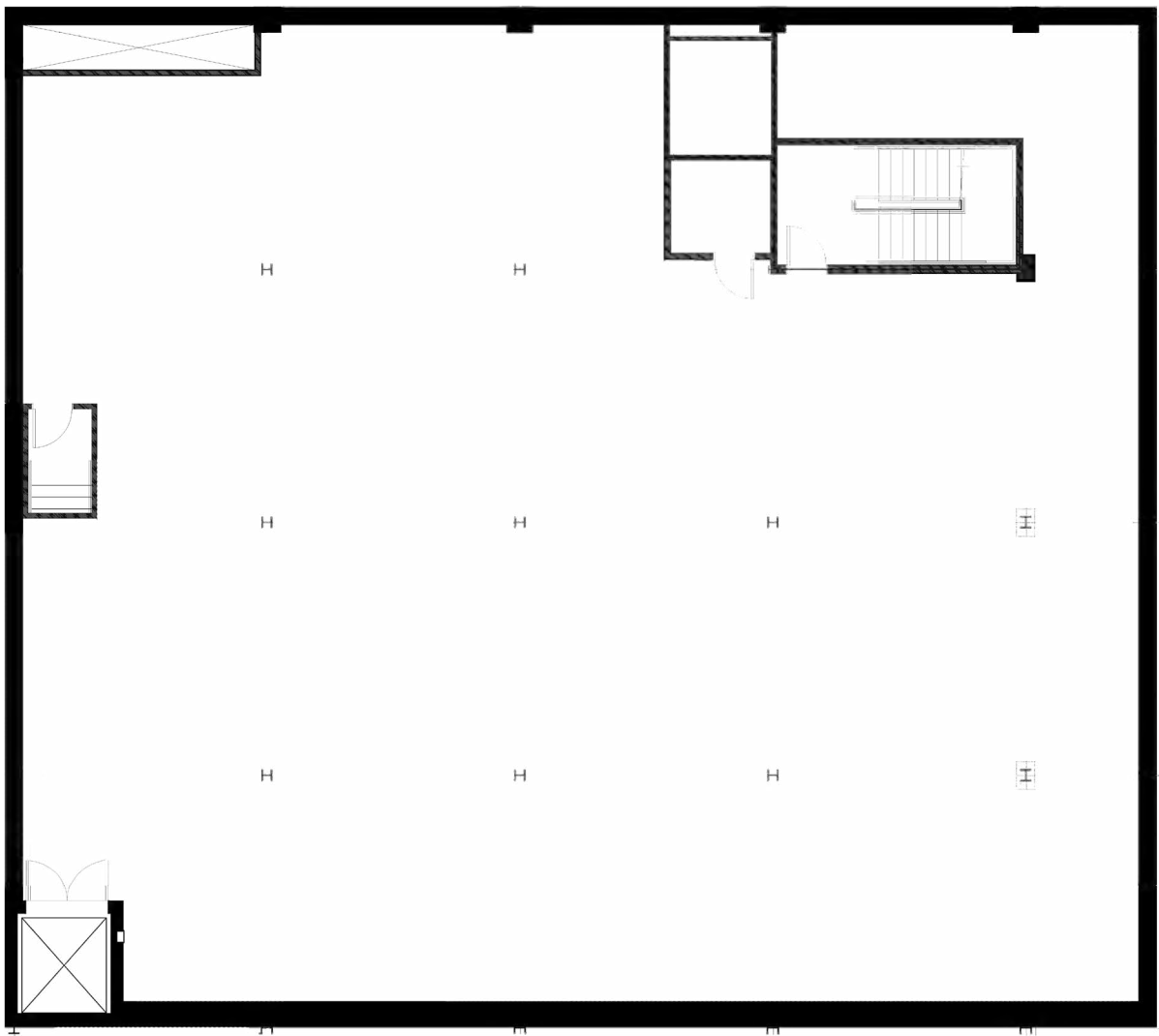
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LOWER LEVEL SHOP



*±7,153 RSF*

AVAILABLE

*NEGOTIABLE*

LEASE RATE (SF/YR)

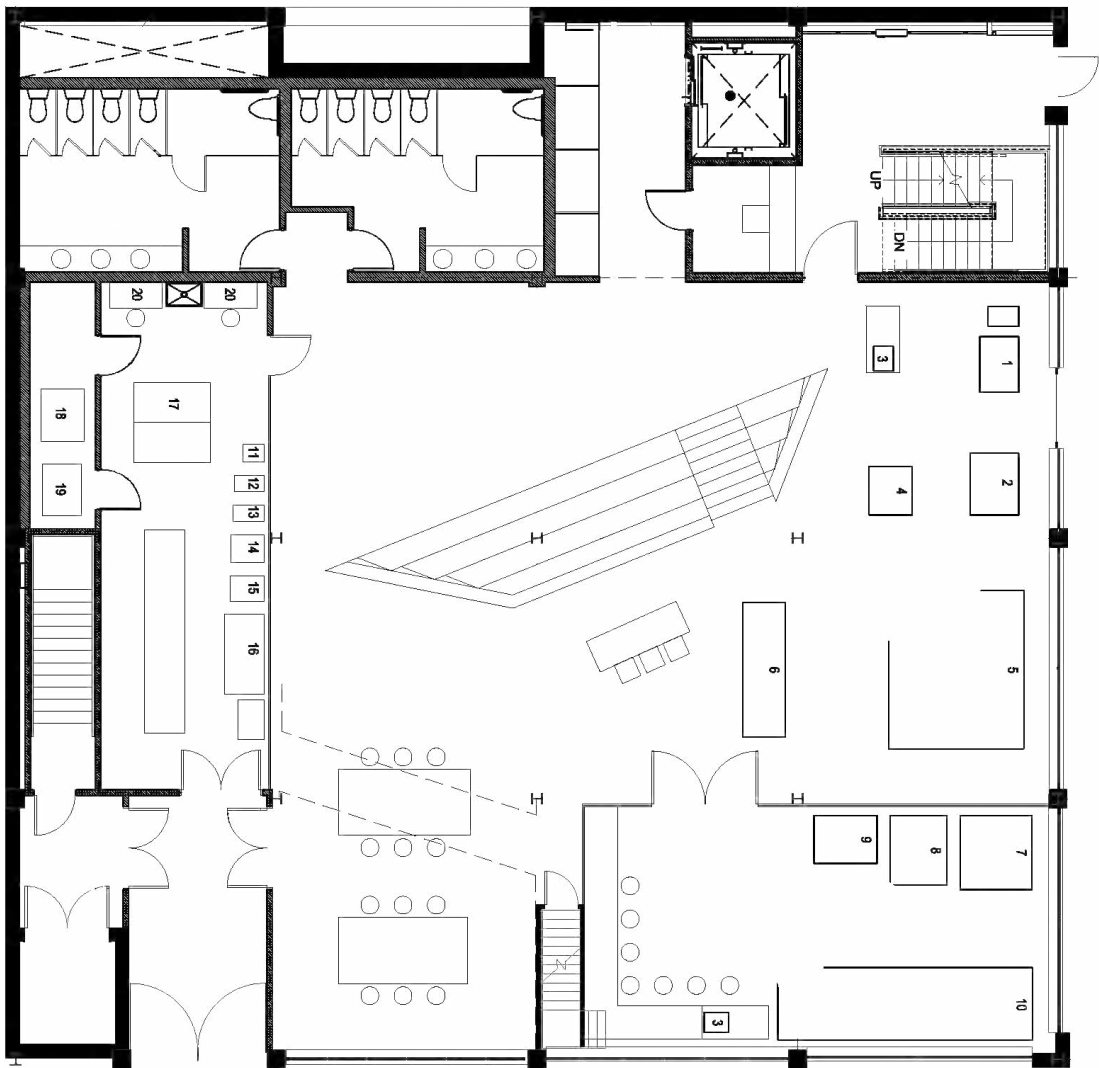
*NOW*

AVAILABLE

FLOOR PLAN NOT TO SCALE



FIRST FLOOR



*±6,162 RSF*

AVAILABLE

*NEGOTIABLE*

LEASE RATE (SF/YR)

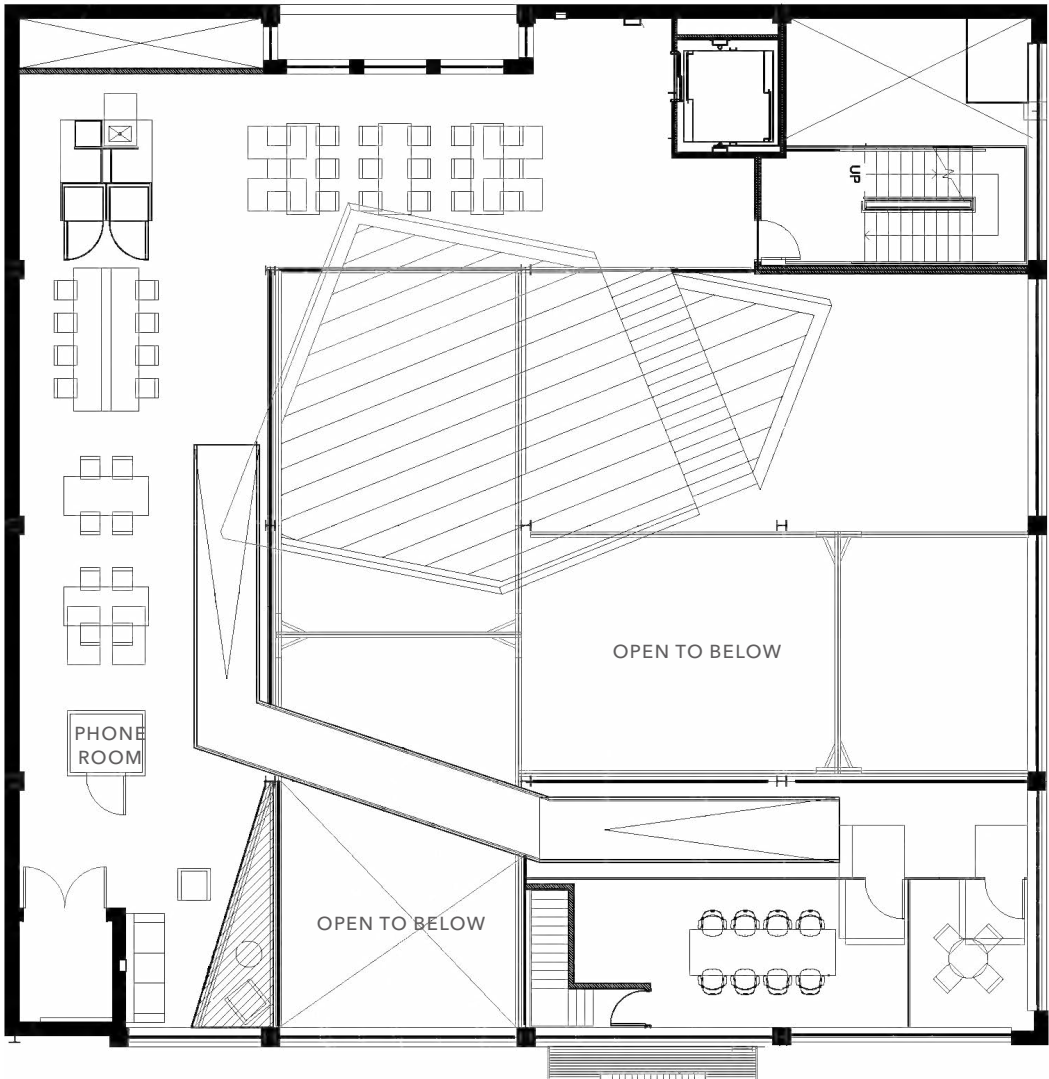
*NOW*

AVAILABLE

FLOOR PLAN NOT TO SCALE



SECOND FLOOR MEZZANINE



*±3,272 RSF*

AVAILABLE

*NEGOTIABLE*

LEASE RATE (SF/YR)

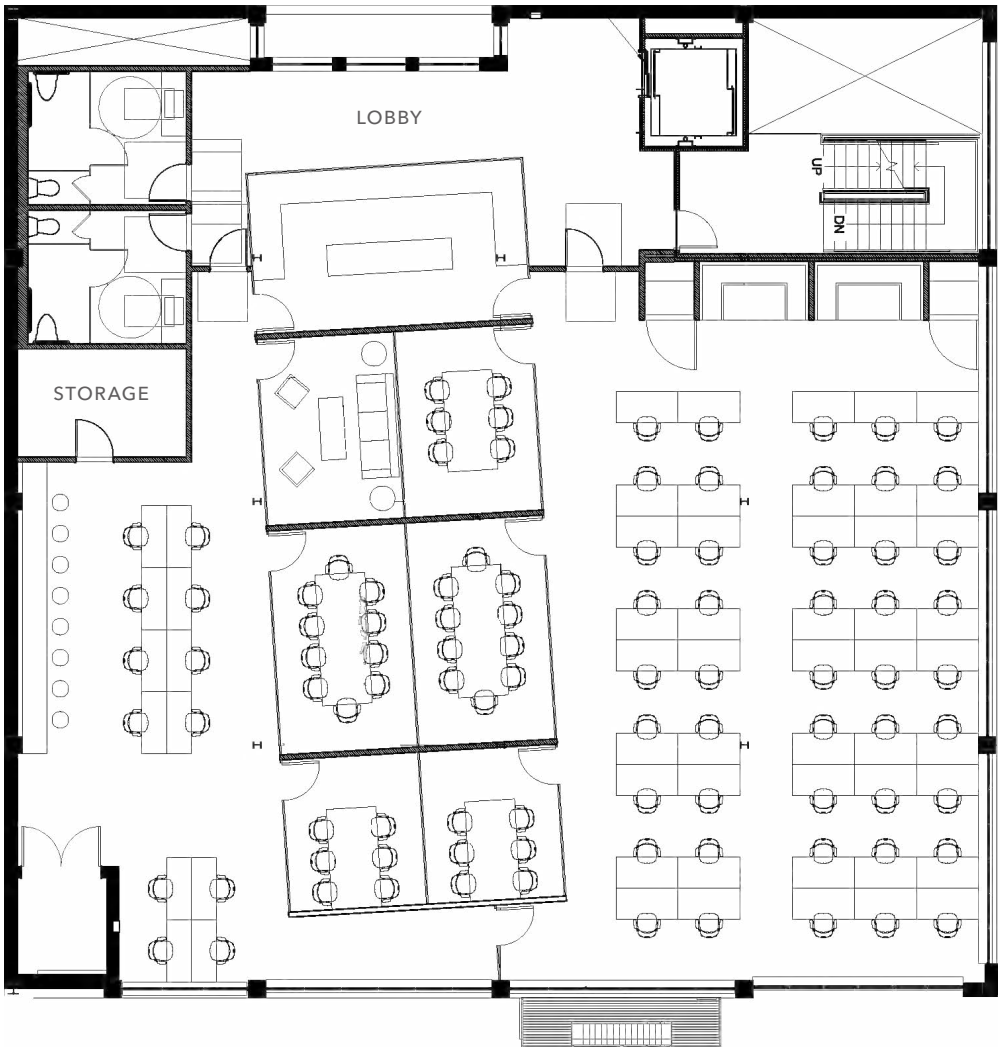
*NOW*

AVAILABLE

FLOOR PLAN NOT TO SCALE



THIRD FLOOR



*±3,272 RSF*

AVAILABLE

*NEGOTIABLE*

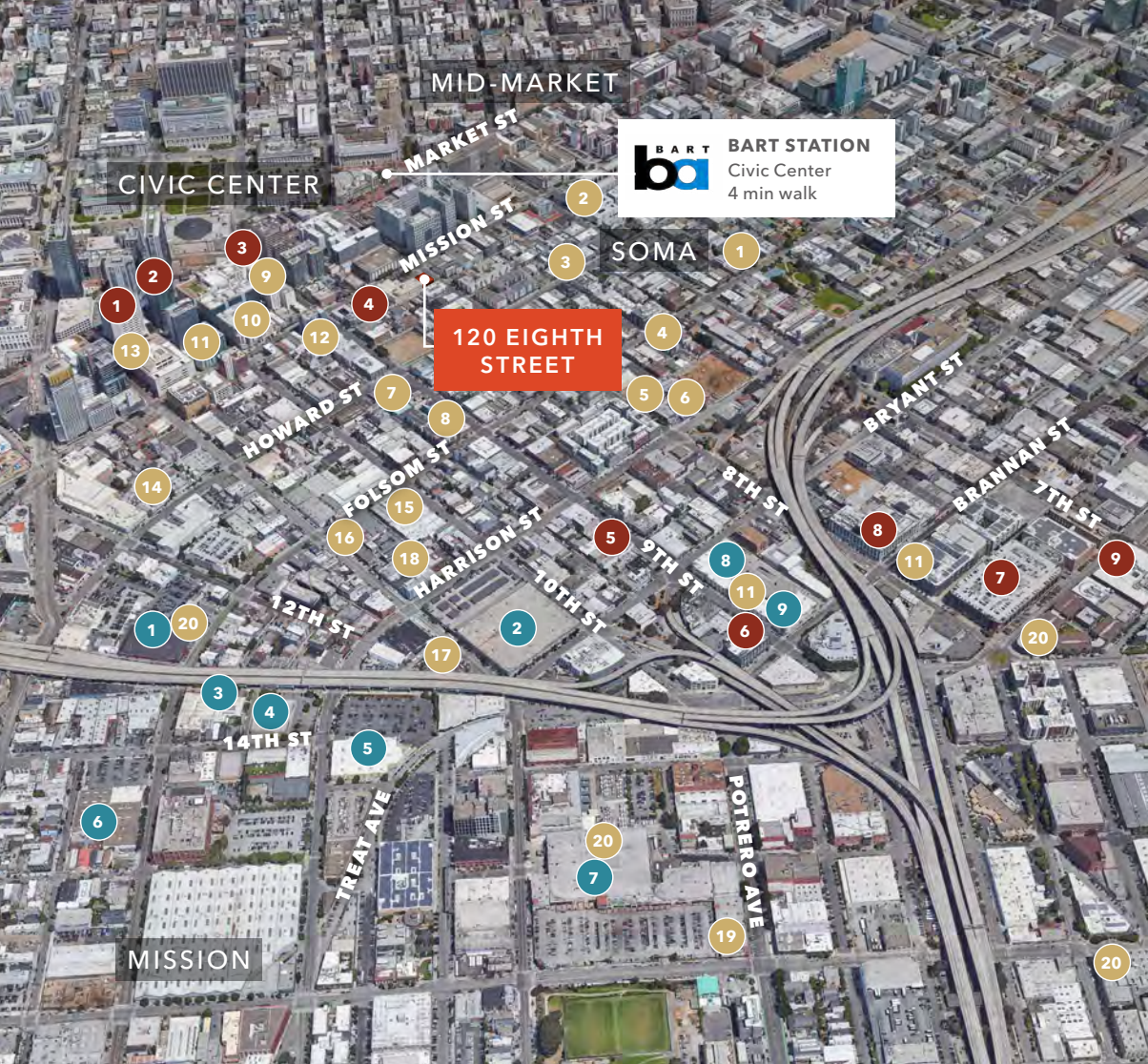
LEASE RATE (SF/YR)

*NOW*

AVAILABLE

FLOOR PLAN NOT TO SCALE





## NEARBY AMENITIES

### RESTAURANTS & BARS

- 01 Sightglass Coffee
- 02 Square Pie Guys
- 03 Cellarmaker Brewing Co.
- 04 Rocco's Cafe
- 05 Basil Thai Restaurant
- 06 AK Subs
- 07 Chantal Guillon Patisserie
- 08 Kama Sushi
- 09 Hotbird
- 10 Cumaica: Artesanos del Cafe
- 11 Peet's Coffee
- 12 Coffee Cultures
- 13 Blue Bottle Coffee
- 14 Sushi Ondo
- 15 Sextant Coffee Roasters
- 16 Basil Canteen
- 17 SOMA STREAT Food Park
- 18 Californios
- 19 Smashburger
- 20 Starbucks

### GROCERY & RETAIL

- 01 Target
- 02 Costco
- 03 Rainbow Grocery
- 04 OfficeMax
- 05 Best Buy
- 06 Foods Co.
- 07 Safeway
- 08 Trader Joe's
- 09 Nordstrom Rack

### TECH COMPANIES

- 01 Square
- 02 Twitter
- 03 Thumbtack
- 04 ueno.
- 05 Canary Technologies
- 06 Bamo, Inc.
- 07 Zynga
- 08 Airbnb
- 09 Adobe

*Exclusively listed by*

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