

# 899 ELLIS STREET

FOR LEASE | HARD CORNER OFFICE BUILDING

**TCP**  
**TOUCHSTONE**  
COMMERCIAL PARTNERS



[WWW.TCPRE.COM](http://WWW.TCPRE.COM)

**ZACH HAUPERT** [zhaupert@tcpre.com](mailto:zhaupert@tcpre.com)  
D 415.539.1121 | C 415.812.1219

**MICHAEL SANBERG** [msanberg@tcpre.com](mailto:msanberg@tcpre.com)  
D 415.539.1103 | C 415.697.6088

**TREVOR GUDIM** [trevor@tcpre.com](mailto:trevor@tcpre.com)  
D 415.539.1122 | C 858.922.2632

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## PROPERTY SUMMARY

### ADDRESS

899 Ellis Street, San Francisco, CA 94109

### AVAILABLE SPACE

Second Floor +/- 2,356 Square Feet

Ground Floor +/- 2,355 Square Feet

**TOTAL +/- 4,711 Square Feet**

*\*Floors Can Be Leased Together or Separately*

### RENTAL RATE

Low \$30s / Square Foot / Year, Industrial Gross

### AVAILABLE

Immediately

## BUILDING ATTRIBUTES

- + One (1) Large Conference Room
- + Ten (10) Office or Meeting Rooms
- + Kitchenette & Break Area
- + Full HVAC
- + Three (3) Restrooms
- + Internal Staircases Connect All Floors
- + Exposed Brick & Hardwood Floor Throughout

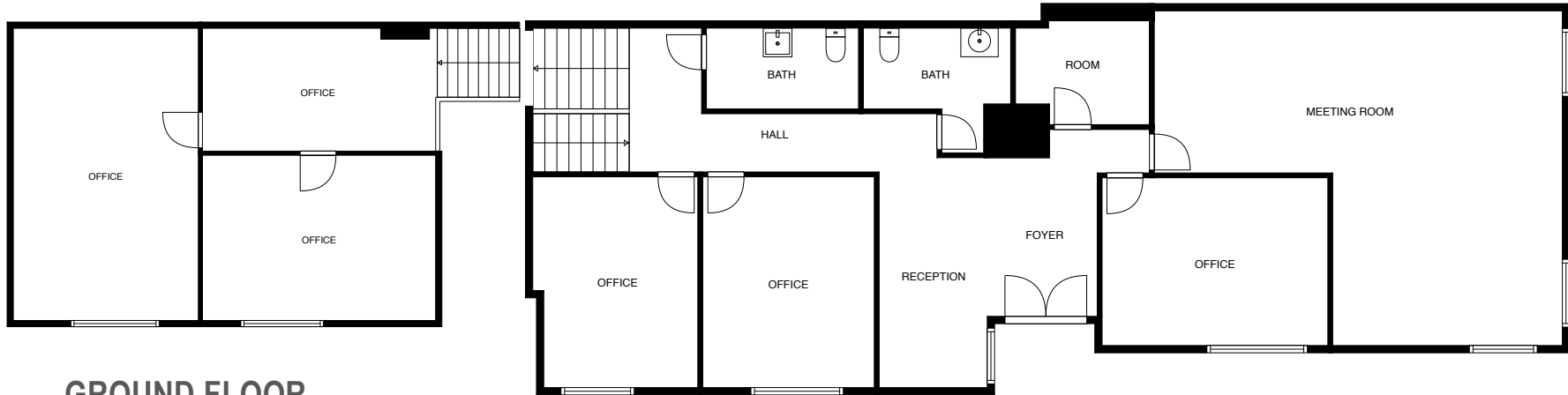


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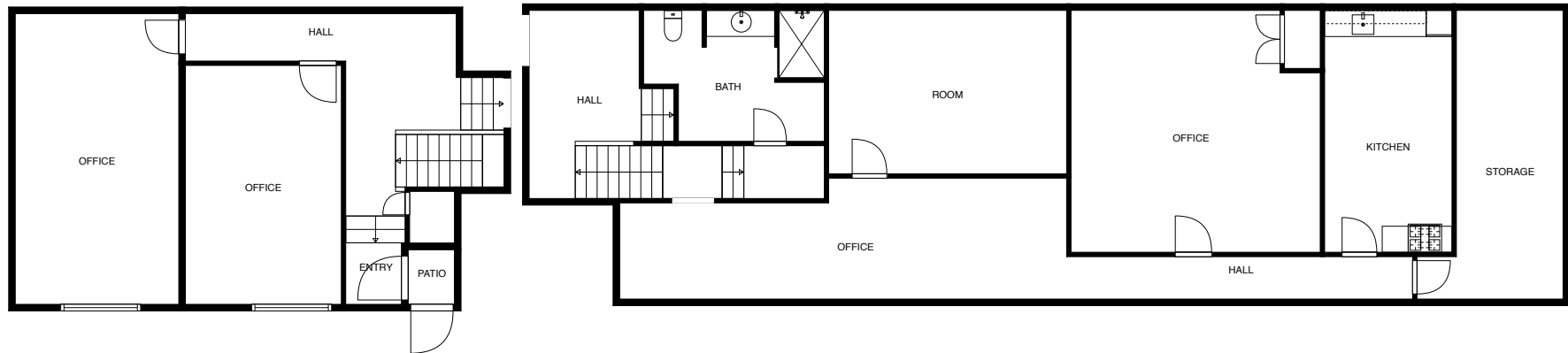
**2ND FLOOR**

*+/- 2,356 Square Feet*



**GROUND FLOOR**

*+/- 2,355 Square Feet*



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## LOCATION OVERVIEW

Desirable Opera Plaza location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



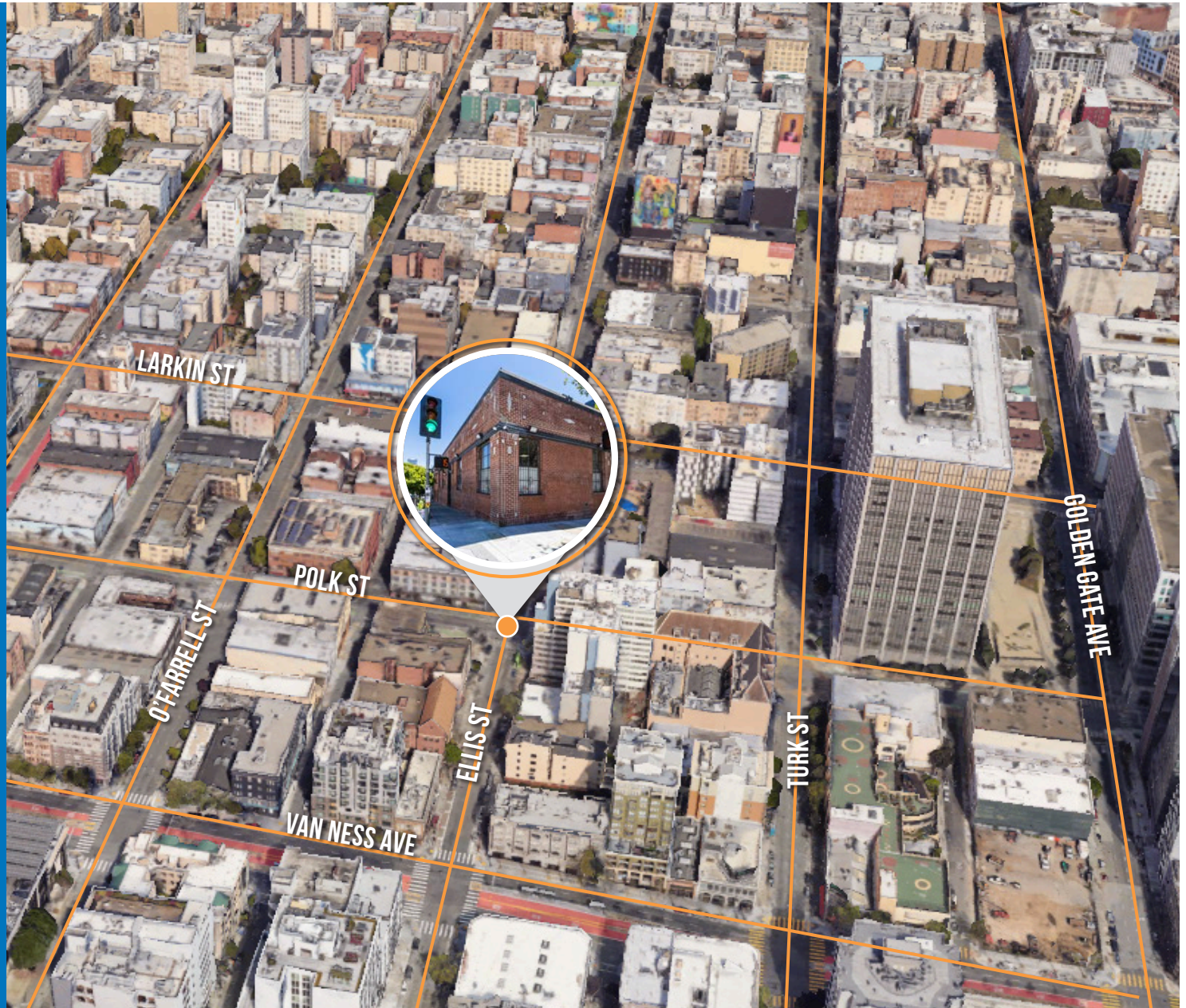
**10 MIN** to Civic Center BART  
**09 MIN** to MUNI Market & 8th St Station



**08 MIN** to Financial District  
**09 MIN** to SOMA  
**14 MIN** to Mission District



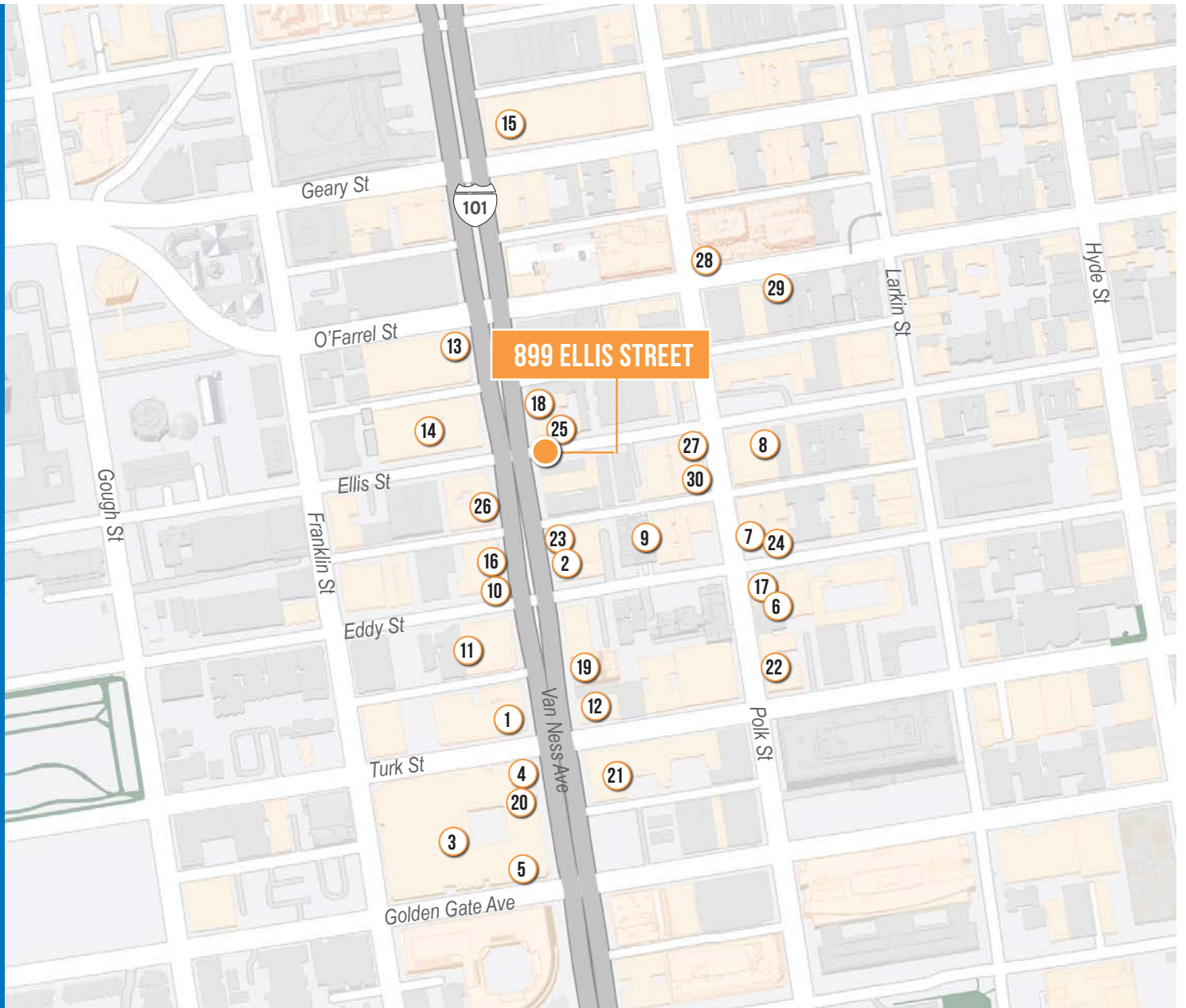
**06 MIN** to I-80  
**07 MIN** to I-280  
**08 MIN** to US-101



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## NEARBY AMENITIES

- 1.....CVS
- 2.....Hinata
- 3.....Opera Plaza Cinemas
- 4.....Peet's Coffee
- 5.....Max's Opera Cafe
- 6.....Brenda's French Soul Food
- 7.....Son and Garden
- 8.....Zen Yai
- 9.....City College of San Francisco
- 10.....Round Table Pizza
- 11.....MINI of San Francisco
- 12.....Music Exchange Piano Store
- 13.....Tesla
- 14.....Land Rover San Francisco
- 15.....Sutter Health - CPMC/PAMF
- 16.....Burger King
- 17.....Taco Bell
- 18.....Van Ness Market
- 19.....Salty's
- 20.....Books Inc.
- 21.....Emergency Dentist SF
- 22.....Unexpected Era Cafe
- 23.....Van Ness Cafe & Gyros
- 24.....Gladstone Market
- 25.....Metro by T-Mobile
- 26.....SF Federal Credit Union
- 27.....Sam's Bakery
- 28.....Bread & Butter Market & Deli
- 29.....Great American Music Hall
- 30.....Tobacco Barn



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Corp. Lic. 01112906  
www.tcpre.com

## ZACH HAUPERT

D 415.539.1121 C 415.812.1219  
zhaupert@tcpre.com DRE # 01822907

## MICHAEL SANBERG

D 415.539.1103 C 415.697.6088  
msanberg@tcpre.com DRE # 01930041

## TREVOR GUDIM

D 415.539.1122 C 858.922.2632  
trevor@tcpre.com DRE # 01979980

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