

Creative Full Floors Available

611 MISSION STREET South Financial District



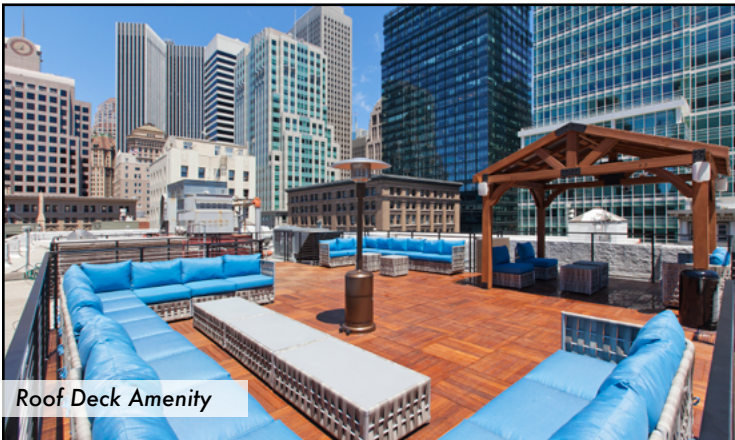
Plug & Play
Full Floors
Available



Newly Renovated Building Lobby



7th Floor Penthouse



Roof Deck Amenity

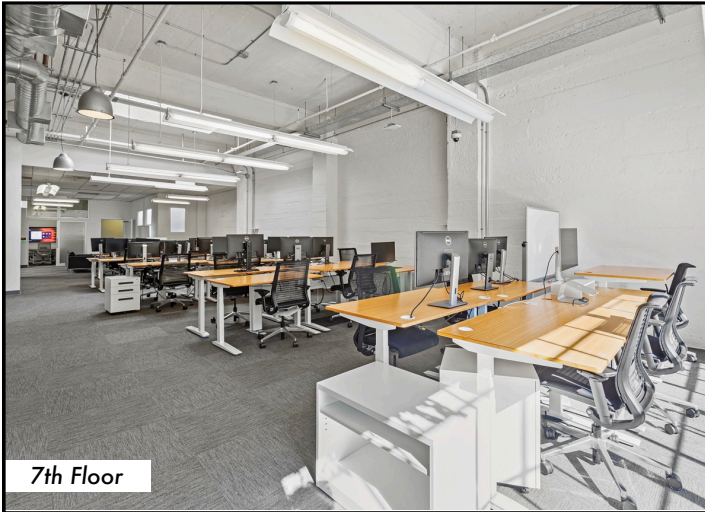


530 Bush St, Suite 800, San Francisco, CA 94108

P: 415.834.1600 • F: 415.834.1601 • www.coltoncommercialsf.com

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7th Floor



Roof Deck Amenity

BUILDING HIGHLIGHTS:

- Excellent Identity
- Full HVAC
- Vicinity to Public Transportation
 - Steps to Montgomery BART
 - Steps to Muni Lines 10,12&14
- ADA Restrooms
- Creative Space
- Recently Updated Facade and Building Lobby
- Local Ownership & Property Management Quick Decision Making

SUITE	SQUARE FEET	DATE AVAILABLE	RATE per SF/Year*	TERM	COMMENTS
Entire 7th Floor	6,118 RSF +/-	LEASED	\$55.00 per RSF/Year FSG Equivalent (NNN Lease)	3+ Years	Plug & Play opportunity. Creative space with high exposed ceilings, mostly open plan, high-end kitchenette and all-hands area, glass conference rooms and more. Efficient Full Floor opportunity. Full HVAC (several zones), server room, kitchenette, 2 ADA restrooms, access to passenger and another freight elevator, upgraded key card security, fiber, and T-1 in the building.
Entire 3rd Floor	5,969 RSF +/-	NOW	\$55.00 per RSF/Year FSG Equivalent (NNN Lease)	2+ Years	Creative space with high exposed ceilings, mostly open plan, glass conference rooms and more. Efficient Full Floor opportunity. Full HVAC (several zones), server room, kitchenette, 2 ADA restrooms, access to passenger and another freight elevator, upgraded key card security, fiber and T-1 in the building.
Entire 2nd Floor	5,919 RSF +/-	NOW	\$55.00 per RSF/Year FSG Equivalent (NNN Lease)	2+ Years	Plug & Play opportunity. Creative space with high exposed ceilings, mostly open plan, glass conference rooms and more. Efficient Full Floor opportunity. Full HVAC (several zones), server room, kitchenette, 2 ADA restrooms, access to passenger and another freight elevator, upgraded key card security, fiber, and T-1 in the building.

Jay D. Shaffer
 (415) 407-3997
 jshaffer@coltoncommercialsf.com
 License #: 01444640



Casaldra Andreassen
 (631) 478-8343
 casaldra@coltoncommercialsf.com
 License #: 02028086

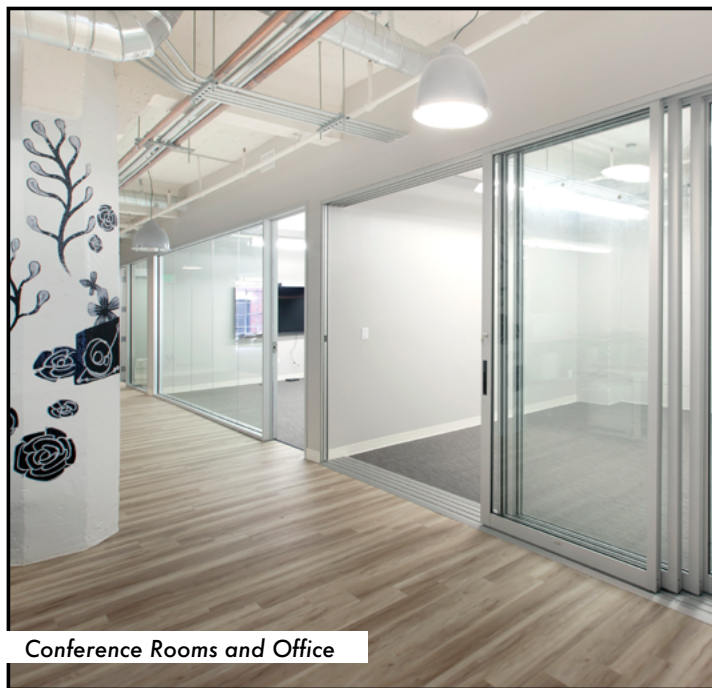
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SAMPLE PHOTOS OF 5TH FLOOR



Open Work Area with Break Area



Conference Rooms and Office



Open Work Area

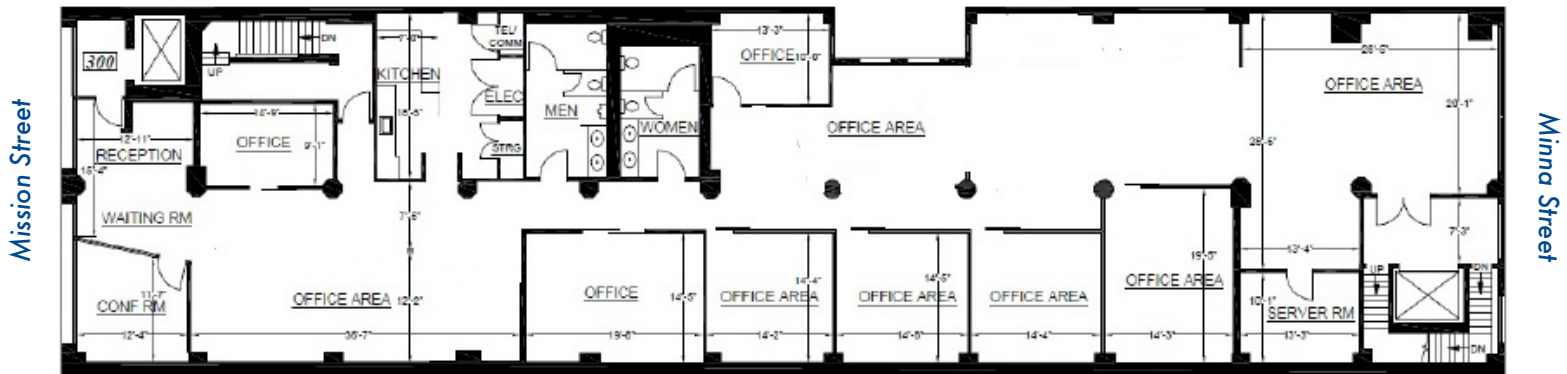


Open Work Area

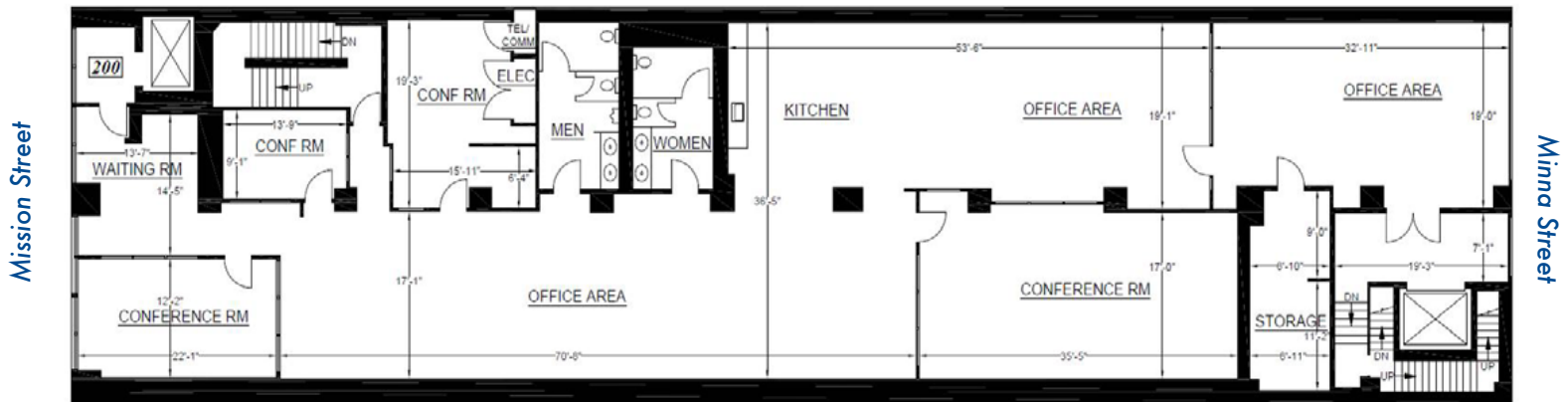
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3RD FLOOR PLAN



2ND FLOOR PLAN



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NEIGHBORHOOD MAP & AMENITIES



- | | | |
|---------------------------------|--|-------------------------|
| 1 Luke's Lobster SoMa | 1 San Francisco Museum of Modern Art | P 2nd Street Garage |
| 2 The Bird | 2 JP Morgan Securities Inc | P 85 Second St. Parking |
| 3 Mourad | 3 Golden Gate University School of Law | P Garage SP+ Parking |
| 4 Lao Table | 4 Palace Hotel | P Hearst Parking Garage |
| 5 Blue Bottle Coffee sweetgreen | 5 111 Minna Gallery and Event Space | |
| 6 North India | 6 Academy of Art University | |
| 7 Philz Coffee | 7 Salesforce Tower | |
| 8 Pied Piper | 8 LinkedIn | |
| 9 The Garden Court | | |
| 10 Uno Dos Tacos | | |
| 11 Bluestone Lane | | |
| 12 SOMA Coffee Shop | | |