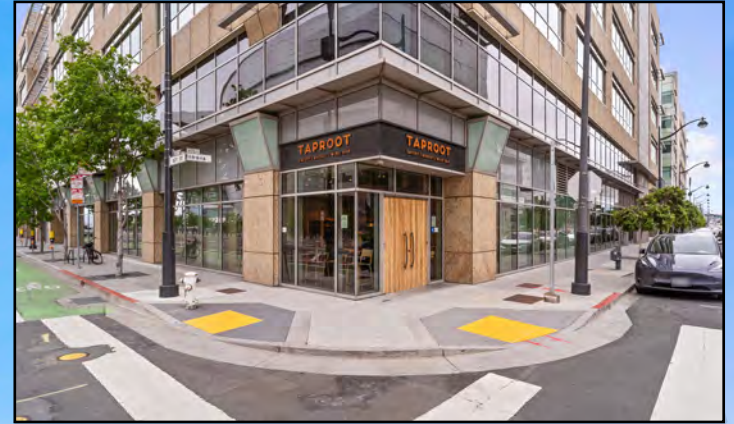
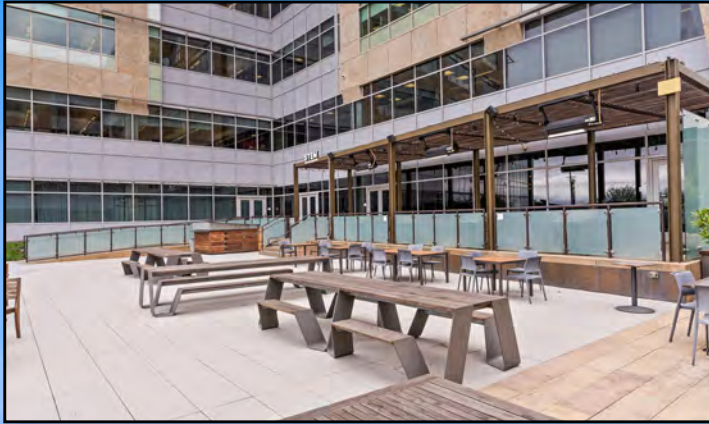


# RESTAURANT SPACES AVAILABLE IN MISSION BAY



409 & 499  
ILLINOIS

ALEXANDRIA

CBRE





| FUTURE DEVELOPMENT  |  |   |
|---------------------|--|---|
| #                   | PROJECT/ADDRESS                          | DESCRIPTION   |
| 1                   | Block 4 East                             | 100 Units   |
| 2                   | Block 9A                                 | 148 Units   |
| 3                   | Mission Rock                             | 1,400,000 SF Office<br>1,200 Multifamily Units<br>200,000 SF Retail |
| 4                   | Block 14 South                           | PreK-5 Elementary School<br>+ High School Programs                  |
| 5                   | UCSF, Block 15                           | 523 Units   |
| ENTERTAINMENT       |  |   |
| 8                   | GSW Chase Center                         | 680,000 SF Events Center  |
| HOUSING / MIXED USE |  |   |
| 9                   | 235 Berry Street                         | 106 Units   |
| 10                  | 255 Berry Street                         | 100 Units   |
| 11                  | 626 Mission Bay Blvd N<br>(Block 6 East) | 143 Units   |
| 12                  | 626 Mission Bay Blvd N<br>(Block 6 West) | 147 Units   |
| 13                  | Arden                                    | 267 Units   |
| 14                  | Arterra                                  | 263 Units   |
| 15                  | Avalon at Mission Bay                    | 823 Units   |
| 16                  | Azure Apartments                         | 273 Units   |
| 17                  | The Beacon                               | 594 Units   |
| 18                  | Channel Mission Bay                      | 315 Units   |
| 19                  | Edgewater                                | 193 Units   |
| 20                  | Edwin M. Lee Apartments                  | 119 Units   |
| 21                  | Five 88                                  | 198 Units   |

| HOUSING / MIXED USE |  |                         |
|---------------------|--|-------------------------|
| #                   | PROJECT/ADDRESS                                | DESCRIPTION             |
| 22                  | The Glassworks                                 | 34 Units                |
| 23                  | HomeRise at Mission Bay                        | 141 Units               |
| 24                  | Madrone  | 330 Units               |
| 25                  | MB360  | 360 Units               |
| 26                  | Mercy Housing                                  | 150 Units               |
| 27                  | Mission Bay by Windsor                         | 129 Units               |
| 28                  | Mission Creek Senior Community                 | 140 Units               |
| 29                  | Mission Walk                                   | 131 Units               |
| 30                  | One Mission Bay                                | 350 Units               |
| 31                  | Park Terrace                                   | 111 Units               |
| 32                  | Radiance                                       | 99 Units                |
| 33                  | Rich Sorro Commons                             | 100 Units               |
| 34                  | Strata at Mission Bay                          | 192 Units               |
| 35                  | UCSF Student Housing                           | 500 Units               |
| 36                  | Venue  | 147 Units               |
| OFFICE / MEDICAL    |  |                         |
| 36                  | 455 Mission Bay Boulevard                      | 210,000 SF              |
| 37                  | 1450 Owens Street                              | 185,600 SF<br>R&D space |
| 38                  | 500 Terry Francois Boulevard                   | 305,000 SF              |
| 39                  | 550 Terry Francois Boulevard                   | 310,000 SF              |
| 40                  | Alexandria Life Science &<br>Technology Campus | 157,000 SF              |
| 41                  | China Basin                                    | 940,000 SF              |
| 42                  | The Exchange                                   | 750,000 SF              |
| 43                  | Genentech Hall                                 | 461,000 SF              |

| OFFICE / MEDICAL |  |              |
|------------------|--|--------------|
| #                | PROJECT/ADDRESS  | DESCRIPTION  |
| 44               | Gladstone Institutes   | 155,000 SF   |
| 45               | Kaiser Permanente San Francisco<br>Mission Bay Medical Offices | 220,000 SF   |
| 46               | Public Safety Building   | 264,000 SF   |
| 47               | Uber Headquarters  | 1,017,000 SF |
| 48               | UCSF Helen Diller Family<br>Comprehensive Cancer Center        | 162,000 SF   |
| 49               | UCSF Medical Center & UCSF<br>Benioff Children's Hospital      | 878,000 SF   |
| 50               | UCSF Mission Hall  | 270,000 SF   |
| 51               | UCSF Rock Hall   | 170,000 SF   |
| 52               | UCSF Sandler Neuroscience Center                               | 237,000 SF   |
| 53               | UCSF Smith Cardiovascular<br>Research Building                 | 236,000 SF   |
| 54               | UCSF Wayne and Gladys Valley<br>Center for Vision              | 500,000 SF   |
| 55               | UCSF Weill Institute for<br>Neurosciences                      | 281,000 SF   |
| 56               | UCSF William J. Rutter Center                                  | 255,000 SF   |
| HOSPITALITY      |  |              |
| 57               | LUMA Hotel San Francisco                                       | 299 Rooms    |
| PARKING          |  |              |
| 58               | 1835 Owens Street Garage                                       | 63 Spaces    |
| 59               | 450 South Street Garage  | 1,400 Spaces |
| 60               | Third Street Garage  | 822 Spaces   |
| 61               | 1670 Owens Garage  | 635 Spaces   |

- 8,430 HOUSING UNITS (6,313 EXISTING UNITS; 2,112 PLANNED)
- 10,128,600 SF OFFICE/MEDICAL SPACE (8,543,000 SF EXISTING; 1,585,600 SF PLANNED)
- 2,920 PARKING SPACES



The Alexandria Center for Science and Technology is a 484,000 square foot life science project with expansive bay views, a large garden terrace, onsite parking, and 24/7 security.

The Alexandria Center for Science and Technology is positioned directly across the street from UCSF’s Mission Bay campus, a 3.4 million square foot research, teaching, and clinical care campus with a daytime population of nearly 15,000.



The property is situated prominently on the San Francisco Bay waterfront opposite Chase Center, home of the Golden State Warriors, which hosts nearly 200 events a year.

The neighborhood is highly accessible to employees and visitors throughout the San Francisco Bay Area via Interstate 280, MUNI’s T Third Street line, Caltrain, and the future Mission Bay Ferry Landing.



OFFICE/MEDICAL

1/2 MILE

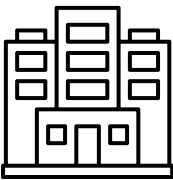
4m SF Existing Office/Medical Space

254K SF Office/Medical Space Under Construction

1 MILE

11.2M SF Existing Office/Medical Space

752K SF Office/Medical Space Under Construction



RESIDENTIAL

1/2 MILE

5,236 Existing Residential Units

221 Residential Units Under Construction

1 MILE

14,238 Existing Residential Units

1,024 Residential Units Under Construction



88 WALK SCORE  
(very walkable)



71 TRANSIT SCORE  
(excellent transit)



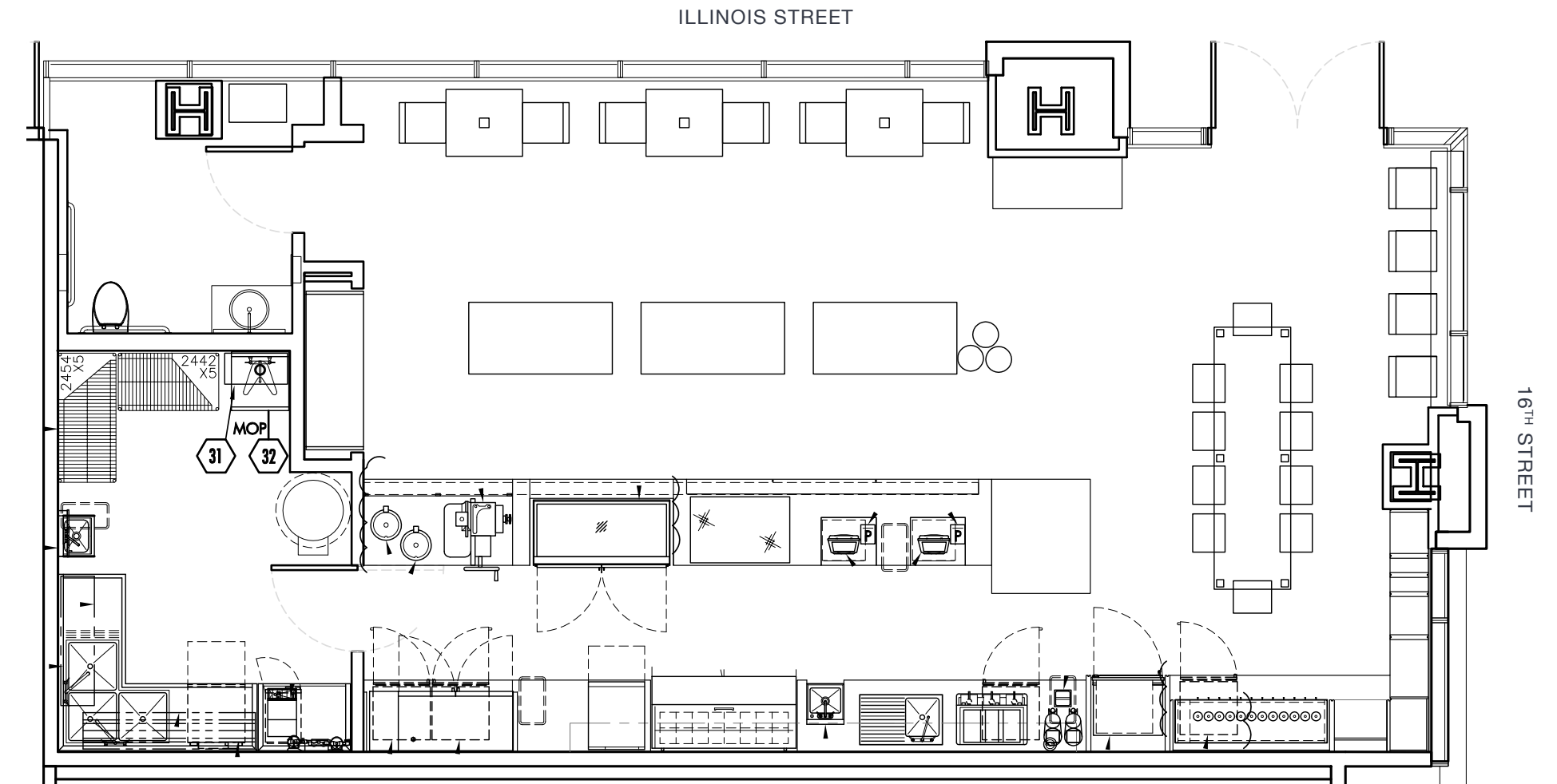
97 BIKE SCORE  
(bikers paradise)





# 409 ILLINOIS

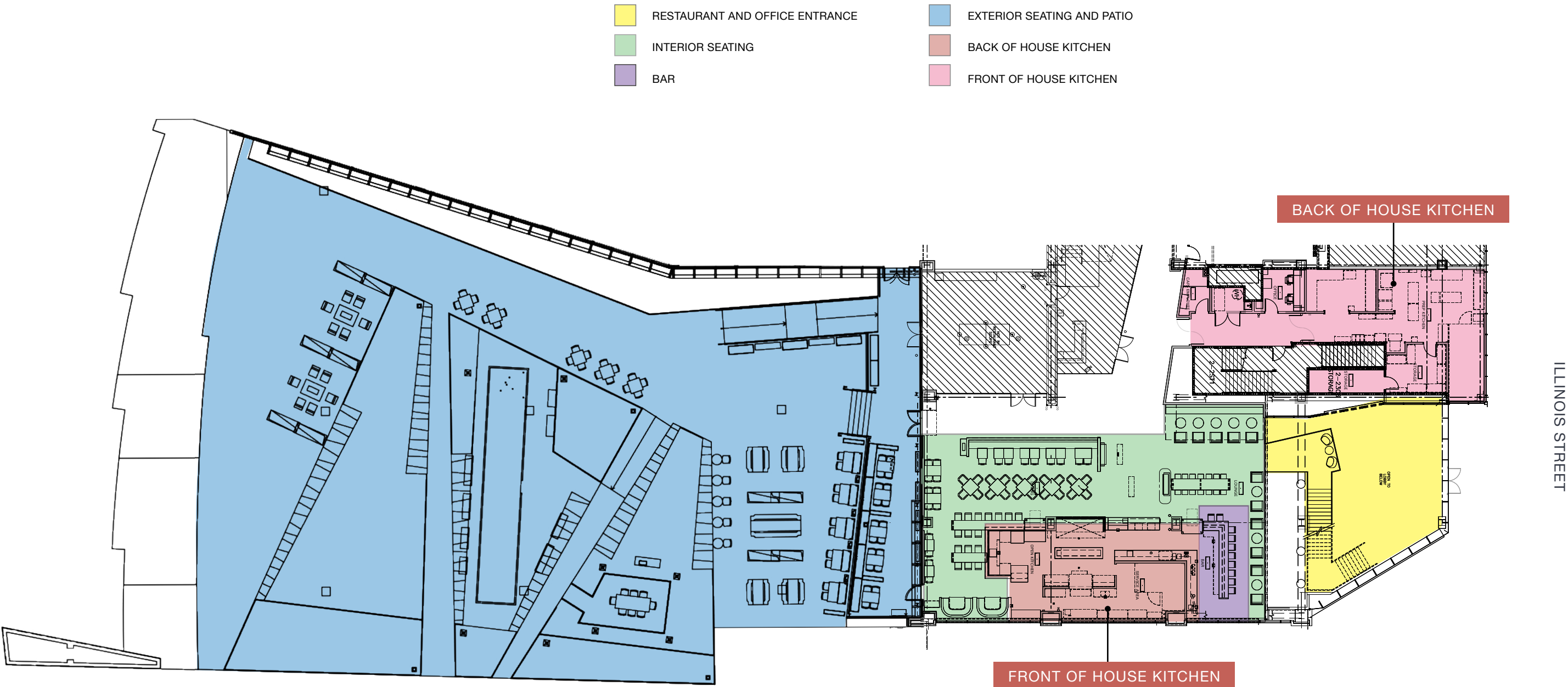
- Approximately 1,324 SF rentable (1,156 SF usable)
- Directly across the street from Chase Center
- Highly visible location on the corner of Illinois Street and 16th Street
- Second generation café space with existing kitchen infrastructure and ADA restroom
- Space can be delivered with all furniture, fixtures, and equipment





# 499 ILLINOIS

- Approximately 7,011 SF rentable (6,374 SF usable)
- Usable:  
Front of house: 4,700 SF  
Back of house: 1,674 SF  
Total usable: 6,374 SF
- Rentable:  
Front of house: 5,170 SF  
Back of house: 1,841 SF  
Total usable: 7,011 SF
- Second-generation full-service restaurant space with existing kitchen infrastructure
- Two full-service kitchens with venting-  
Front of house open kitchen and back of house prep kitchen
- Type 1 & Type 2 venting
- ADA restrooms
- Expansive dedicated outdoor patio and garden with views of the San Francisco Bay and Chase Center
- Open floorplan with direct access to office lobby
- Potential for large private events
- Space can be delivered with all furniture, fixtures, and equipment









409 & 499  
ILLINOIS

+1 415 772 0306

**ALEX SAGUES**

LIC. 02055525

ALEX.SAGUES@CBRE.COM

**GRAHAM GREALISH**

LIC. 01924444

GRAHAM.GREALISH@CBRE.COM

**IAN SNOW**

ISNOW@ARE.COM

**GRIFFIN WHITLOCK**

GWHITLOCK@ARE.COM



© 2023 CBRE, Inc. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



ALEXANDRIA

**CBRE**