

2551 MISSON STREET

San Francisco, CA

FOR LEASE

Ground, 2nd & 3rd Flrs, +/- 30,085 RSF



For more information or to schedule a tour, please contact:



MARK GEDYMIN
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OPPORTUNITY OVERVIEW

PROPERTY PROFILE

ADDRESS	2551 Mission Street, San Francisco, CA 94110
APN	3615-023
FLOORS	Ground (+/- 9,225 RSF), Second Floor (+/- 9,225 RSF) & Third Floor (+/- 7,500 RSF)
BUILDING	± 30,085 RSF
ZONING	NCT (Mission Street Neighborhood Commercial Transit)
SUBMARKET	Mission District

LEASE RATE: NEGOTIABLE

GROUND, +/- 9,225 RSF

- +/- 800 RSF for Café/Coffee Roaster
- Single or Multi-tenant Retail
- High Ceilings (+/- 13.65')

2ND FLOOR, +/- 9,225 RSF

- Artist Studios
- High Ceilings (+/- 13.39')

3RD FLOOR, +/- 7,500 RSF

- Full Floor or Multi-tenant
- High Ceilings (+/- 15.58')
- +/- 1,385 RSF Patio

ROOF DECK

- Expansive Rooftop/Deck

BUILDING FEATURES

- All New Building System
 - HVAC
 - Sprinklers
 - Restrooms
 - Passenger Elevator
 - Electrical
- Artist Centric
- Amazing Natural Light
- Soaring Ceilings
- Long Term Local Ownership
- Ideal Mission Street Location
- Expansive Roof Deck







Top/3rd Floor



with Exclusive Outdoor Patio



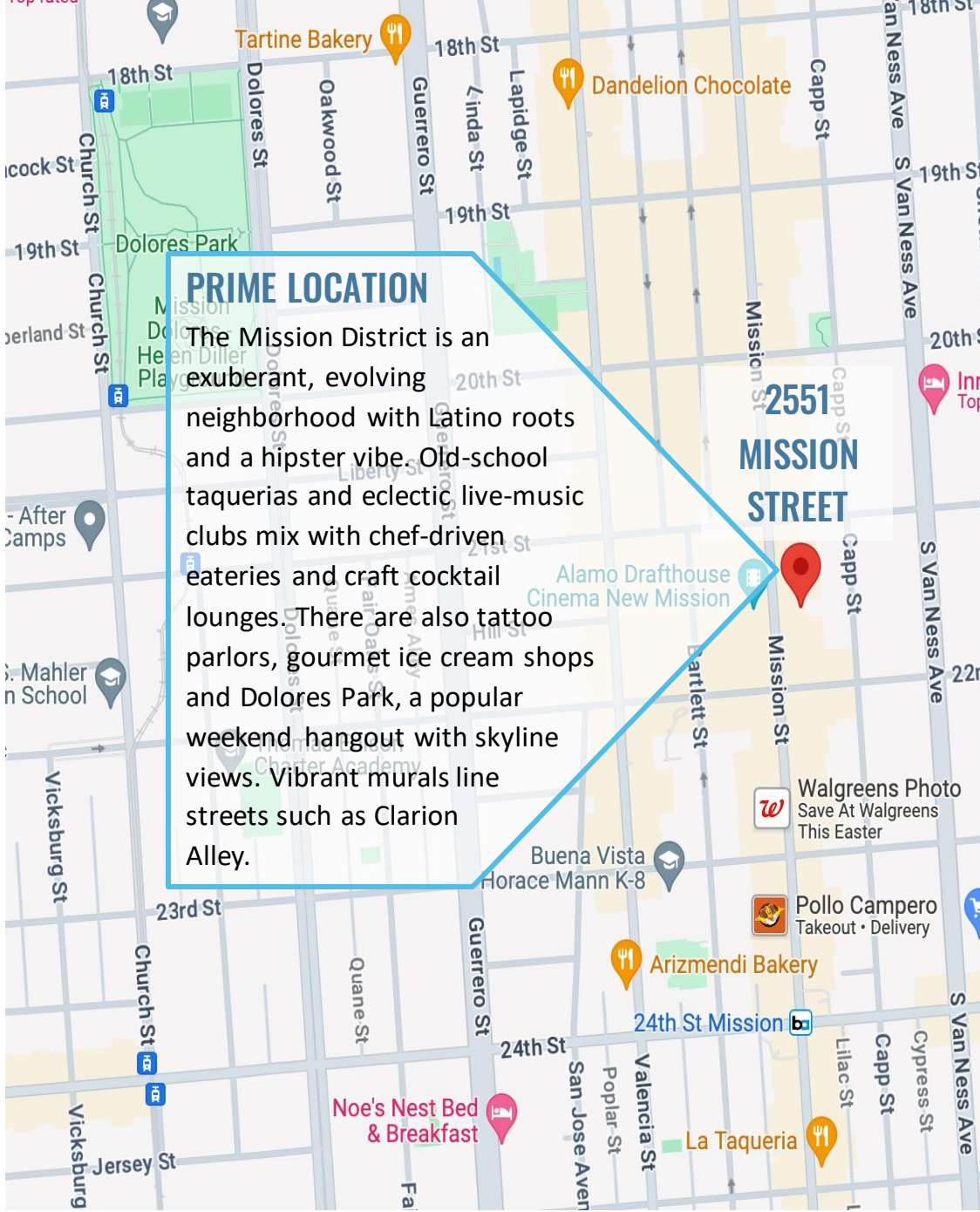
Stunning Expansive Roof Deck, Outstanding Views



LOCATION OVERVIEW

2551 MISSION STREET, SAN FRANCISCO, CA 94110
(between 21st & 22nd Streets)

- Mission District - Ideal Mission Street Location
- Convenient Public Transportation – Bike Lanes, BART, Bus Line
- Coffee Shops
- Cafes/Restaurants
- Shopping
- Music Venues
- Foreign Cinema
- Alamo Drafthouse Cinema
- Delores Park



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