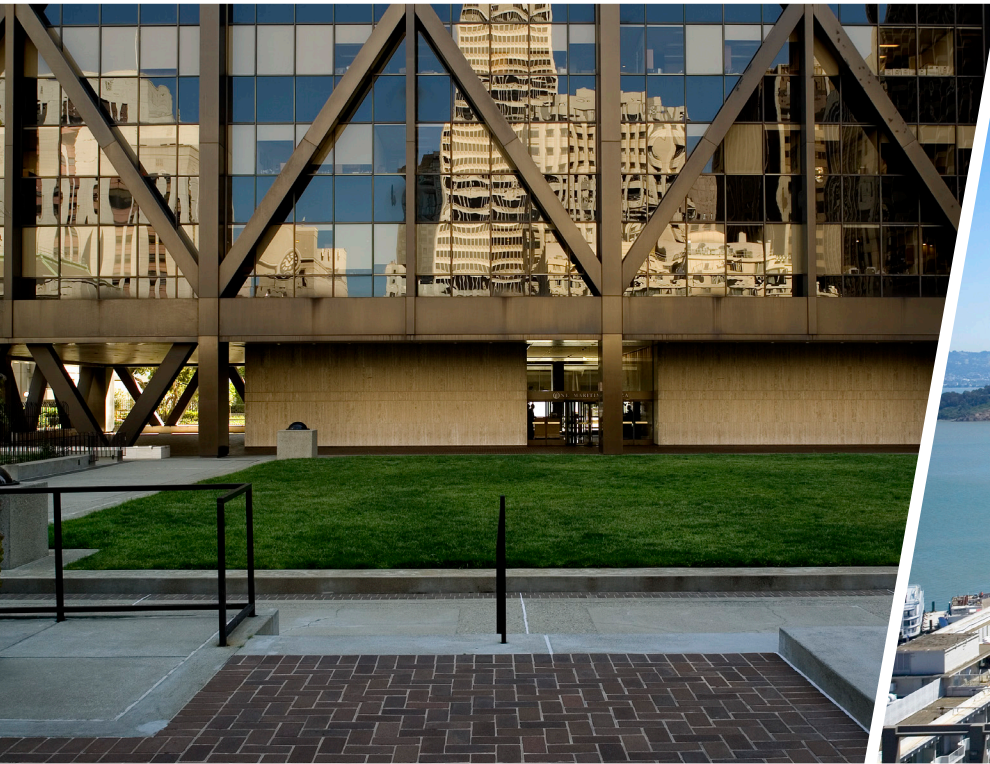


WORLD CLASS CITY • WORLD CLASS ASSET • WORLD CLASS TENANTS

98,311 RSF AVAILABLE
IN ONE OF SAN FRANCISCO'S MOST ICONIC TOWERS

CBRE

PROPERTY ATTRIBUTES



SPECTACULAR WATER
VIEWS FROM ALL
FLOORS



2 ACRE
LANDSCAPED
OUTDOOR PLAZA



LARGE EFFICIENT
COLUMN FREE FLOORS
(±22,000 RSF)



COUNTLESS NEARBY
AMENITIES & 1,000
PARKING STALL GARAGE

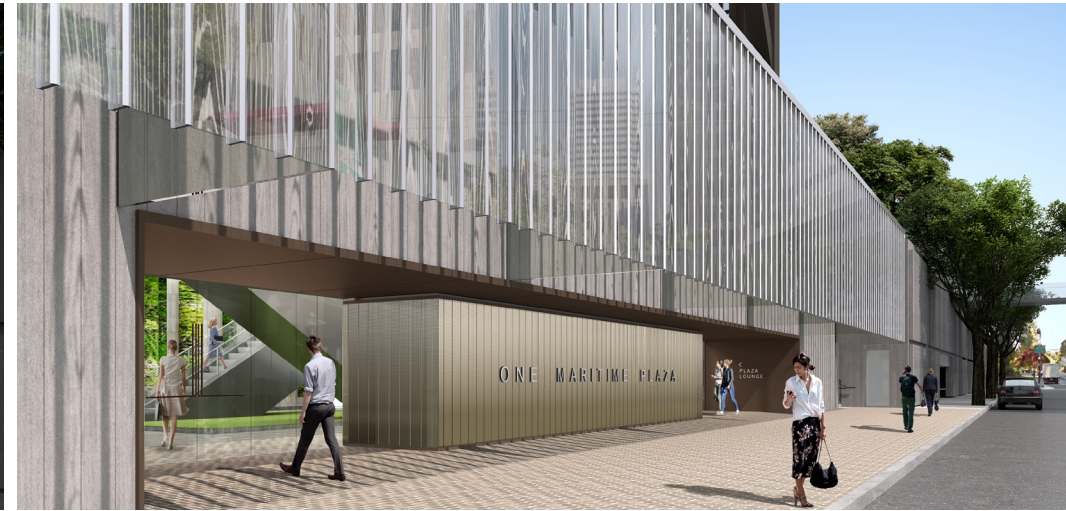
LARGE CONTIGUOUS BLOCK

98,311 RSF NOW AVAILABLE



21,839 SF - 2/19	15
10,919 SF - NOW	14
21,851 SF - 8/18	13
21,851 SF - 2/19	12
21,851 SF - 8/18	11

EXTENSIVE UPGRADES PLANNED



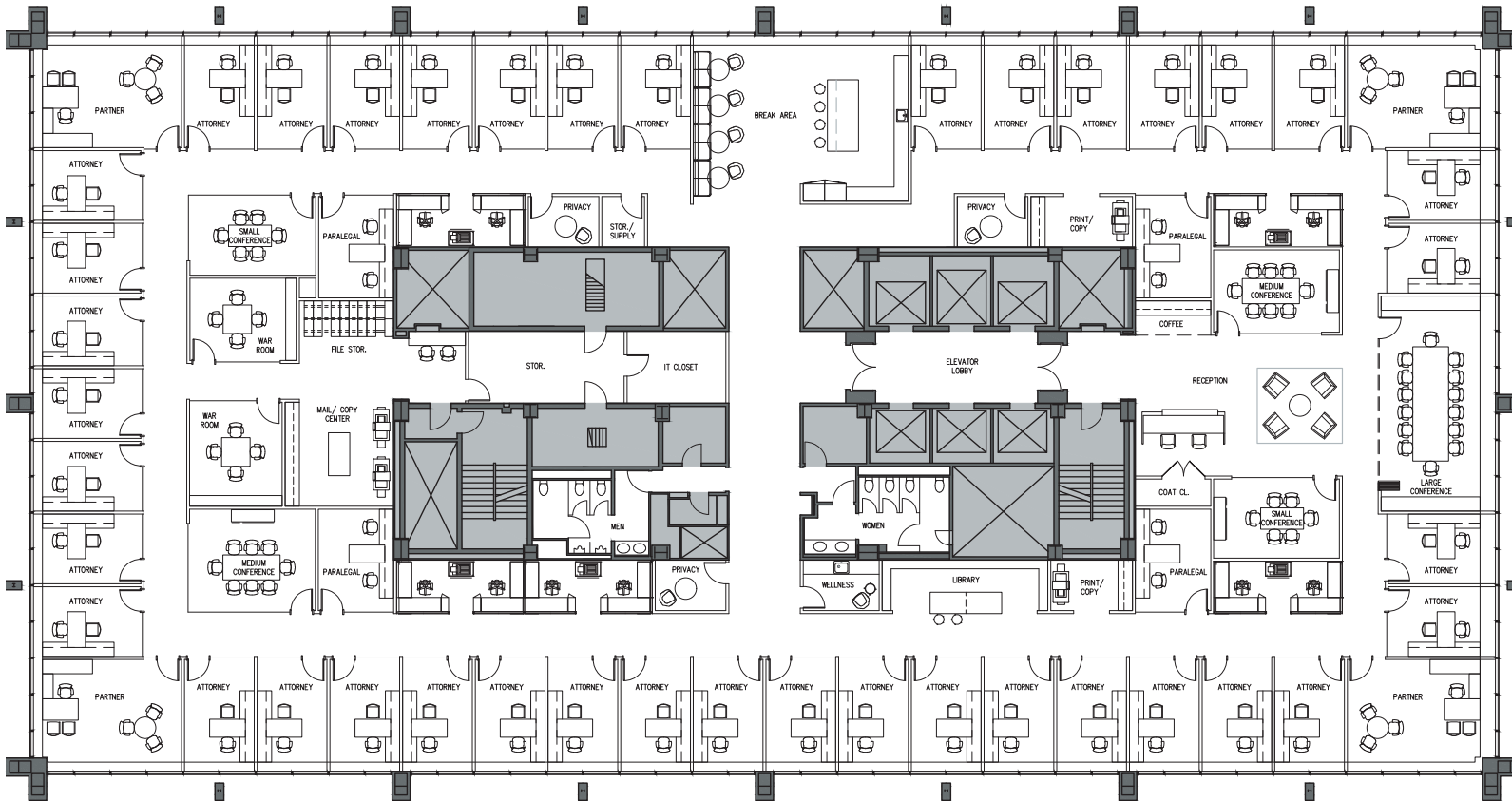
THE PLAZA LOUNGE

AN UPSCALE DESTINATION



LAW FIRM

HYPOTHETICAL PLAN



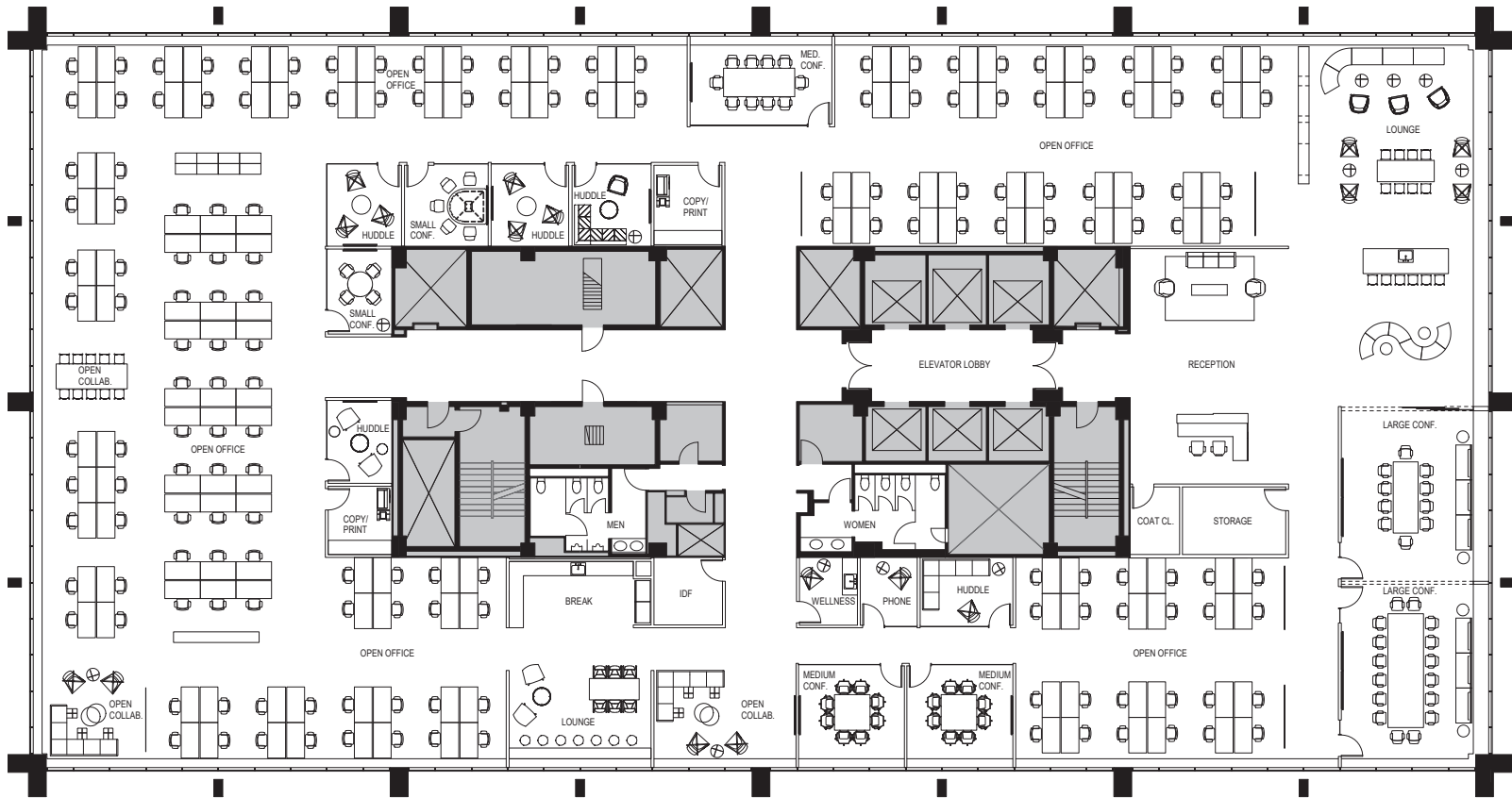
STAFF SPACES	TOTAL
PARTNER OFFICE	4
ATTORNEY OFFICE	40
PARALEGAL OFFICE	8
WORKSTATIONS	10
RECEPTIONIST	1
COMBINED	63

MEETING SPACES	TOTAL
LARGE CONF.	1
MEDIUM CONF.	2
SMALL CONF.	2
WAR ROOM	2
LIBRARY	1
PRIVACY ROOM	3

SUPPORT SPACES	TOTAL
RECEPTION	1
BREAK AREA	1
MAIL/COPY CENTER	1
PRINT/COPY	2
IT CLOSET	1
STORAGE	3
WELLNESS	1

TECH FIRM

HYPOTHETICAL PLAN



STAFF SPACES	TOTAL
WORKSTATIONS	164
RECEPTIONIST	1
COMBINED	165

MEETING SPACES	TOTAL
LARGE CONF.	2
MEDIUM CONF.	3
SMALL CONF.	2
OPEN COLLAB.	3
LOUNGE	2
HUDDLE	5
PHONE ROOM	1

SUPPORT SPACES	TOTAL
RECEPTION	1
BREAK AREA	1
PRINT/COPY	2
IDF	1
WELLNESS	1
STORAGE	1
COAT CL	1

AMENITIES MAP



CONTACT INFORMATION

PHIL TIPPETT
 LIC. 00849777
 +1 415 772 0239
 PHIL.TIPPETT@CBRE.COM

CONOR FAMULENER
 LIC. 01438818
 +1 415 772 0339
 CONOR.FAM@CBRE.COM

CBRE, INC.
 415 MISSION STREET
 46TH FLOOR
 SAN FRANCISCO, CA 94105

CBRE

© 2018 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. PMStudio_4_2018