

PLUG & PLAY SPACE

Short Term Creative Move-In Ready Office Space

430 MAIN STREET - South Beach

**BROKER PROMO:
\$4 PSF/YR Commission
to Procuring Broker! ****

**** Max 3 Year Term**



High Ceilings Creative Space – Great Natural Light

Presented By:

Jay D. Shaffer

(415) 407-3997

jshaffer@coltoncommercialsf.com

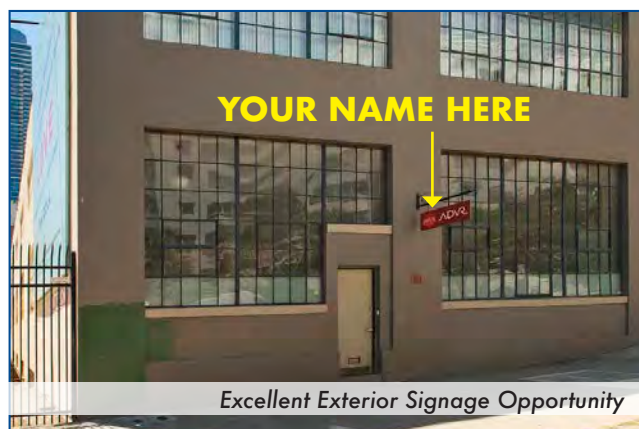
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Daniel H. Starr

(415) 317-3491

dstarr@coltoncommercialsf.com

License #: 02017899



Excellent Exterior Signage Opportunity



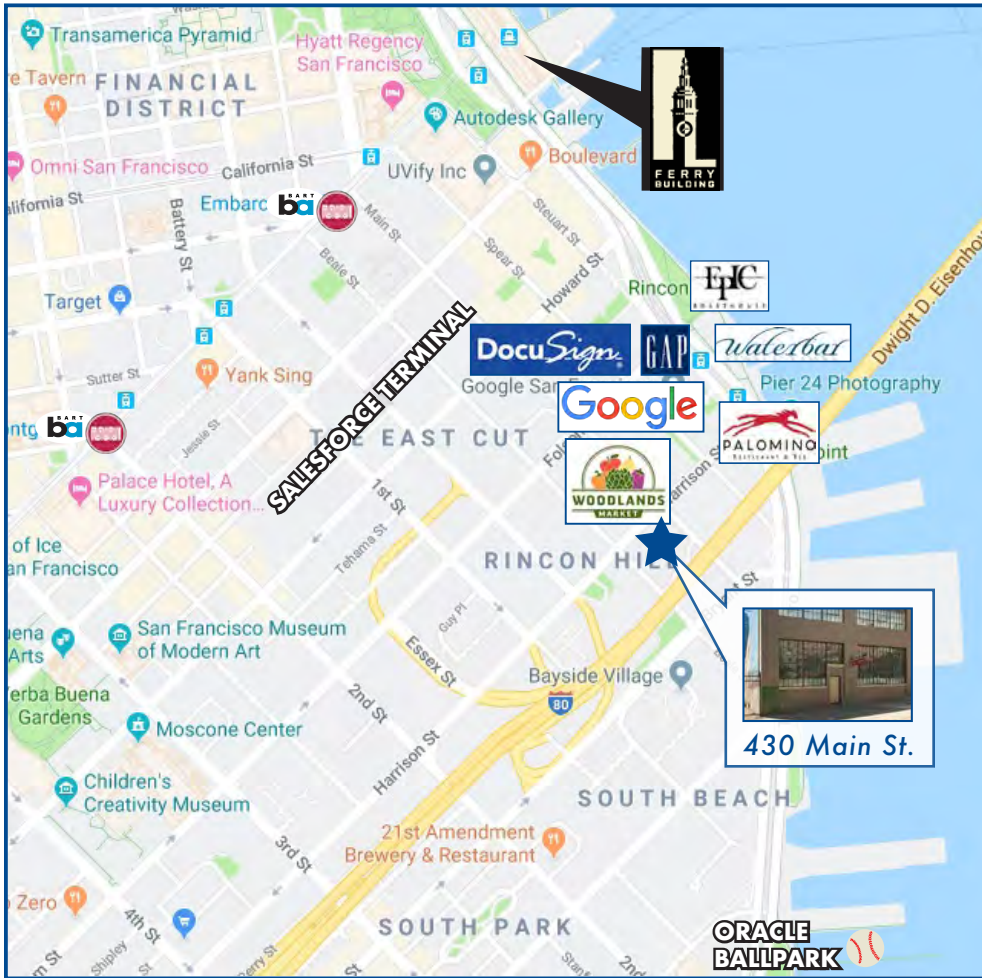
530 Bush Street, Suite 800, San Francisco, CA 94108

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

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SPACE FEATURES

- Plug & Play Opportunity
- Turnkey Move-In Ready Space with 22 desks
- Creative bones with high ceilings
- Exterior signage available
- Abundance of natural light
- 1 Glass Conference Room
- Kitchenette
- Private Bathroom

| SUITE | SPACE AVAILABLE | DATE AVAILABLE | RATE PER SF/YEAR | TERM |
|-------|-----------------|----------------|------------------|------|
|-------|-----------------|----------------|------------------|------|

| | | | | |
|----------------------|---------------|-----|-------------------------------------|----------------|
| Partial Ground Floor | +/- 2,300 RSF | NOW | \$58.00 IG \$29.00 IG | *1-3 Year Term |
|----------------------|---------------|-----|-------------------------------------|----------------|

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VIRTUAL TOUR LINK

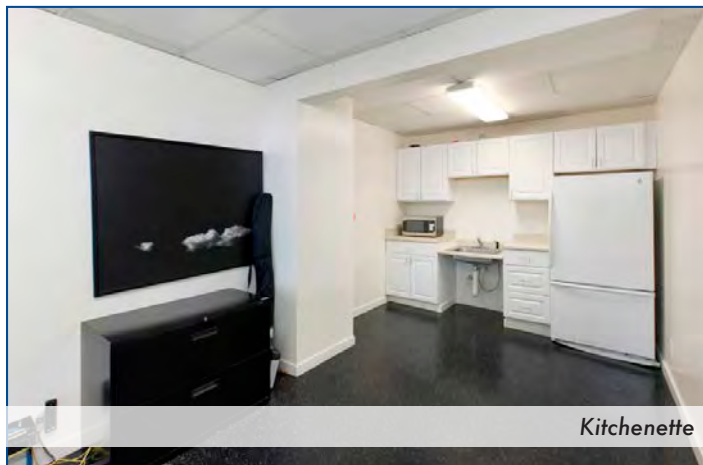


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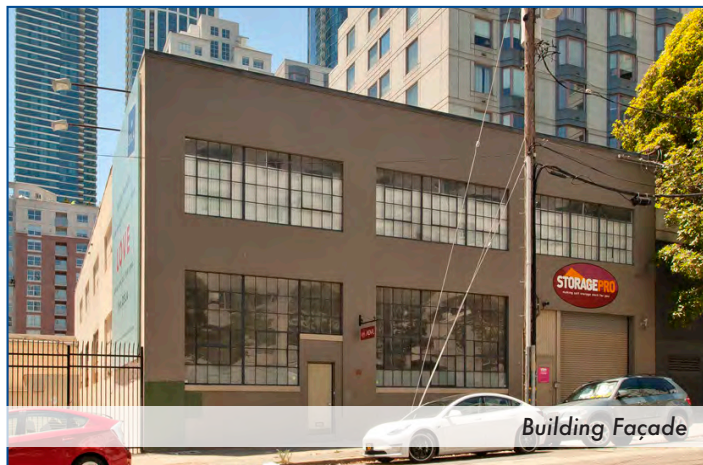
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Kitchenette



Building Façade



Mostly Open Space with 1 Glass Conference Room



Excellent Natural Light

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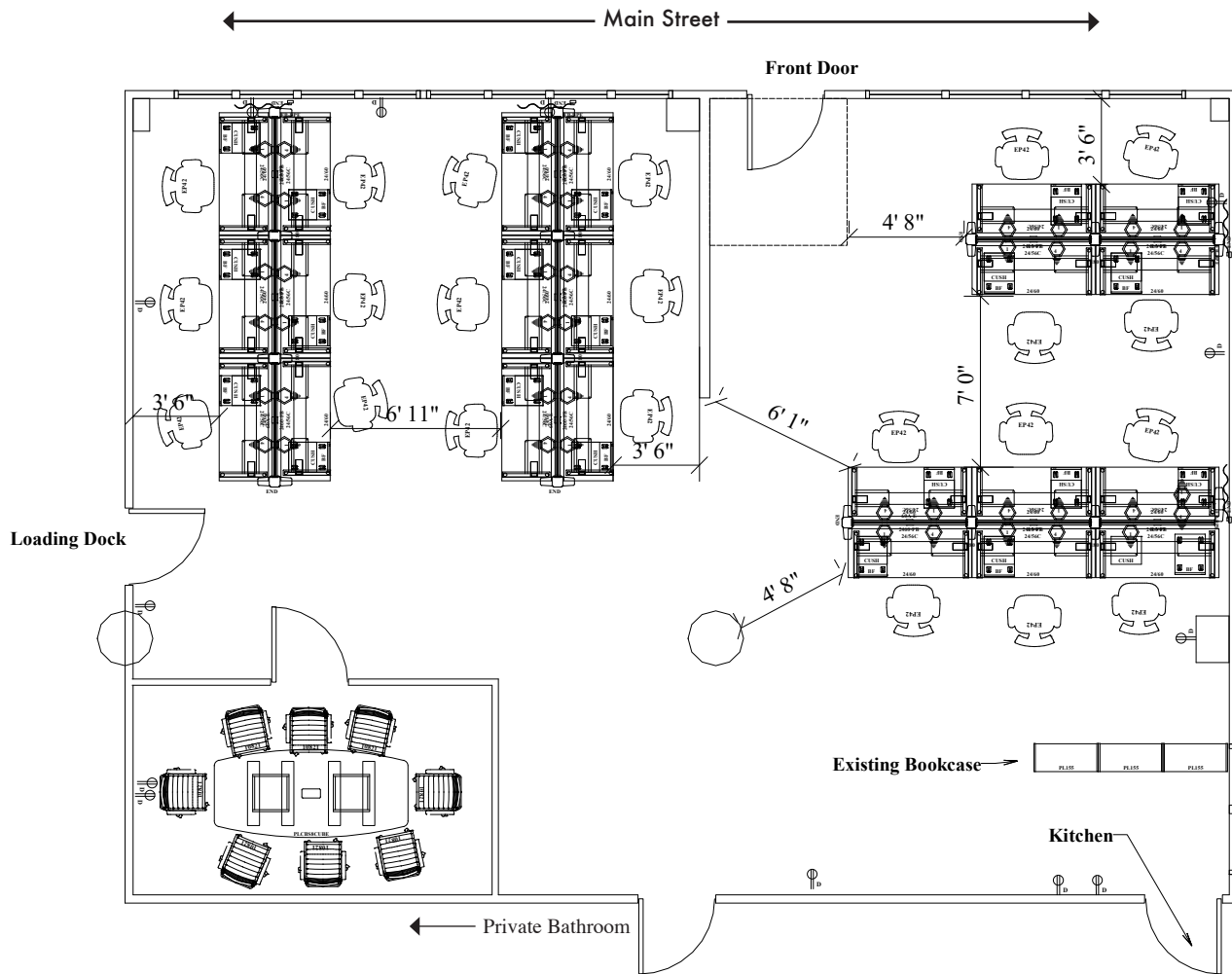
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FLOOR PLAN



VIRTUAL TOUR LINK



*Actual existing furniture layout may vary. No warranties, nor representations made herein.

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