

**AVISON  
YOUNG**

**BUILDING UPGRADES PLANNED**

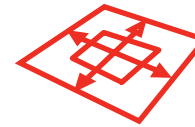


**SEEKING BEST-IN-CLASS OPERATORS**

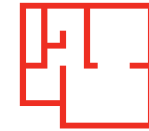
**401-421** BEACH STREET  
SAN FRANCISCO

**RETAIL FOR LEASE - FISHERMAN'S WHARF**

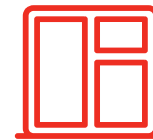
# PROPERTY HIGHLIGHTS



±570 - ±5,500 RSF AVAILABLE



FLEXIBLE LAYOUT



FAÇADE, LIGHTING AND EXTERIOR IMPROVEMENTS PLANNED



EXCELLENT FOOT TRAFFIC YEAR-ROUND



STRONG ANCHOR TENANTS — BAY CITY BIKE AND GOCAR TOURS

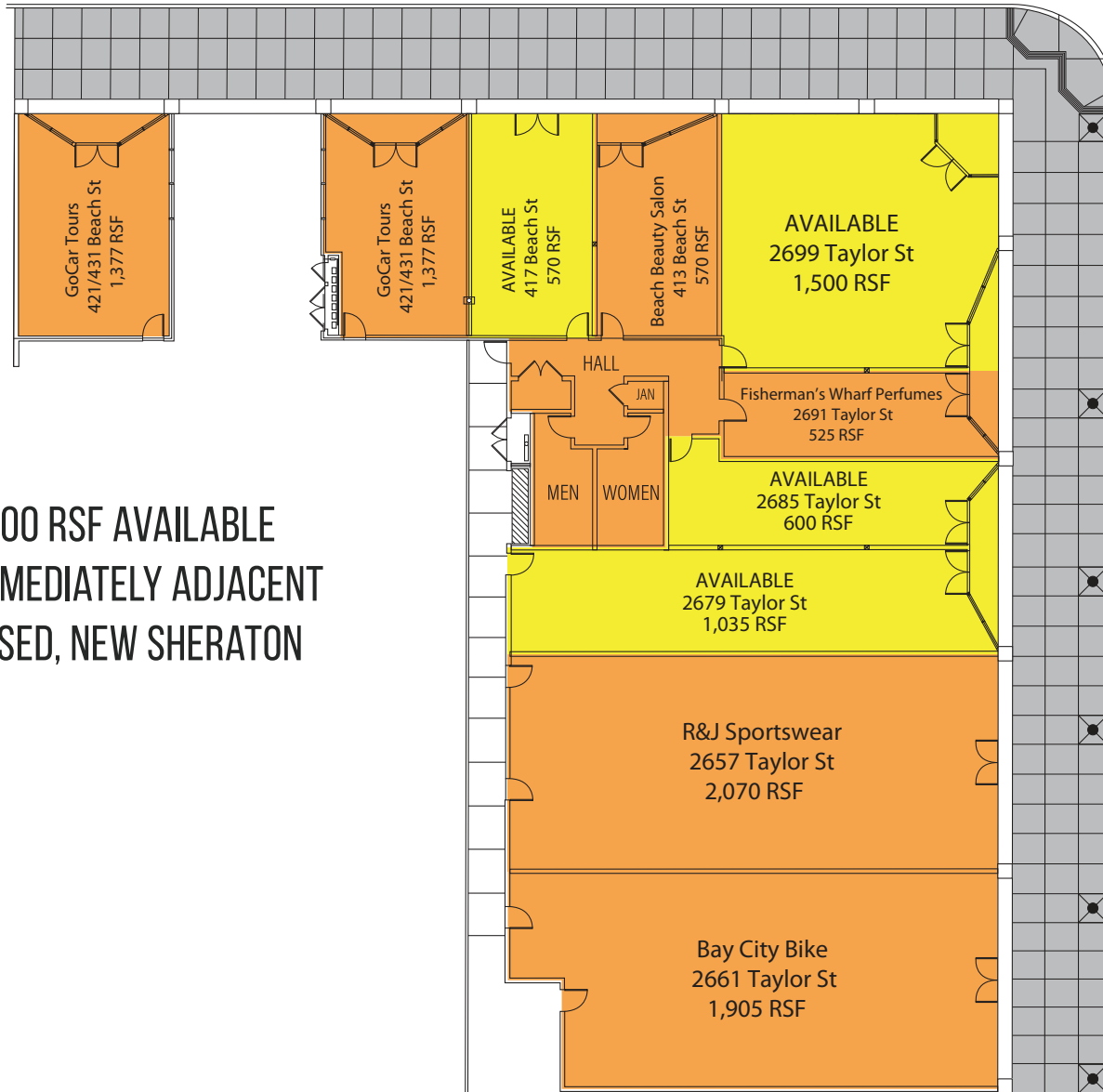


LOCATED ON THE F-LINE, JUST STEPS FROM ANCHORAGE SQUARE AND THE CABLE CAR TURNAROUND

# FLOOR PLANS



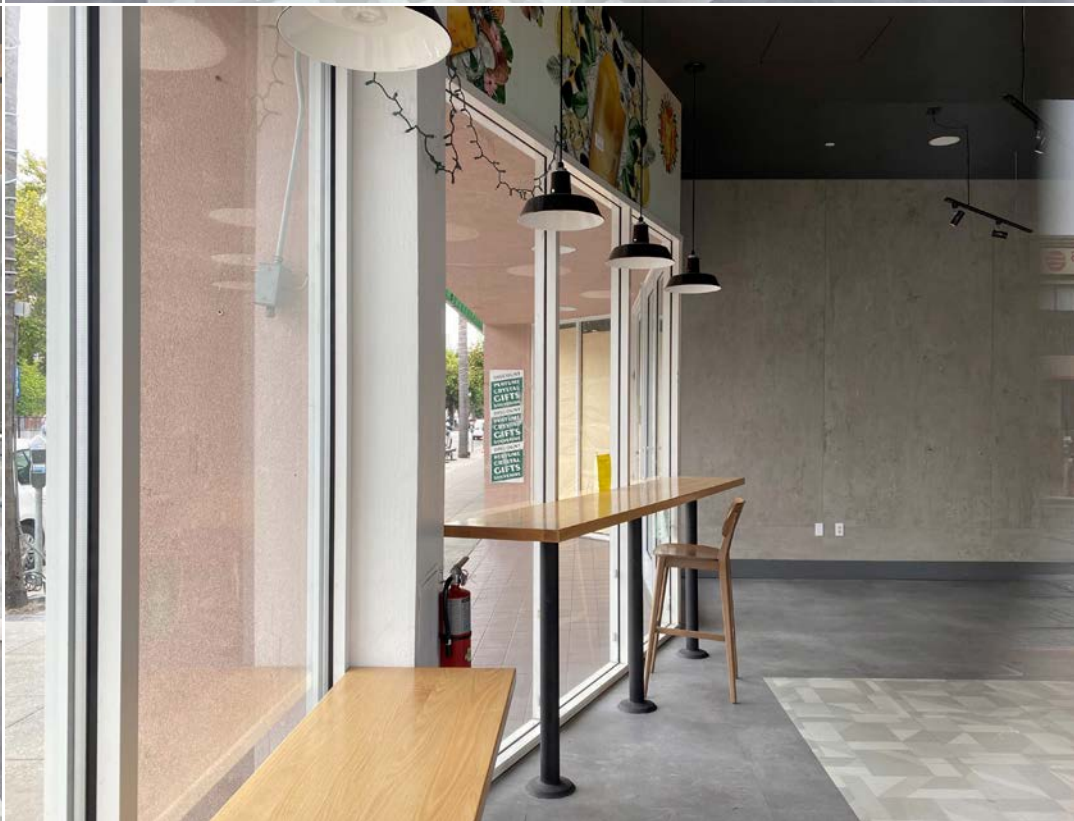
BEACH STREET



- ±570 - ±5,500 RSF AVAILABLE
- LOCATED IMMEDIATELY ADJACENT TO A PROPOSED, NEW SHERATON HOTEL

401  
BEACH STREET

±1,500 RSF AVAILABLE



# FISHERMAN'S WHARF AMENITIES



## FISHERMAN'S WHARF VISITOR DEMOGRAPHICS

DAILY AVERAGE VISITOR SPENDING

**\$2.8M**

DAILY FOOT TRAFFIC

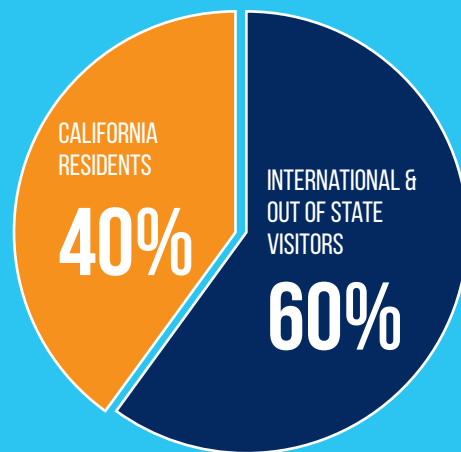
**21,136**

AVERAGE AGE

**42** YEARS

COLLEGE GRADS

**68** %



Source: sftravel.com

<p>65%</p> <p>OF SAN FRANCISCO VISITORS COME TO THE WHARF</p>	<p>ON AVERAGE</p> <p><b>48,000</b></p> <p>PEOPLE VISIT FISHERMAN'S WHARF DAILY</p>	<p>UP TO # OF VISITORS</p> <p><b>120,000</b></p> <p>DURING THE BUSY SUMMER SEASON/HOLIDAY/WEEKENDS</p>
<p>70%</p> <p>OF VISITORS WALK, TAKE PUBLIC TRANSIT, SHARE RIDES, OR BIKE TO THE WHARF</p>	<p>65%</p> <p>OF WHARF VISITORS STAY LONGER THAN 3 HOURS</p>	<p><b>22M</b></p> <p>POUNDS OF SEAFOOD UNLOADED YEARLY BY COMMERCIAL FISHING BOATS</p>
<p><b>\$1,200</b></p> <p>PER SQUARE FOOT AVERAGE RESTAURANT SALES IN 2019</p>	<p><b>\$1,000</b></p> <p>PER SQUARE FOOT AVERAGE RETAIL SPACES IN 2018</p>	<p>ABOUT</p> <p><b>\$640M</b></p> <p>IN RETAIL SALES &amp; \$270M IN HOTEL EXPENDITURES</p>



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