



FOR LEASE

615 Grant Avenue

2ND, 3RD & 4TH FLOORS, SAN FRANCISCO, CA



±4,313 - 13,371 RSF Available

IDEAL for non-profits, retail and professional service tenants

EFFICIENT office space with exposed brick finishes

OWNERSHIP investing significant capital into building improvements

BRAND new building lobby

OPERABLE windows and full HVAC

NEAR Montgomery BART Station

EASILY accessible to Old St. Mary's Square Garage

IMMEDIATE proximity to numerous restaurants, hotels and retail amenities

DAVID WIENTJES
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MICHAEL GSCHWEND
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KIDDER.COM

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Kidder Mathews

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 **Kidder
Mathews**

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IMMEDIATELY

AVAILABLE

±4,313

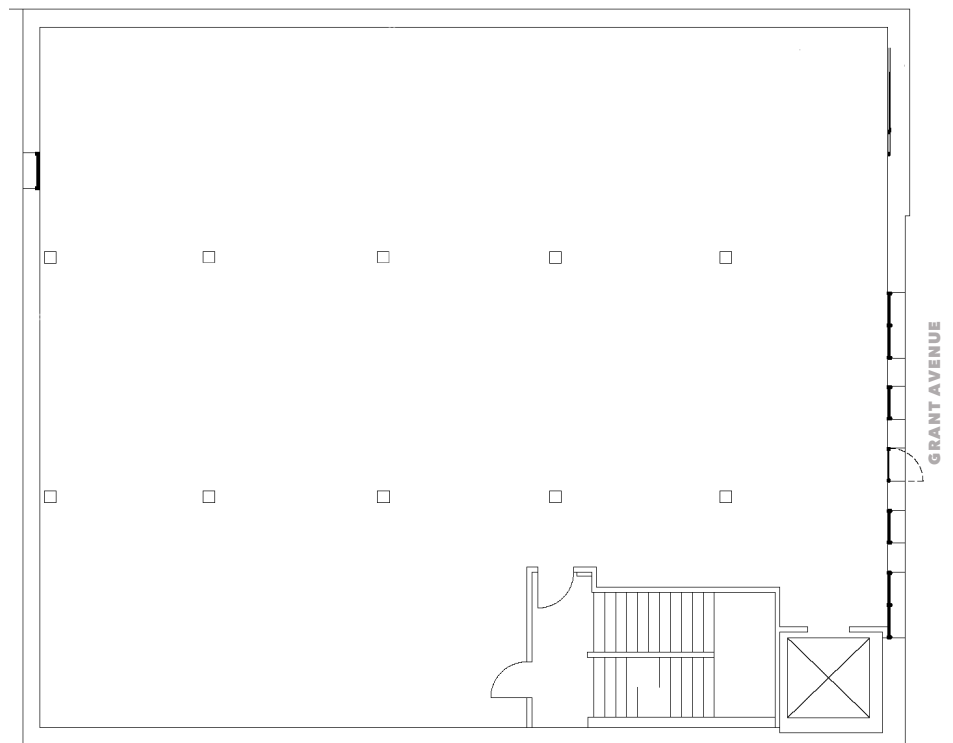
SQUARE FEET

MID \$50'S IG

ASKING RATE

Second Floor

SPACE in shell condition. TIs negotiable.



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IMMEDIATELY

AVAILABLE

±4,500

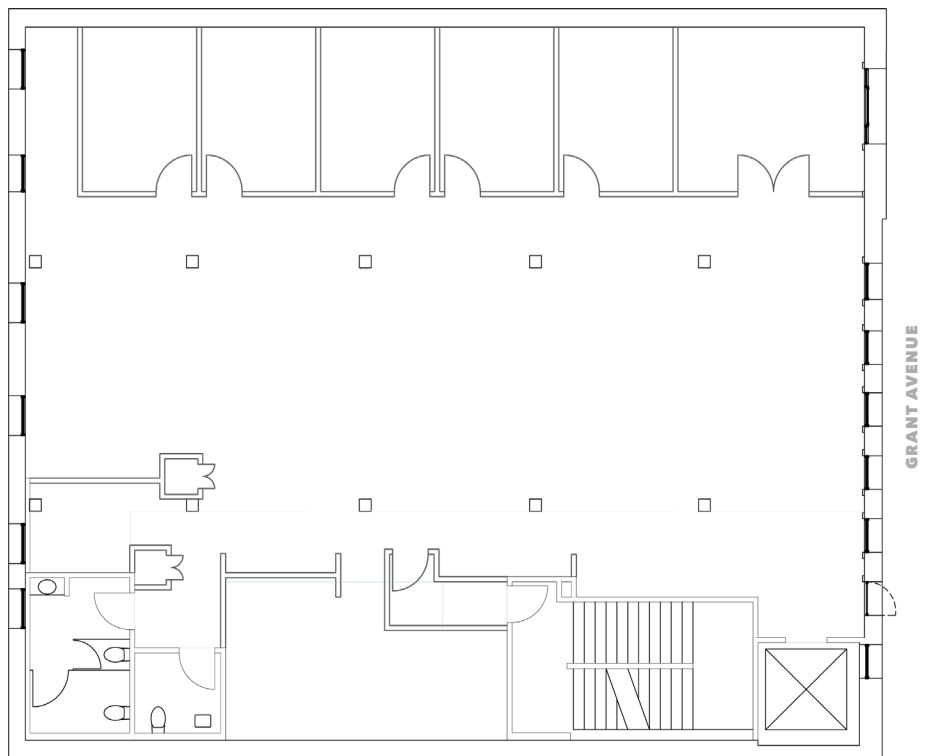
SQUARE FEET

MID \$50'S IG

ASKING RATE

Third Floor

FIVE private offices with sidelights, one conference room, kitchen and open space. TIs negotiable.



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JANUARY 2020

AVAILABLE

±4,558

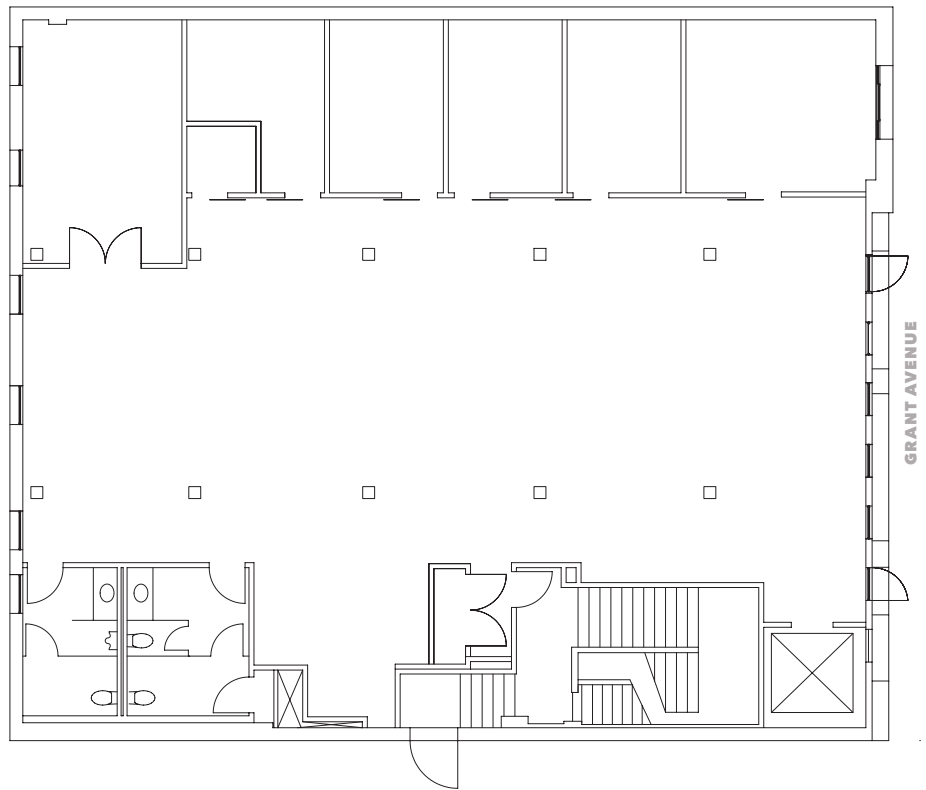
SQUARE FEET

MID \$50'S IG

ASKING RATE

Fourth Floor

FIVE private offices with sidelights, one conference room, kitchen and open space. TIs negotiable.



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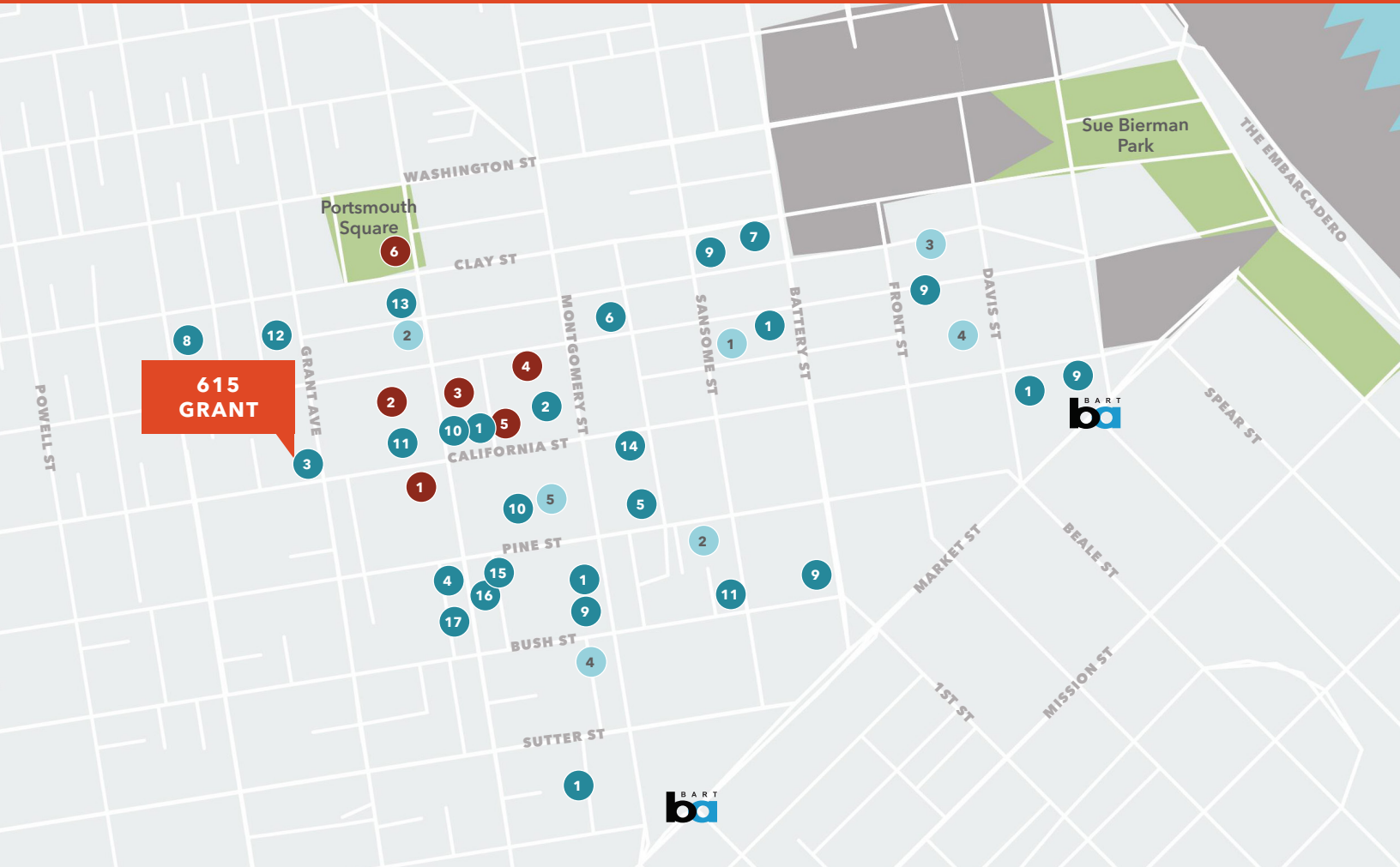
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DINING

- | | |
|----|--------------------------|
| 1 | Ladle & Leaf |
| 2 | Bob's Steak & Chop House |
| 3 | Dim Sum Corner |
| 4 | Pasilla Mexican Grill |
| 5 | Credo |
| 6 | Wayfare Tavern |
| 7 | Bar 333 |
| 8 | Hang Ah Dim Sum |
| 9 | Peet's Coffee |
| 10 | Starbucks |
| 11 | Blue Bottle Coffee |
| 12 | Mister Jiu's |
| 13 | R & G Lounge |
| 14 | Mendocino Farms |
| 15 | SAJJ Mediterranean |
| 16 | Super Duper Burger |
| 17 | Sababa |

FITNESS

- | | |
|---|---------------------|
| 1 | Planet Fitness |
| 2 | Equinox Pine Street |
| 3 | Fitness SF |
| 4 | 24 Hour Fitness |
| 5 | Bay Club FiDi |

PARKING

- | | |
|---|--------------------------|
| 1 | St Mary's Square Garage |
| 2 | SP+ Garage |
| 3 | 550 Kearny Garage |
| 4 | Towne Park |
| 5 | 580 California Garage |
| 6 | Portsmouth Square Garage |

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