



2340 Irving Street

CORNER OF IRVING STREET & 25TH AVENUE, SAN FRANCISCO, CA

OFFICE/ MEDICAL SUITES FOR LEASE



2nd Floor Office/Medical Suites Ranging from ±500 RSF up to ±1,691 RSF Available Now

MIXED-USE Building in the heart of the Sunset District

RARE mixed-use Sunset District building with extensive window-line along Irving Street

MULTIPLE office/medical suites available on the 2nd Floor above ground floor retail

SHARED bathrooms, elevator, and multiple entrances available for all office/medical tenants

CLOSE proximity to Golden Gate Park, Ocean Beach, and 19th Avenue, one of the City's main thoroughfares

LOCATED along the Irving Street corridor in an affluent residential neighborhood between the Inner Sunset and Outer Sunset

LARGEST suite #108 was built out as a medical office for St. Francis doctors

FLEXIBLE rental rates and term (please call Broker)

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CLAYTON JEW
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KIDDER.COM

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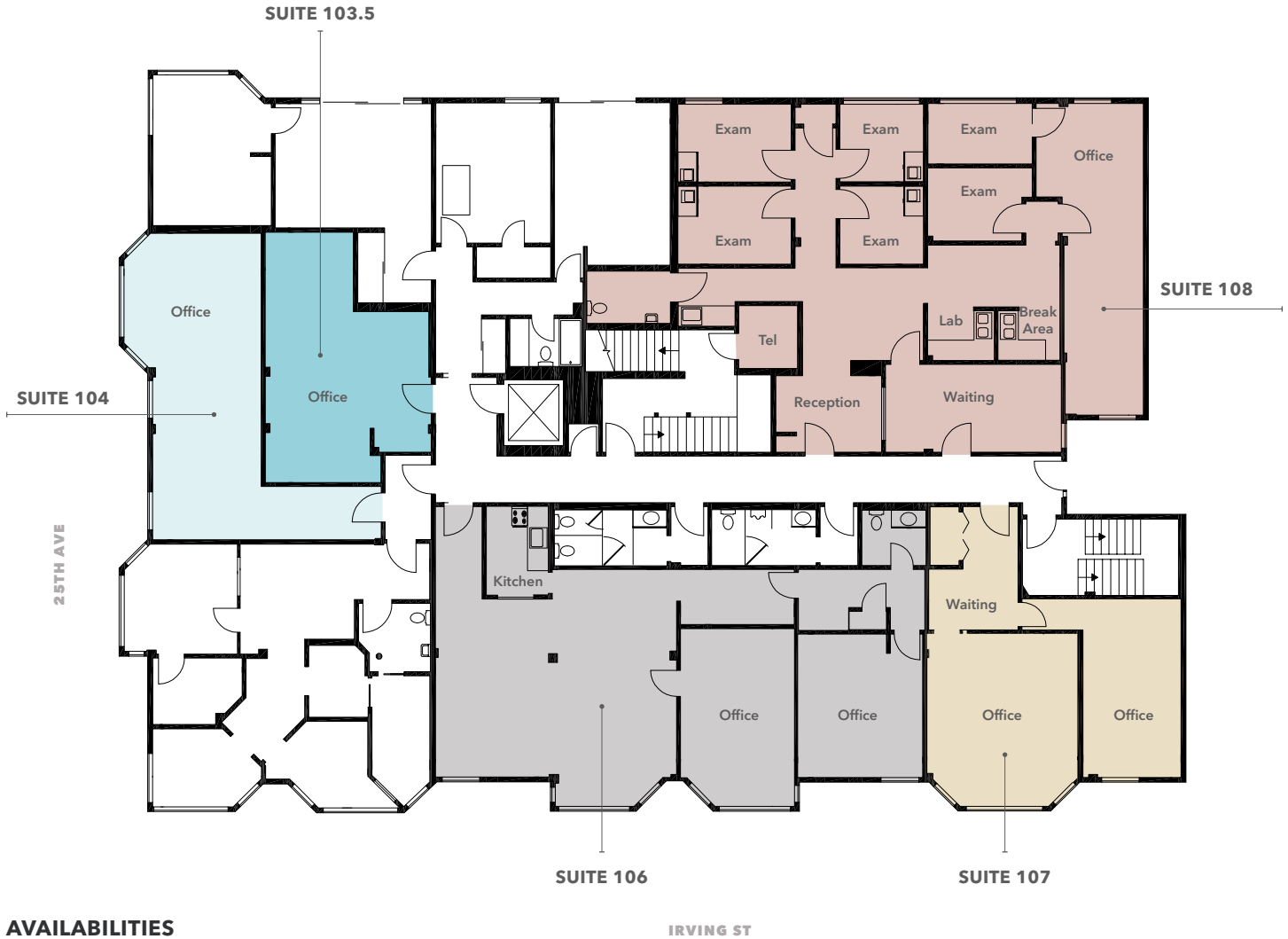
**Kidder
Mathews**

FOR LEASE

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First Floor



AVAILABILITIES

Suite	SF
103.5	±437.9
104	±589.3
106	±1,480.4
107	±715.4
108	±1,945.1

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