



GROUND MATRIX



OFFICE SPACE

FOR LEASE

at

1338 MISSION ST

San Francisco, CA 94103



Presented By:

Jerry Adamson

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CalDRE #01935945

1338

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Property Photos



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Property Summary



PROPERTY DESCRIPTION

1338 Mission Street is offering two (2) floors of move-in ready office space solutions for companies and non-profits looking for value in a convenient location.

Each floor is accessible by elevator and stairs, equipped with its own private restroom, kitchenette and full HVAC.

Easy access to BART/Muni is only 1 block away. Garage and street parking is readily available within the immediate area.

OFFERING SUMMARY

Lease Rates:	\$15-\$24/RSF/YEAR
2nd Floor:	+/- 2,897 RSF (\$15/RSF/YR)
4th Floor:	+/- 3,177 RSF (\$24/RSF/YR)
Lease Type:	Industrial Gross
Availability:	Immediate

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2ND FLOOR



2ND FLOOR HIGHLIGHTS

- LEASE RATE: \$15/RSF/YEAR
- +/- 2,897 Rentable Square Feet
- Open Office Environment
- 1 Private Meeting Room
- 2 Private Bathrooms
- Kitchenette
- Full HVAC
- Elevator Access



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2ND FLOOR PHOTOS



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4TH FLOOR

4TH FLOOR DETAILS

- LEASE RATE: \$24/RSF/YEAR
- +/- 3,177 Rentable Square Feet
- High Exposed Ceilings with Skylights
- Open Office Environment
- 2 Private Meeting Rooms
- 1 Private Bathroom
- Kitchenette
- Full HVAC
- Elevator Access
- Storage Room



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4th Floor Photos



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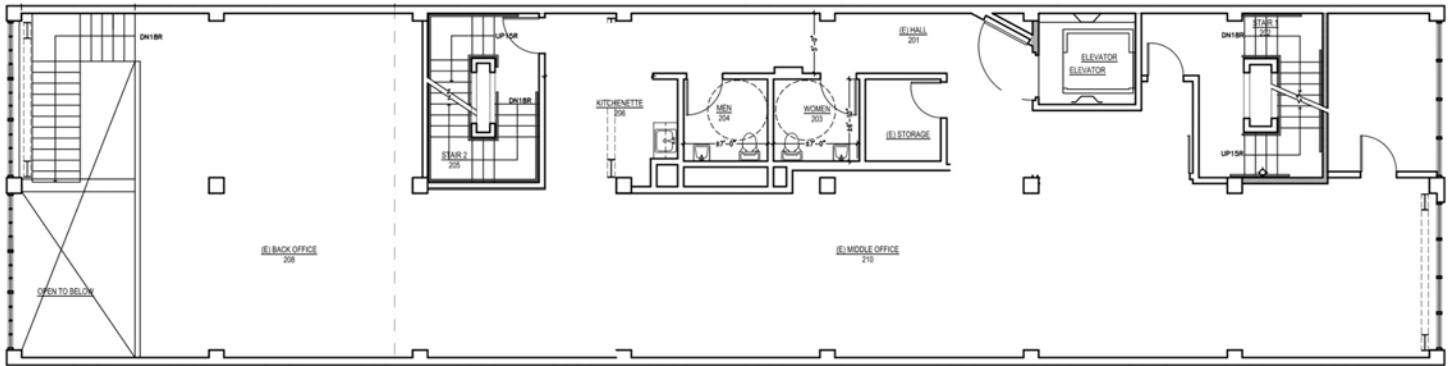
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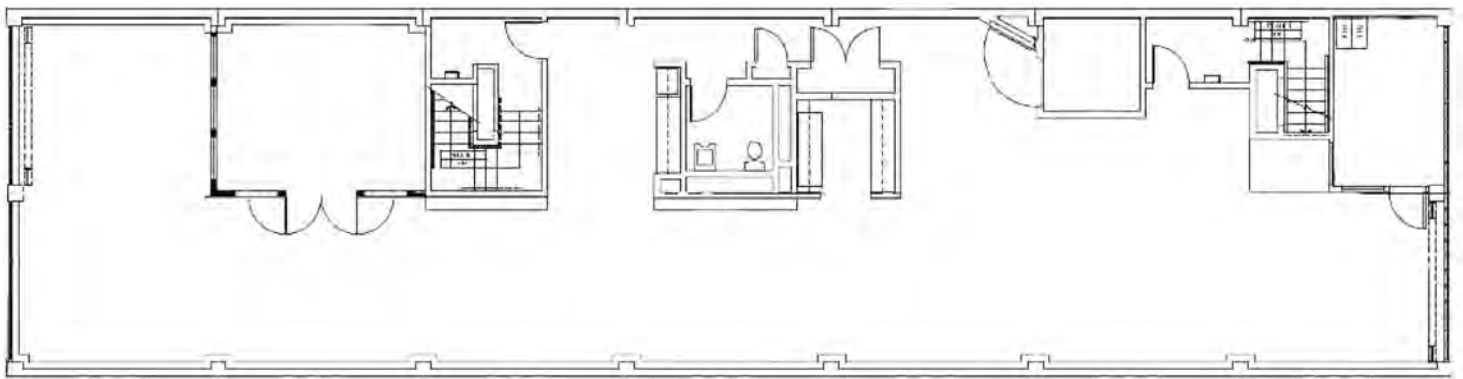
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FLOOR PLANS



2ND FLOOR - FLOOR PLAN



4TH FLOOR - FLOOR PLAN

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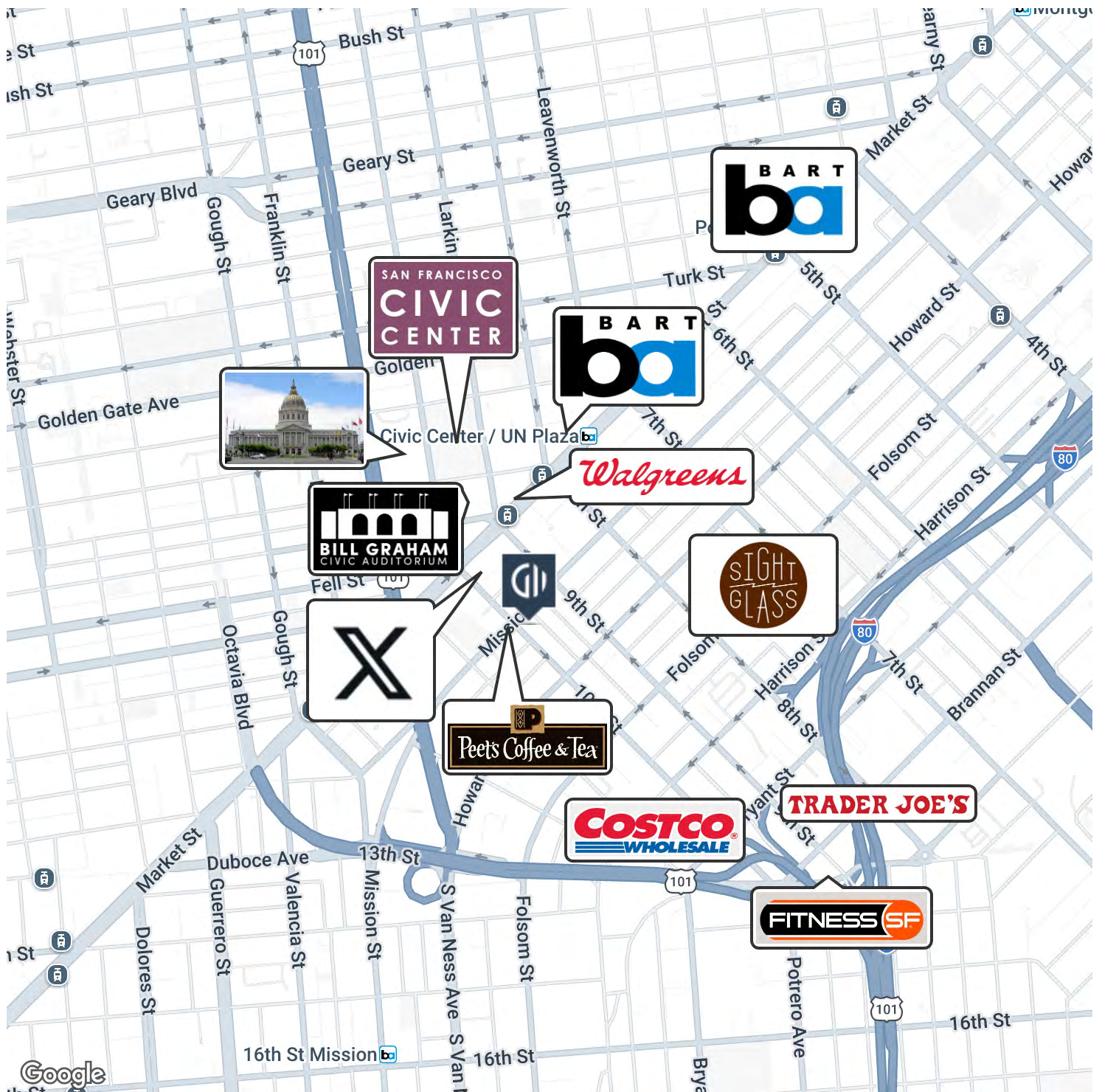
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Location Map



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