

665 THIRD STREET

FOR LEASE | SOUTH BEACH | OFFICE, PDR, R&D, LAB SPACE

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



WWW.TCPRE.COM

ZACH HAUPERT zhaupert@tcpre.com
C 415.812.1219

MICHAEL SANBERG msanberg@tcpre.com
C 415.697.6088

665 THIRD STREET

PROPERTY AVAILABILITY

OFFICE | PDR | R&D | LAB SPACE

ADDRESS

665 3rd Street, San Francisco, CA 94107

FIFTH FLOOR

Available Space: +/- 230 - 8,664 SF

FOURTH FLOOR

Available Space: +/- 2,200 - 17,966 SF

THIRD FLOOR

Available Space: +/- 4,927 SF

TOTAL +/- 31,557 SF



BUILDING ATTRIBUTES

- + Creative Buildouts, Great Natural Light & City Views
- + Building Can Accommodate A Variety Of Tenant Uses: Office, PDR, R&D, Lab, Light Manufacturing, etc.
- + Passenger Elevator In Main Lobby
- + Extremely Heavy Power - 3 Phase, 2,000 Amps, 480 Volts
- + Five (5) Dock Loading Bays
- + One (1) Drive-In Loading Ramp

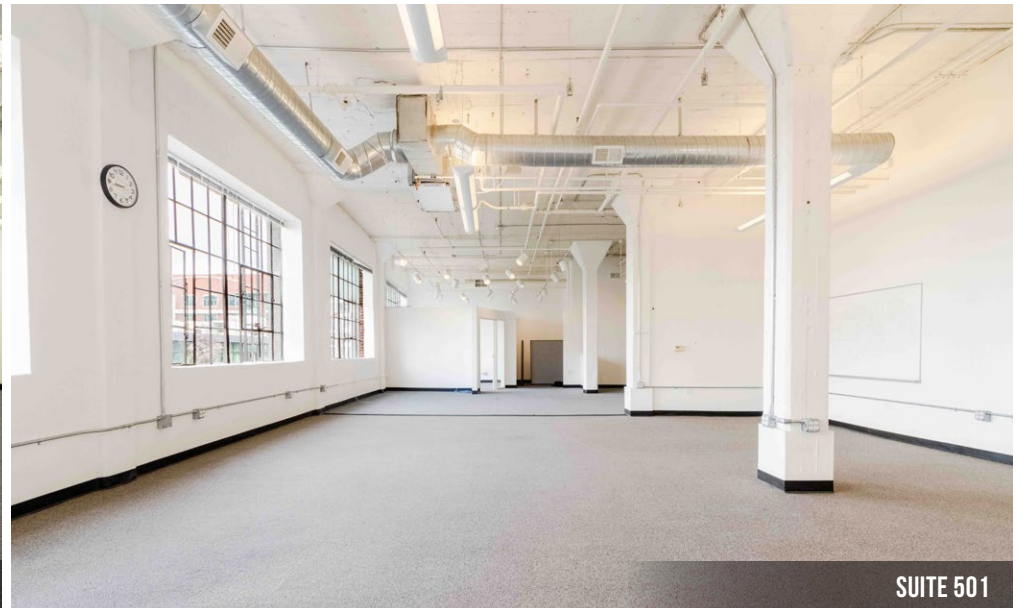
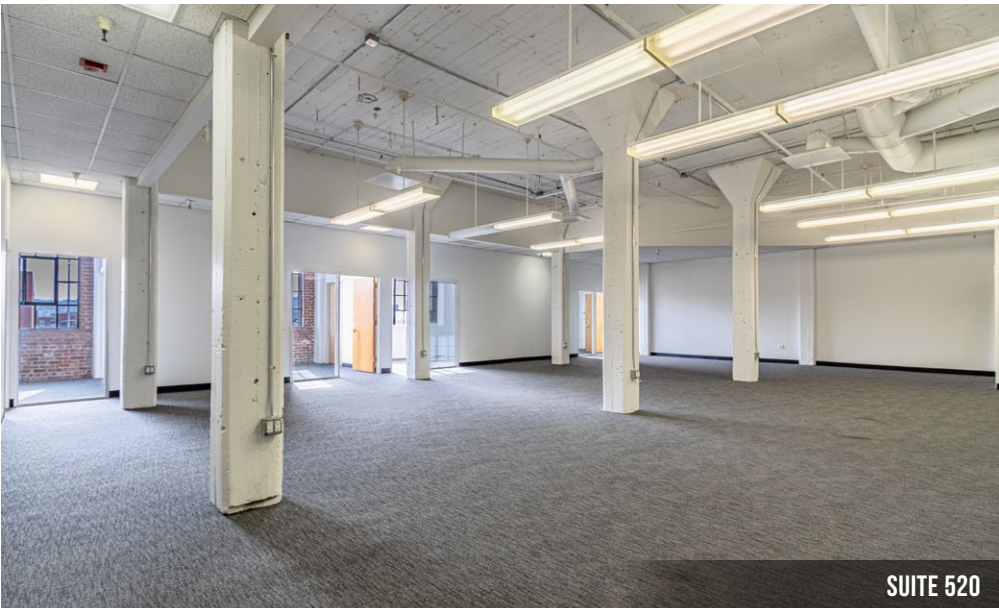
665 THIRD STREET

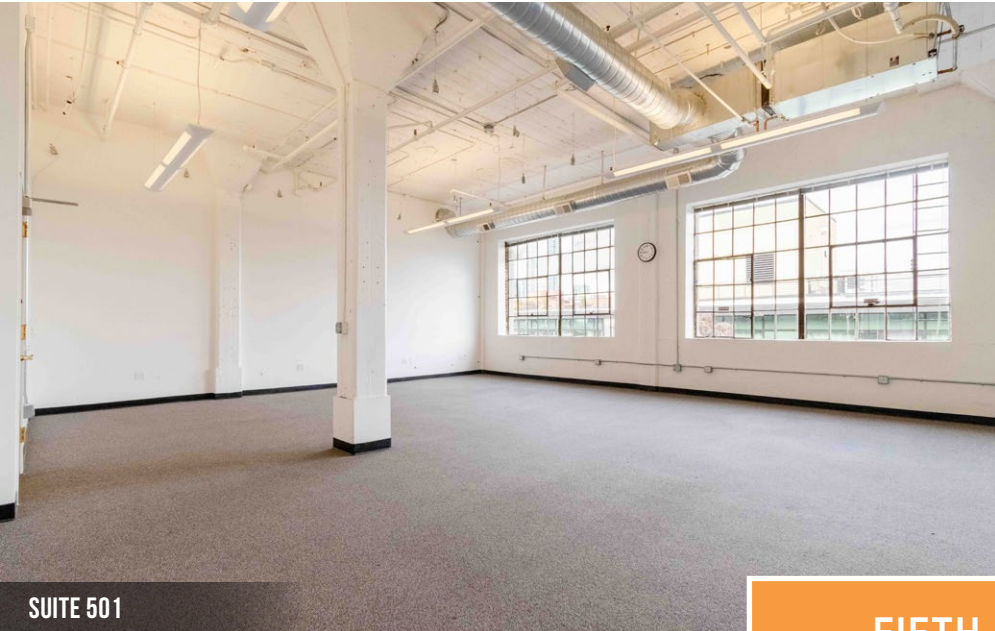
FIFTH FLOOR SUMMARY

ADDRESS

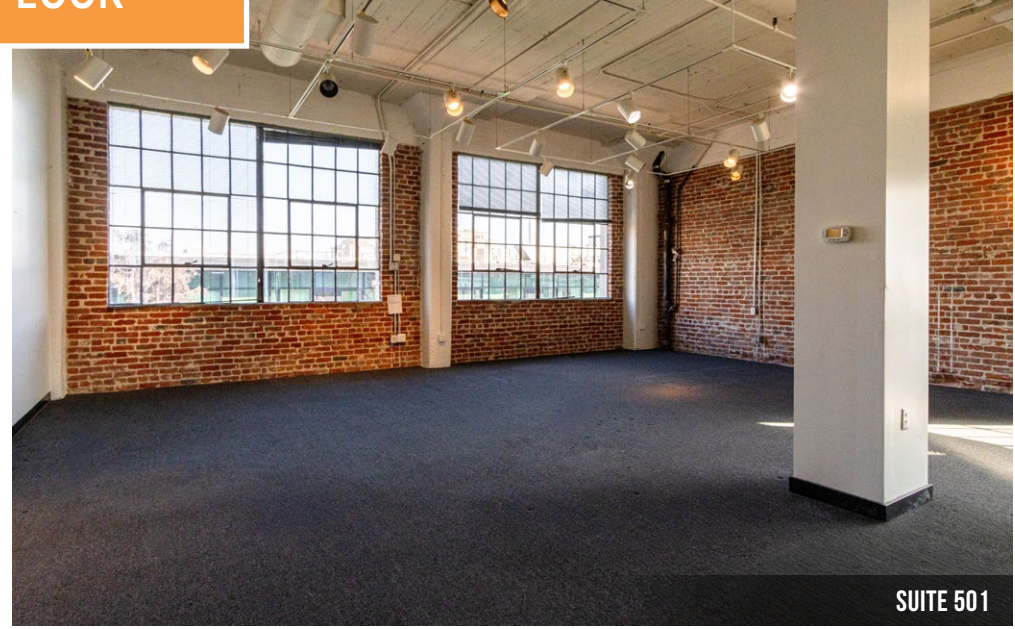
665 3rd Street, San Francisco, CA 94107

SUITE	RSF	AVAILABLE	RATES	NOTES
525	+/- 230	Immediately	\$27 / SF / YR, IG	Individual Office Spaces
520	+/- 3,912	Immediately	\$33 / SF / YR, IG	Two (2) Meeting Rooms, Three (3) Offices, Exposed Brick Walls, Great Natural Light, Sweeping City Views
501	+/- 4,522	Immediately	\$48 / SF / YR, IG	Two (2) Meeting Rooms, Four (4) Offices, Exposed Brick Walls, Great Natural Light, Sweeping City View





FIFTH FLOOR

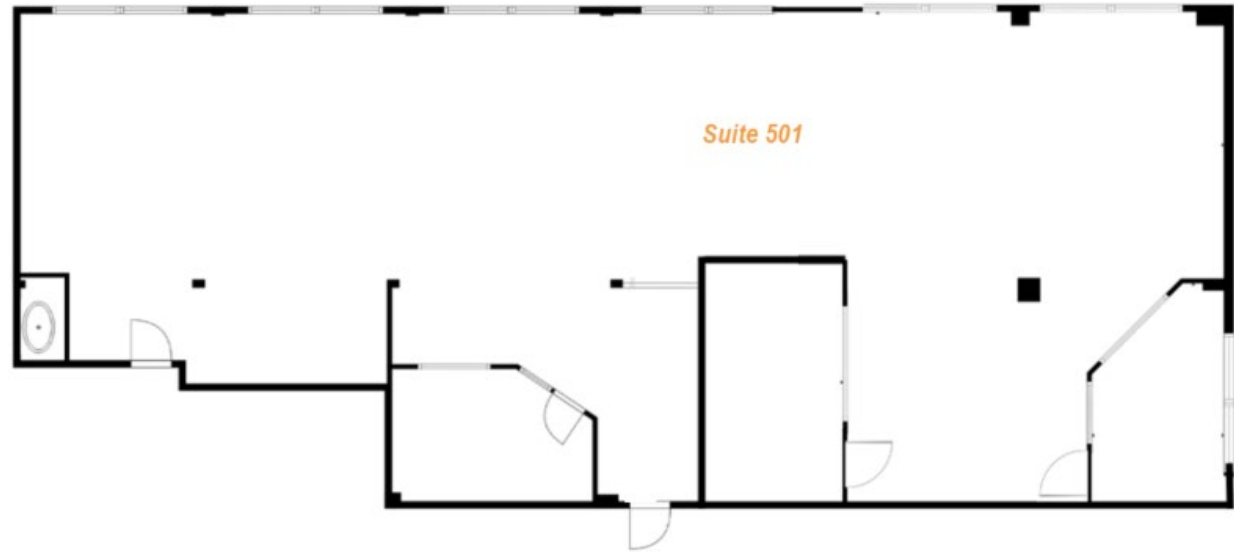


665 THIRD STREET

Floor Plans

Fifth Floor

+/- 230 - 8,664 Square Feet



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FOURTH FLOOR SUMMARY

ADDRESS

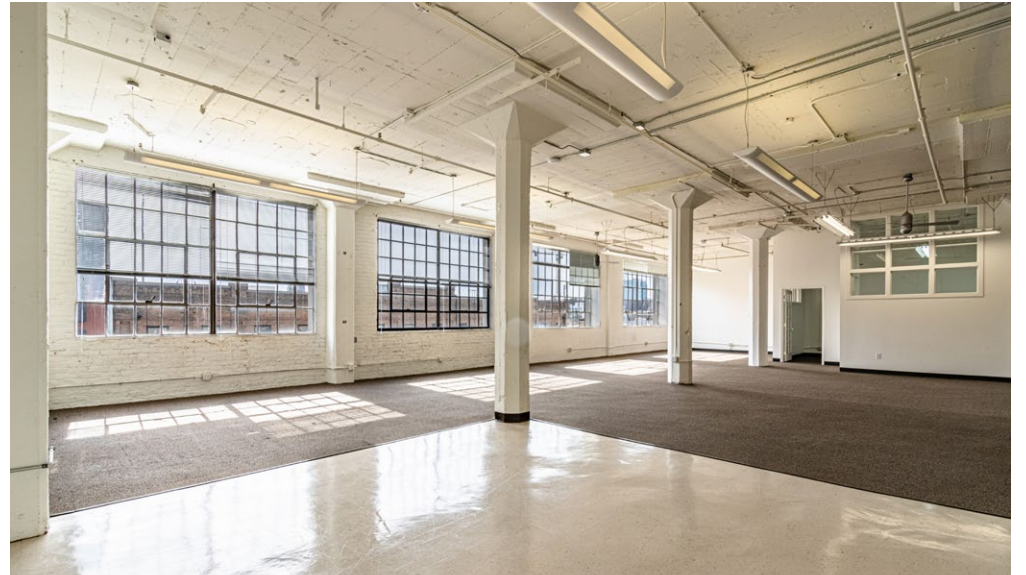
665 3rd Street, San Francisco, CA 94107

SUITE	RSF	AVAILABLE	RATES	NOTES
420	+/- 3,958	Immediately	\$33 / SF / YR, IG	New Spec Suite - Two (2) Meeting Rooms, Two (2) Offices, Kitchenette, & Two (2) Restrooms
415	+/- 2,446	Immediately	\$33 / SF / YR, IG	Two (2) Meeting Rooms & Three (3) Offices
408	+/- 2,200	Immediately	\$27 / SF / YR, IG	Two (2) Meeting Rooms, One (1) Office, Built-In Work Stations
400	+/- 9,362	Immediately	\$33 / SF / YR, IG	Four (4) Meeting Rooms, Four (4) Offices, Kitchenette, Direct Freight Elevator Access



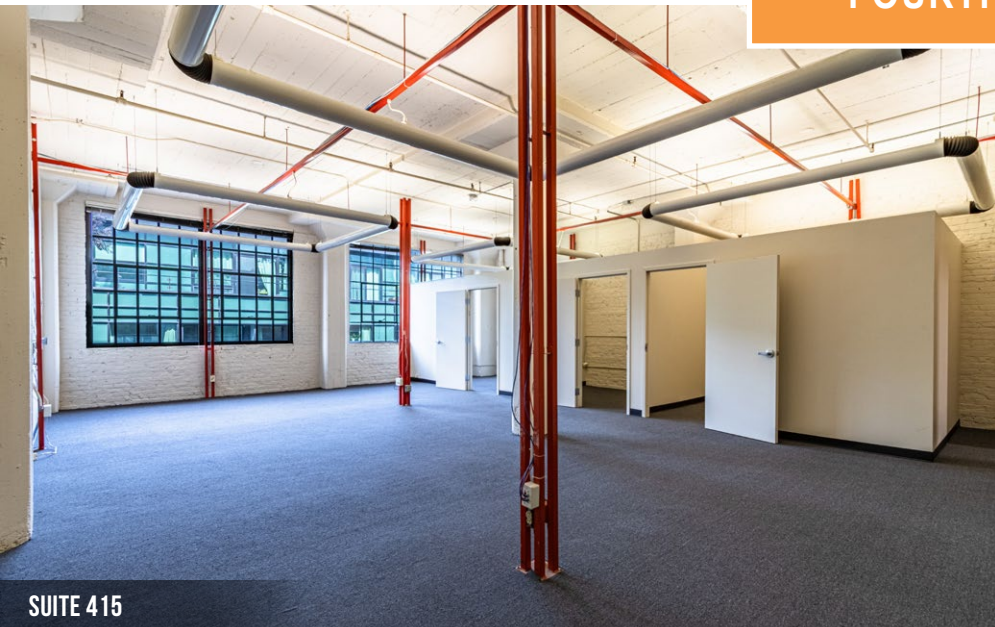


SUITE 400

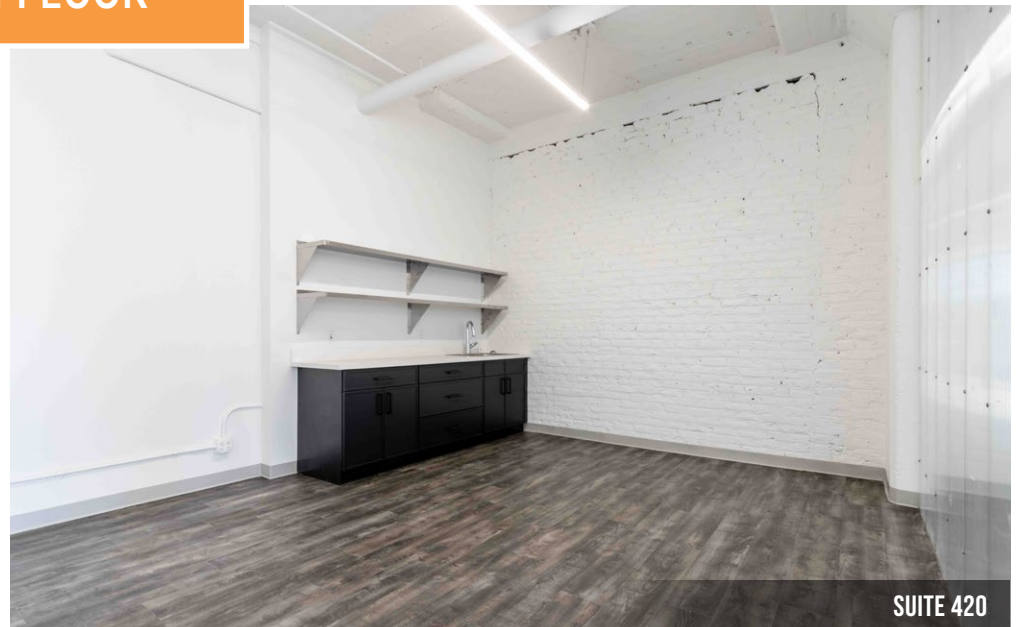


SUITE 420

FOURTH FLOOR



SUITE 415



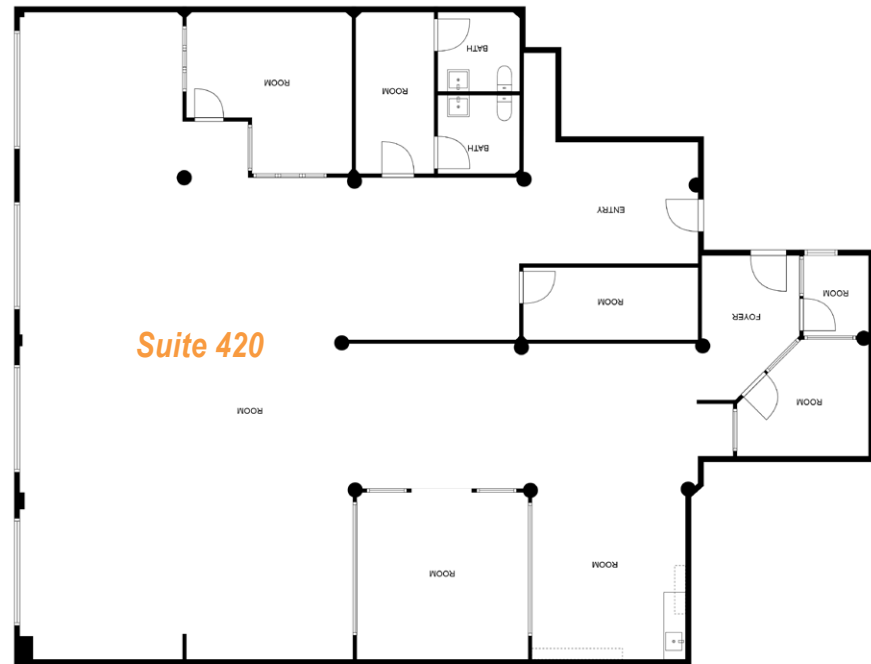
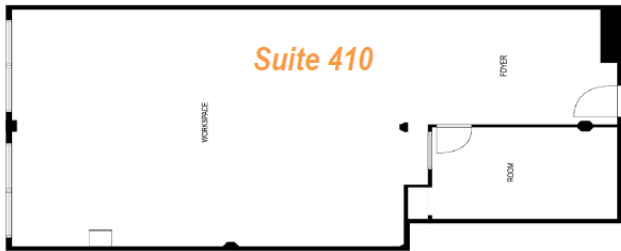
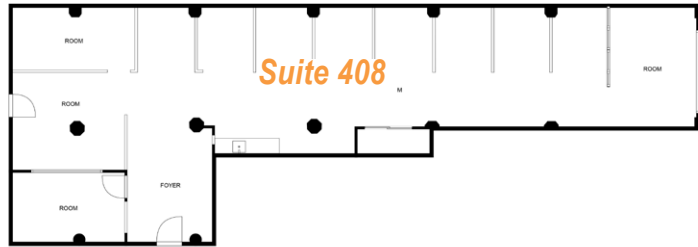
SUITE 420

665 THIRD STREET

Floor Plans

Fourth Floor

+/- 2,200 - 17,966 Square Feet



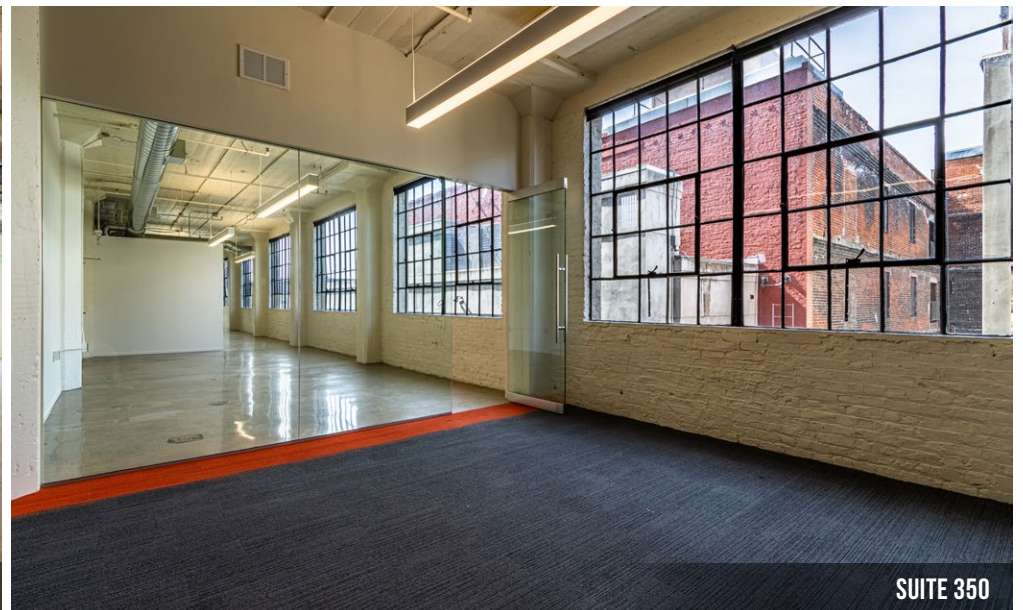
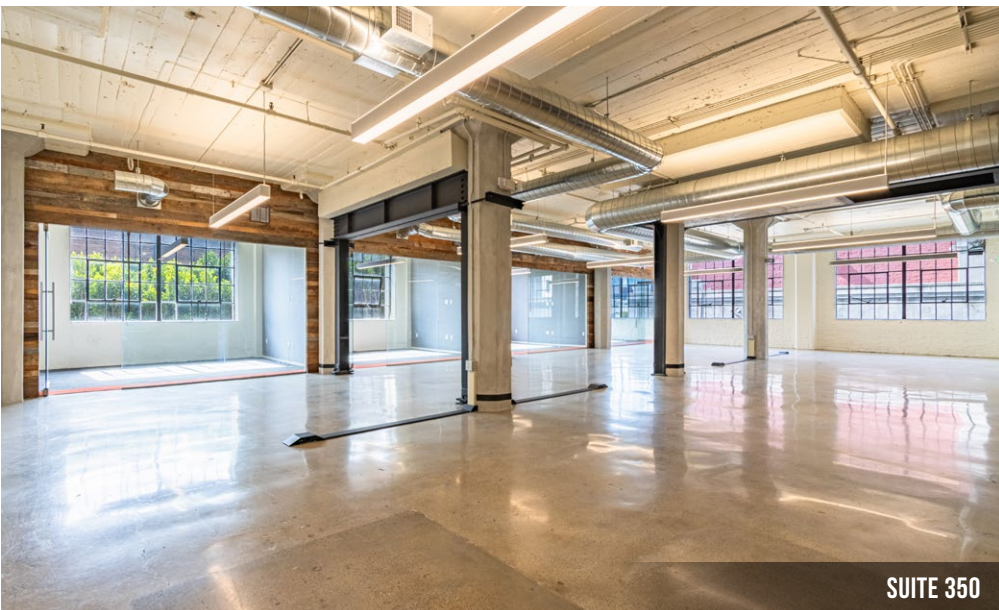
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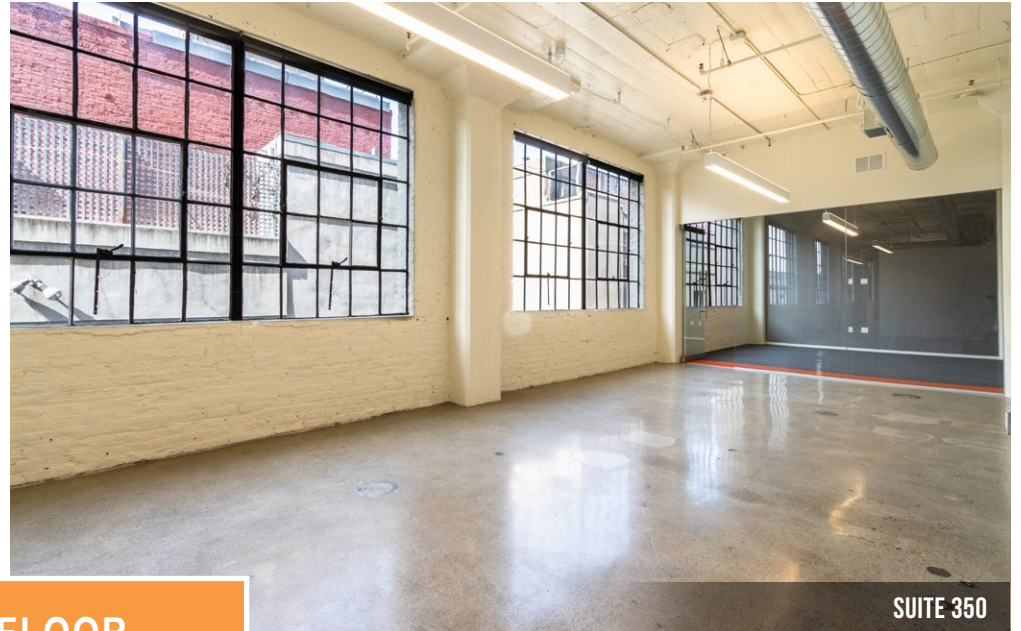
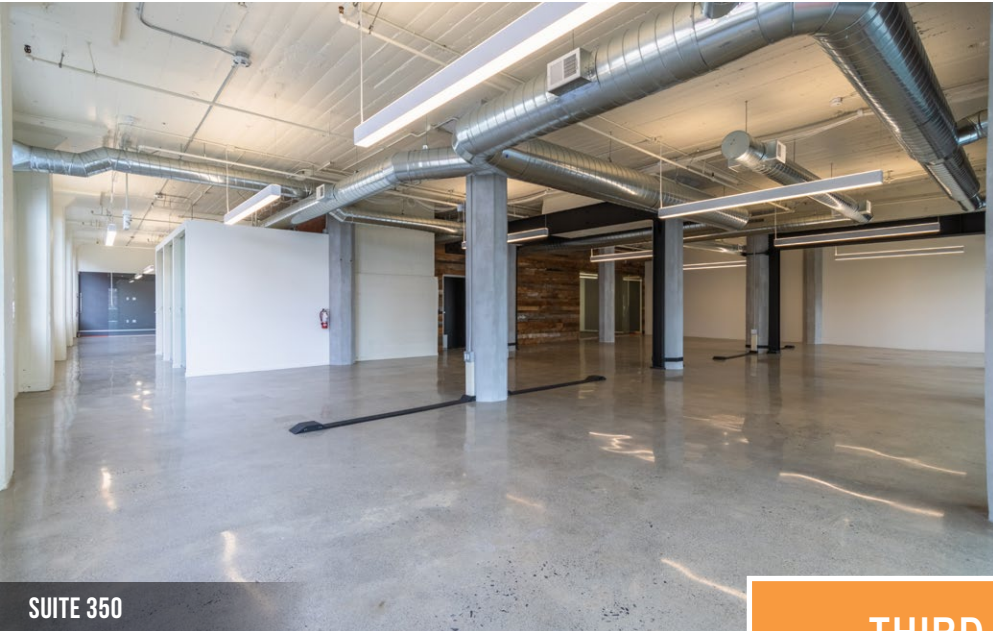
THIRD FLOOR SUMMARY

ADDRESS

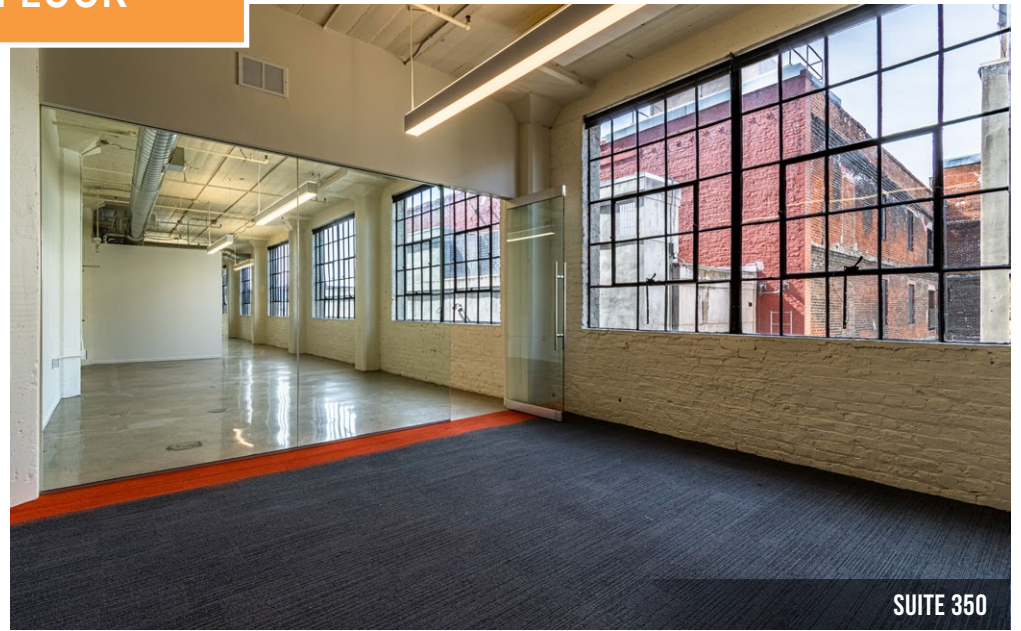
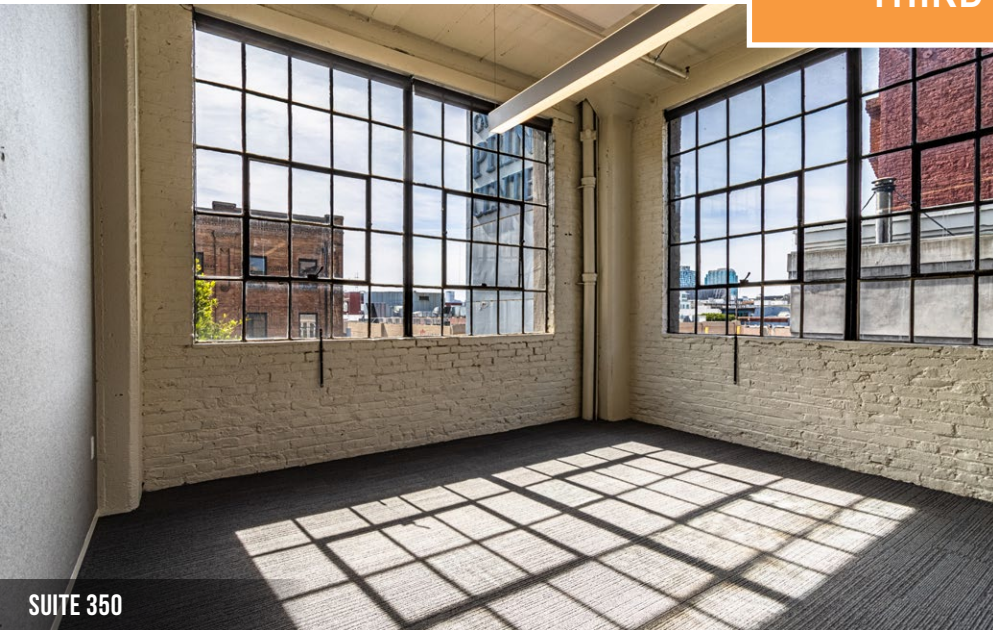
665 3rd Street, San Francisco, CA 94107

SUITE	RSF	AVAILABLE	RATES	NOTES
350	+/- 4,927	Immediately	\$36 / SF / YR, IG	Six (6) Meeting Rooms & Three (3) Offices





THIRD FLOOR

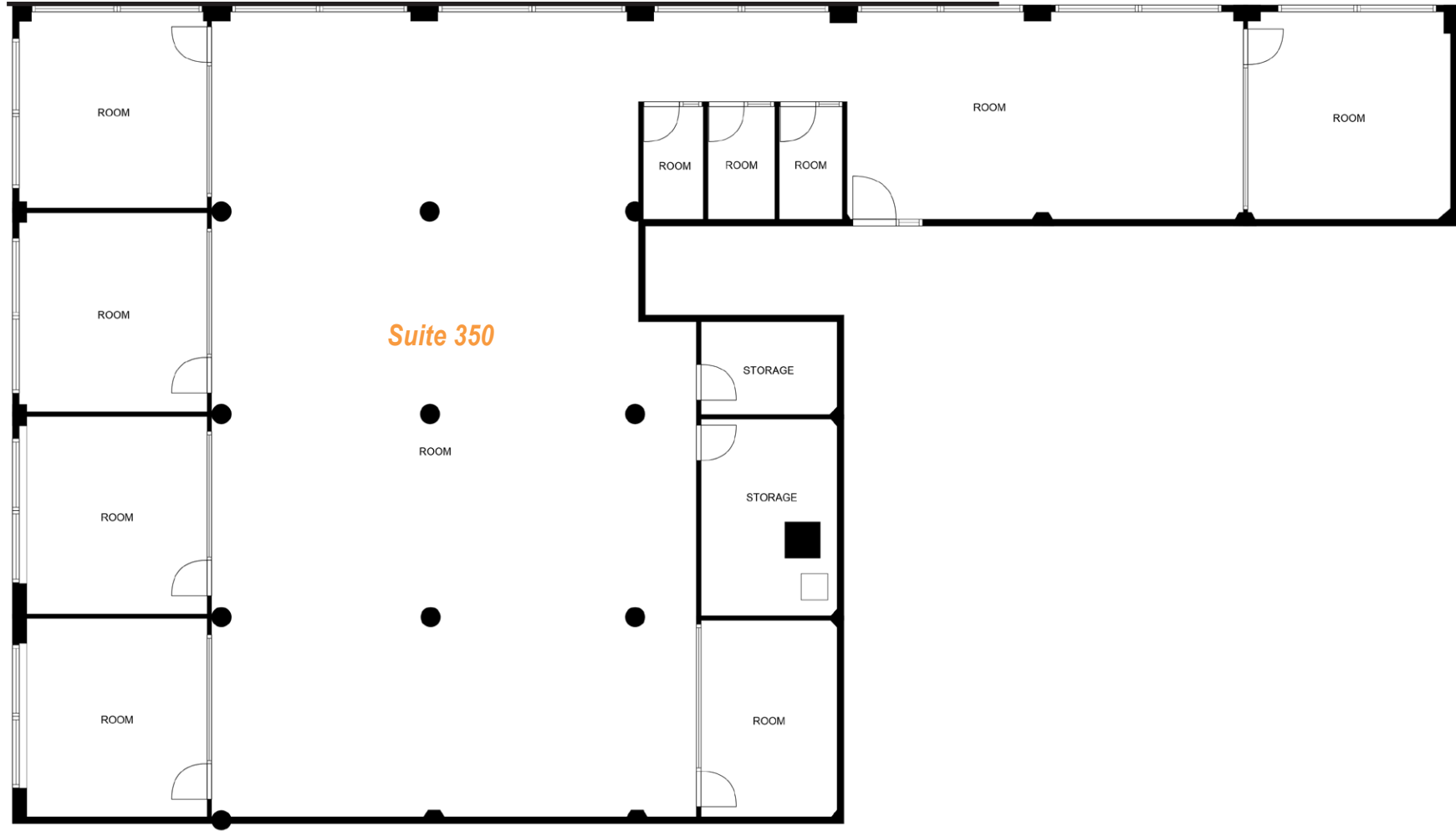


665 THIRD STREET

Floor Plans

Third Floor

+/- 4,927 Square Feet



665 THIRD STREET

LOCATION OVERVIEW

Desirable South of Market location, walkable to nearby amenities, public transportation and to surrounding neighborhoods.



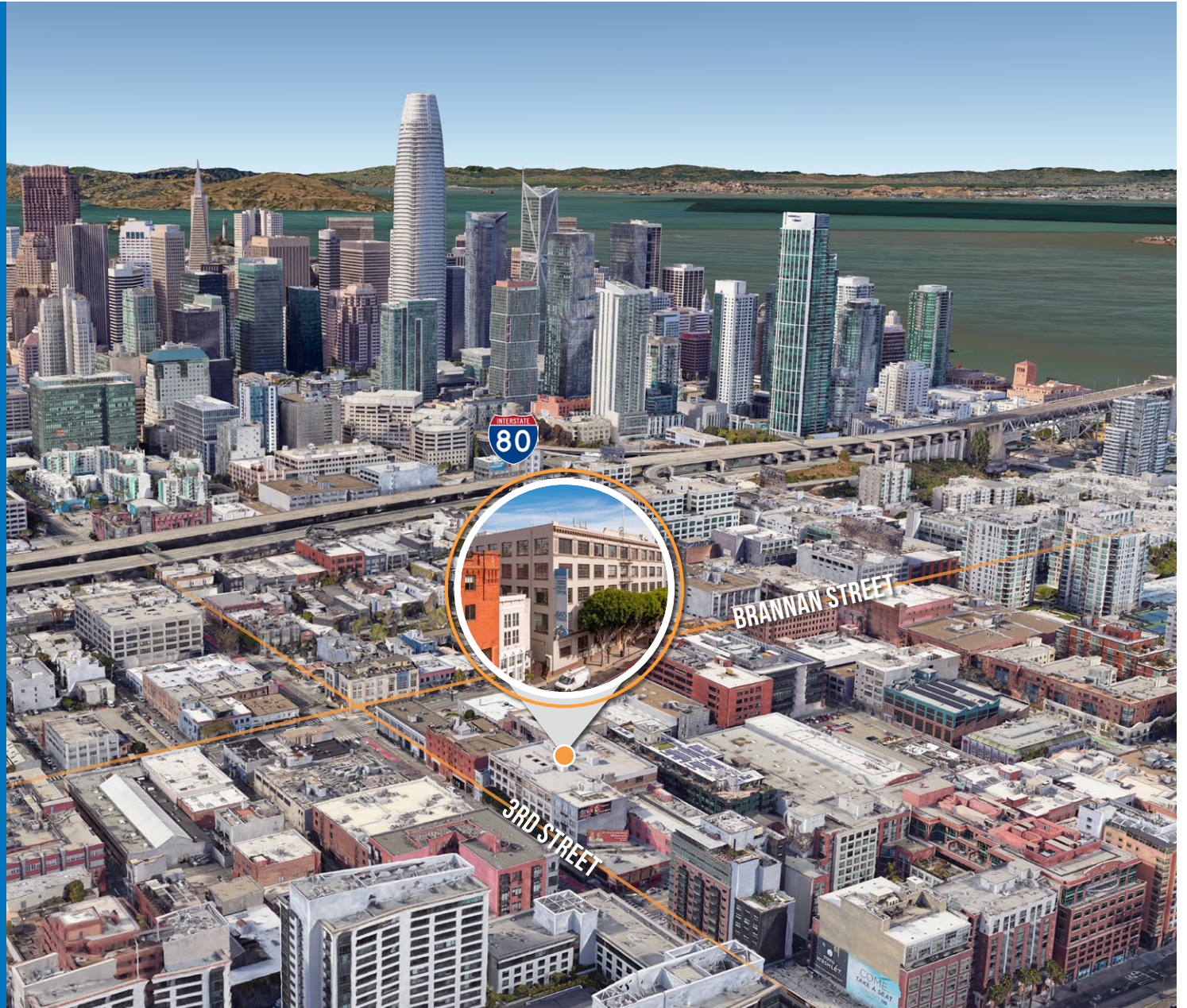
03 MIN to Oracle Park
06 MIN to SF CalTrain
20 MIN to Montgomery Bart



08 MIN to Union Square
10 MIN to Financial District
12 MIN to Mission District



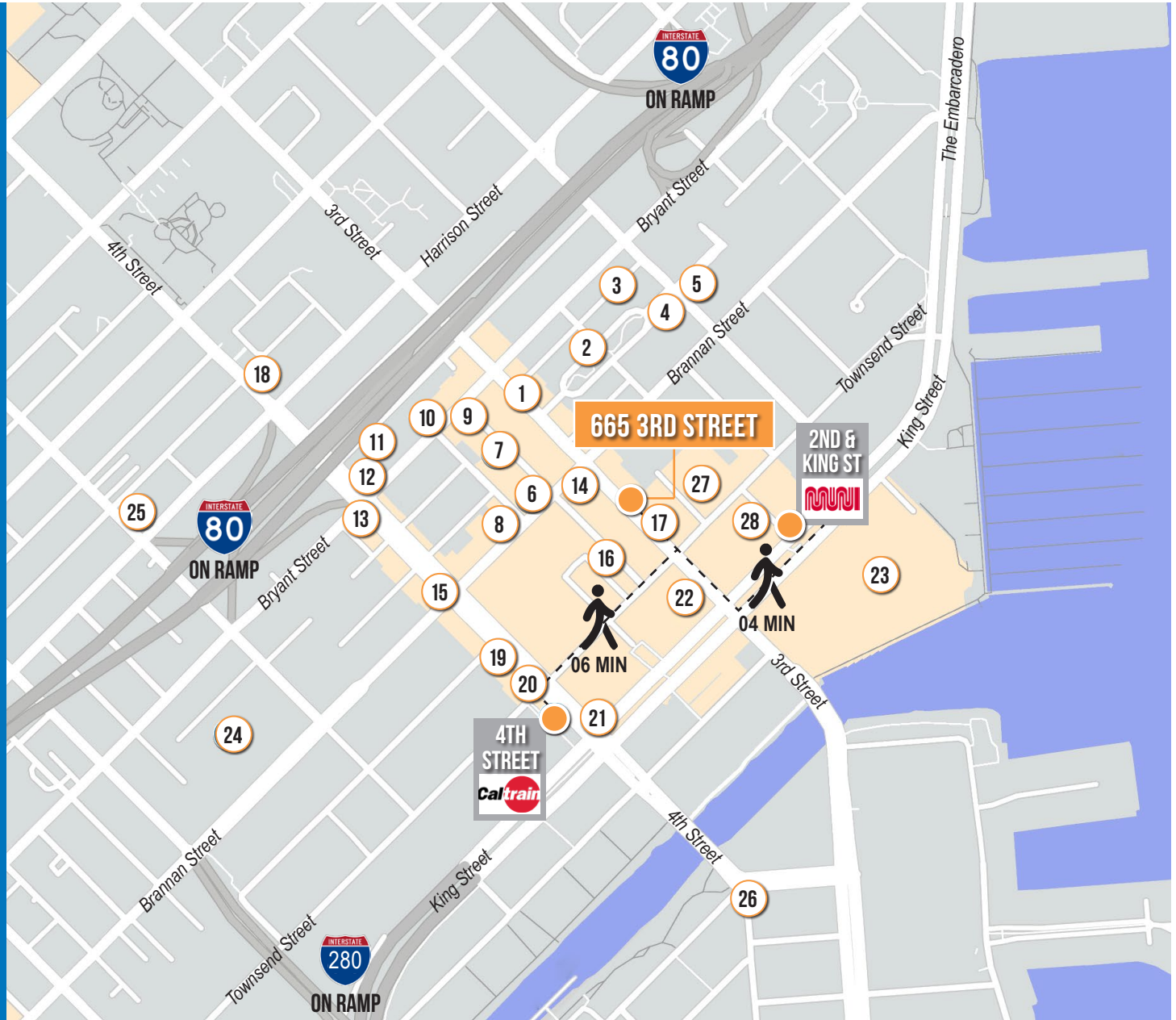
03 MIN to 80 On-Ramp
04 MIN to 280 On-Ramp
08 MIN to 101 On-Ramp



665 THIRD STREET

NEARBY AMENITIES

- 1..... Flour & Branch
- 2..... Caffe Centro
- 3..... Blue Bottle Coffee
- 4..... Colombo's
- 5..... 21st Amendment
- 6..... Brickhouse
- 7..... Steep
- 8..... Alexander's Steakhouse
- 9..... Lava Restaurant & Lounge
- 10..... Black Hammer Brewing
- 11..... Thriller Social Club
- 12..... Shell Gas Station
- 13..... The Hotel Utah Saloon
- 14..... Local Tap
- 15..... Marlowe
- 16..... Little Skillet
- 17..... Alchemist Bar & Lounge
- 18..... Whole Foods Market
- 19..... The UPS Store
- 20..... Walgreens
- 21..... Safeway
- 22..... Lucky Strike San Francisco
- 23..... Oracle Park
- 24..... San Francisco Flower Mart
- 25..... All Star Donuts
- 26..... Gus's Community Market
- 27..... Saison
- 28..... Hotel Via



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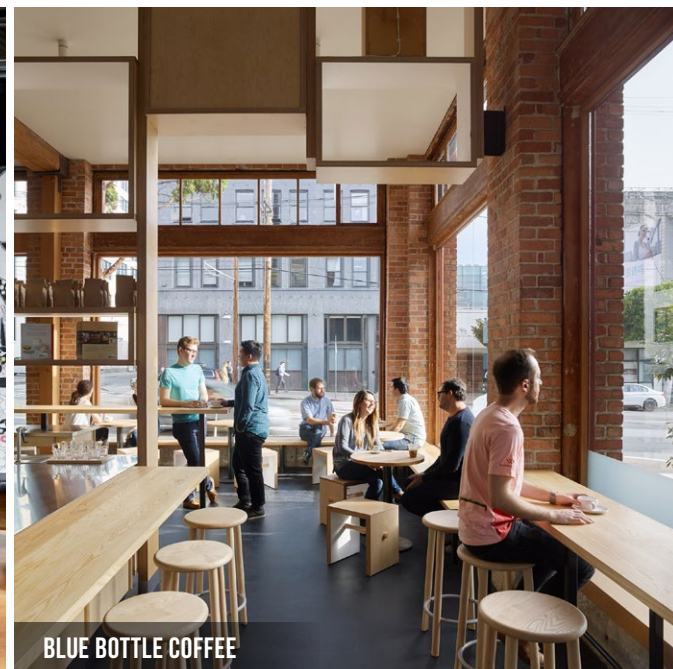
HOTEL VIA



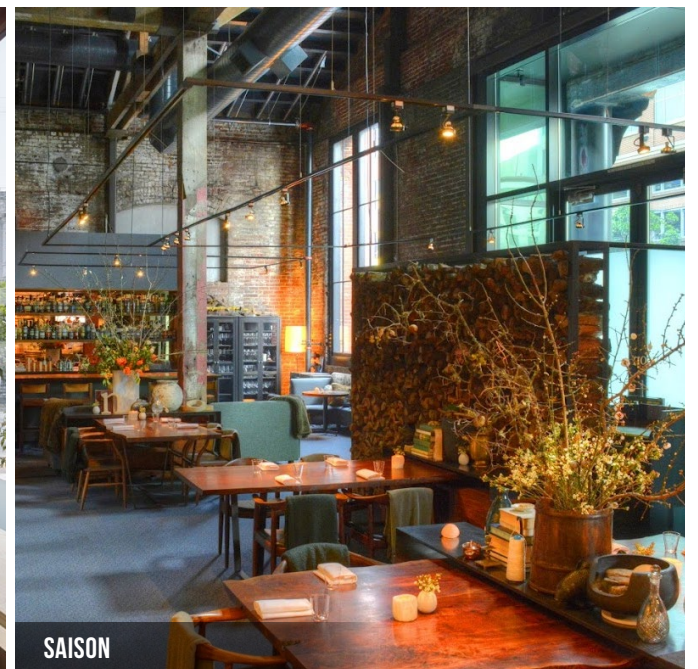
ORACLE PARK



BLACK HAMMER BREWING



BLUE BOTTLE COFFEE



SAISON

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Corp. Lic. 01112906
www.tcpre.com

ZACH HAUPERT

C 415.812.1219

zhaupert@tcpre.com DRE # 01822907

MICHAEL SANBERG

C 415.697.6088

msanberg@tcpre.com DRE # 01930041

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