

# 165 10TH STREET

FOR LEASE | CREATIVE PLUG & PLAY OFFICE SPACE

**TCP**  
**TOUCHSTONE**  
COMMERCIAL PARTNERS



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# 165 10TH STREET

## PROPERTY SUMMARY

### ADDRESS

165 10th Street, San Francisco, CA 94103

### AVAILABLE SPACE

+/- 5,134 Square Feet

### RENTAL RATE

\$55/Ft/Year, I.G.

### AVAILABLE

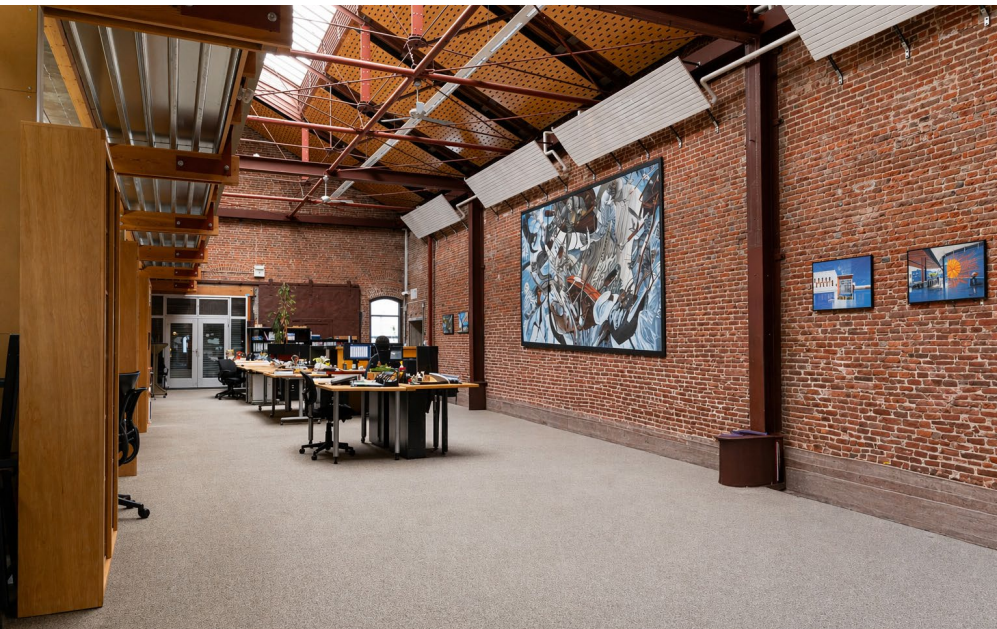
Immediately

## BUILDING ATTRIBUTES

- + Retrofitted Brick & Timber San Francisco Landmark Building
- + Move-In Ready & Furniture Available
- + Open Work Space
- + Building Reception Area
- + Kitchenette
- + Secured Entry
- + Abundance of Natural Light & Skylights
- + Mezzanine
- + Three (3) Private Restrooms w/ One (1) Shower



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## Floor Plan

Mezzanine

+/- 1,338 Square Feet



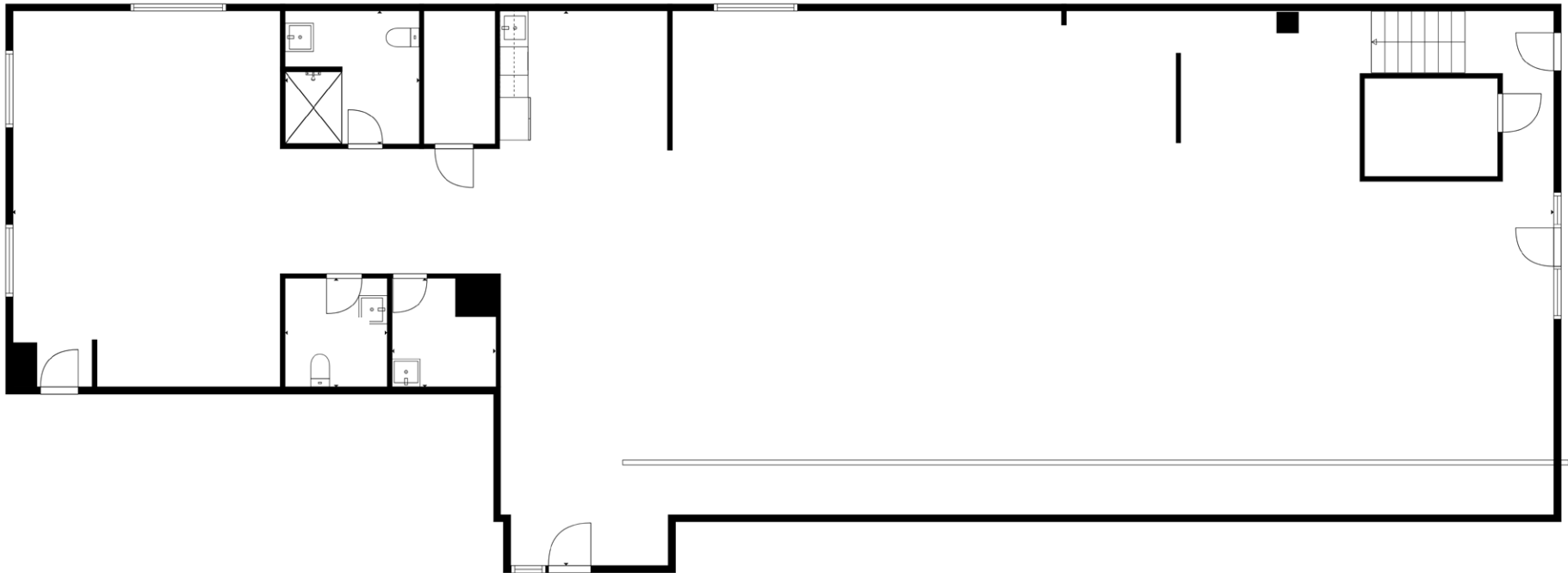
OPEN TO BELOW

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## Floor Plan

Ground Floor

+/- 3,796 Square Feet



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## LOCATION OVERVIEW

Desirable South of Market location, walkable to many amenities and to surrounding neighborhoods.



**10 MIN** to Market St.  
**10 MIN** to Civic Center Bart



**05 MIN** to Hayes Valley  
**10 MIN** to Union Square  
**15 MIN** to Financial District



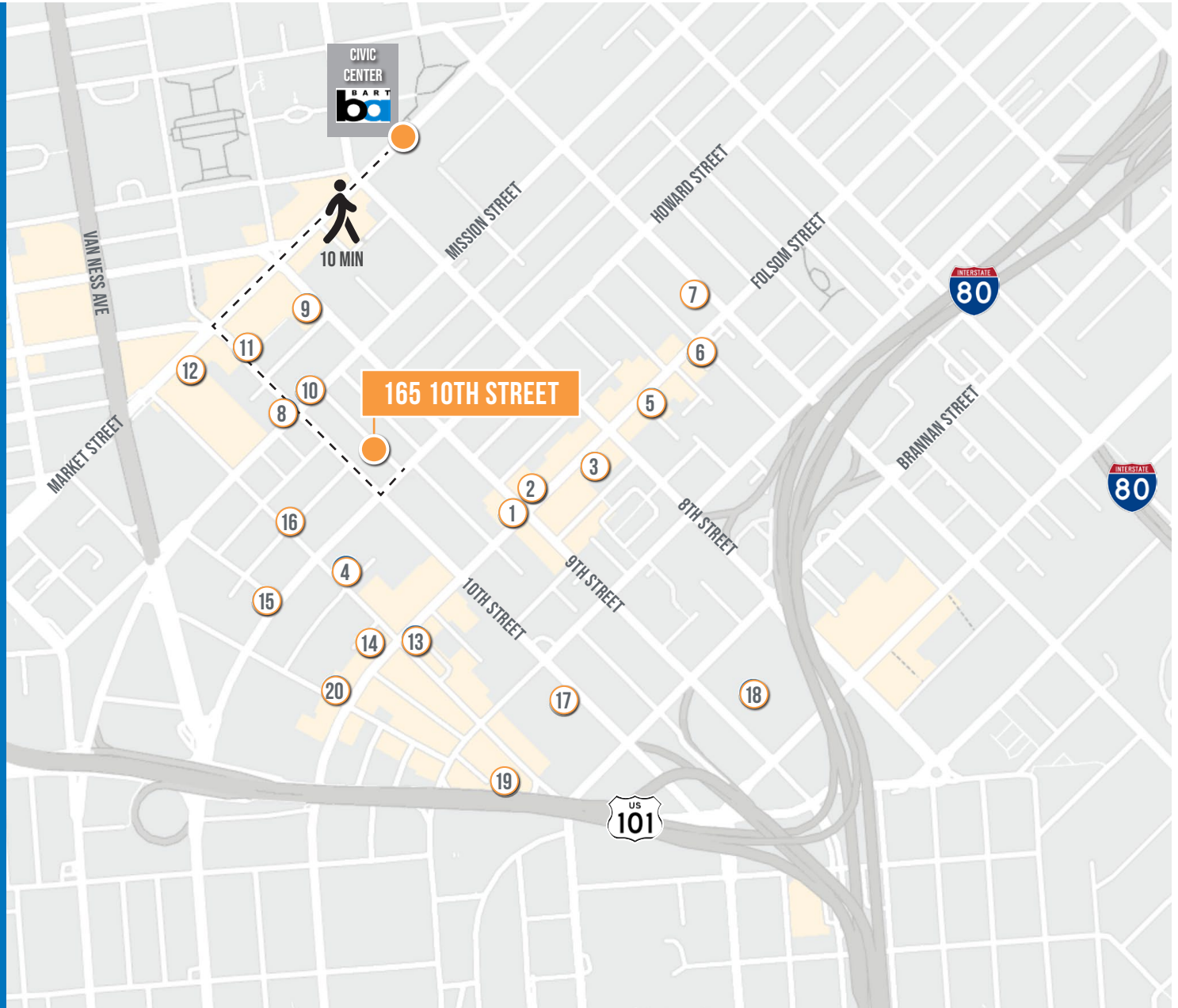
**03 MIN** to 101 On-Ramp  
**05 MIN** to 80 On-Ramp



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## NEARBY AMENITIES

- 1..... Kama Sushi Soma
- 2..... Azúcar Lounge
- 3..... Driftwood
- 4..... Don Ramon's
- 5..... Basil Thai Restaurant & Bar
- 6..... Trademark & Copyright
- 7..... Sightglass Coffe
- 8..... Peet's Coffee
- 9..... Cadillac Outdoor Bar & Grill
- 10..... Cumaica: Artesanos del Cafe
- 11..... Blue Bottle Coffee
- 12..... Kagawa-Ya Udon
- 13..... Basil Canteen
- 14..... Eat Sushi Restaurant
- 15..... Sushi Ondo
- 16..... Joint Venture Kitchen
- 17..... Costco Wholesale
- 18..... Trader Joe's
- 19..... SoMa StrEat Food Park
- 20..... The Willows



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TRADEMARK SPORTS BAR



THE WILLOWS SF



BASIL THAI RESTAURANT



SIGHTGLASS COFFEE



TED'S MARKET

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