

# 500 Treat Avenue, Suite 101

San Francisco, CA

I | P | G

## Plug and Play Office Sublease

Available Now

**+/- 6,200 RSF | GATED COMPLEX WITH RESERVED PARKING**

Innovation Properties Group  
181 2nd Street, San Francisco, CA  
[www.ipgsf.com](http://www.ipgsf.com) | CL 02031924

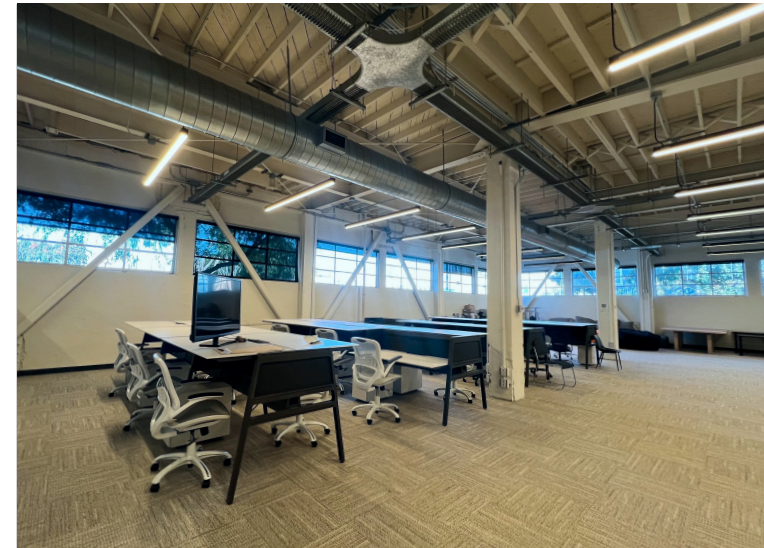
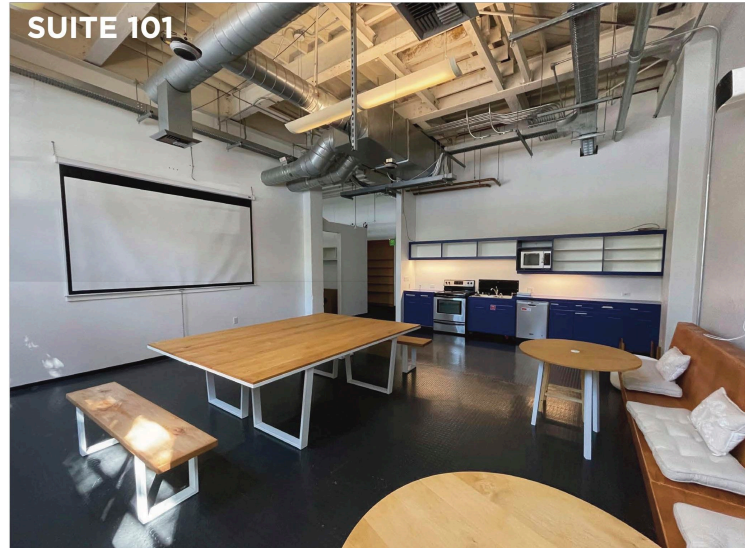
Ivan Smiljanic | Partner  
(510) 717-5008 | [Ivan@ipgsf.com](mailto:Ivan@ipgsf.com)  
DRE 01995999

Rocky Kile | Director  
(401) 263-4218 | [Rocky@ipgsf.com](mailto:Rocky@ipgsf.com)  
DRE 02233435

[ipgsf.com](http://ipgsf.com)

## Space Features

- +/- 6,200
- Freshly renovated
- Furniture can be included
- High Exposed Ceilings
- Abundant Natural Light
- Full Kitchen



## Property

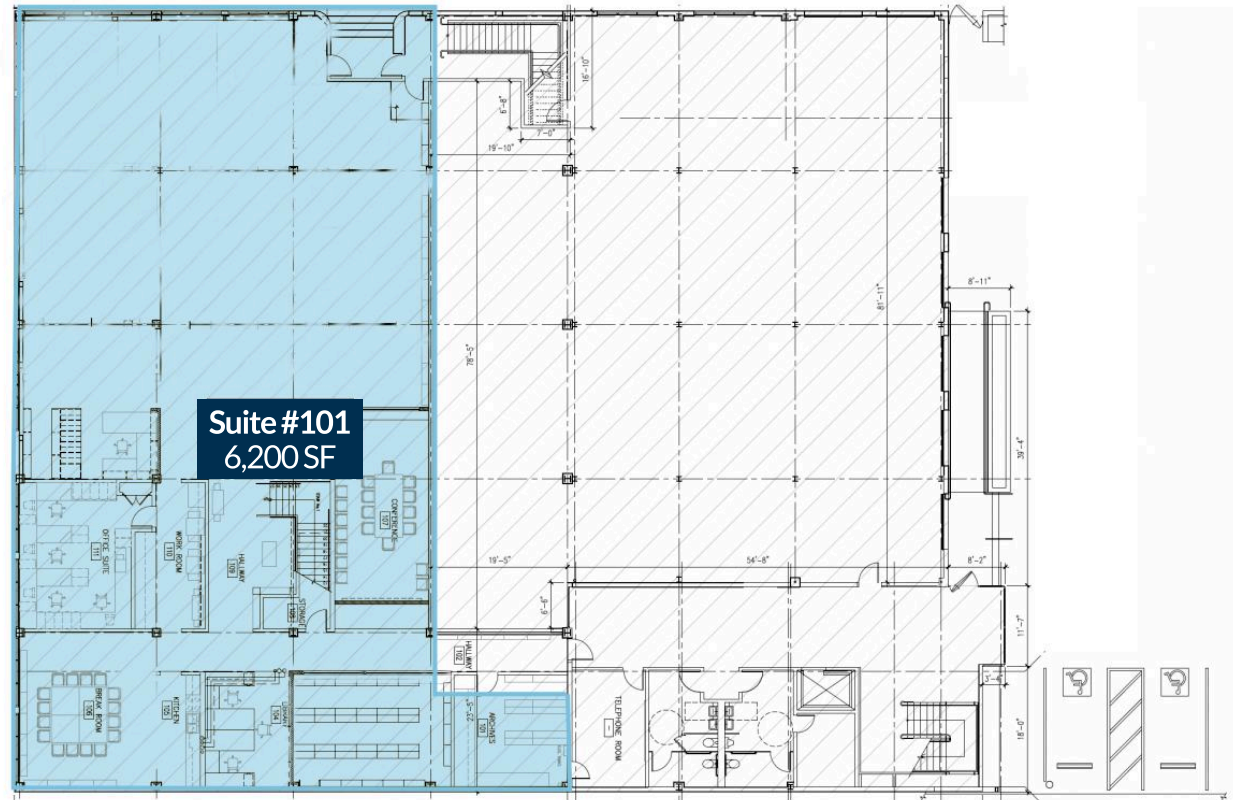
- Private Complex with
- Controlled Access
- Landscaped Courtyard
- with Outdoor BBQ
- 4 Secure Parking Spaces Available.
- Bike and Motorcycle
- Parking
- Modern Lobby and
- Common Areas

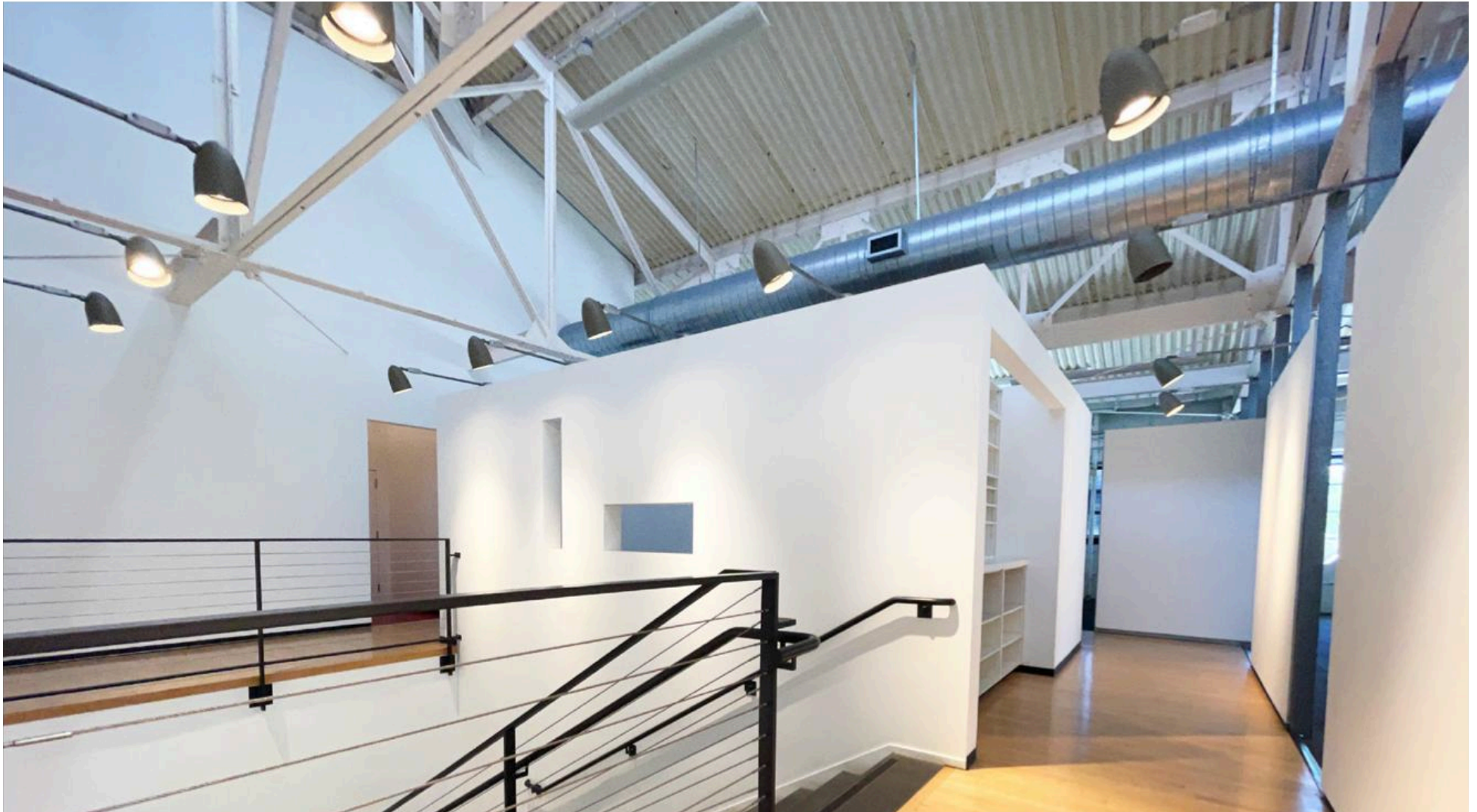


## The Green Glen Building

500 Treat Ave or “The Green Glen Building” was once home to the Green Glen Linen service and is the location in which the payment company Stripe was founded. The building was renovated to provide one-of-a-kind amenities to its tenants which include a landscaped courtyard with outdoor BBQ and seating, Secured Car Parking (+/- 10 cars), Bike, and Motorcycle Parking.

The main building features high-end creative office space spread out through two levels, large windows and skylights providing an abundance of natural light, high exposed ceilings, full kitchen, elevator access, overhead door access and is only a few blocks from 16th street BART station.





Current & Past Tenants



# Location

- 5 Blocks from BART
- 10 Minutes Car to Bay
- Bridge
- Close to Mission
- Restaurants, Café's &
- Bars



Walk Score **98**

Transit Score **89**

Bike Score **100**

500 Treat Avenue is located in the Mission district; The neighborhood is a thriving urban hub that provides abundant walkable retail and restaurant amenities nearby. Around 10 minute walk from 16th Street / Mission stop.

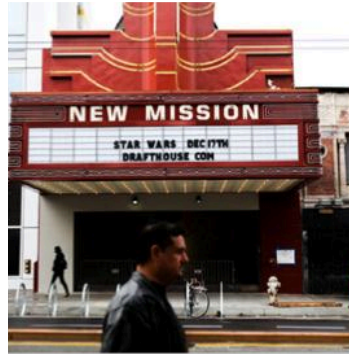
World-class public transportation with 12, 14, 22, 27, 33, 49 and 55.

Bikeable neighborhood with many easy-to-access routes nearby

## Mission

500 Treat Avenue is located in the Mission District, one of San Francisco's most lively and diverse neighborhoods. Avantgarde theaters, hip bars, and the most talked about restaurants in the San Francisco area are found in the Mission.

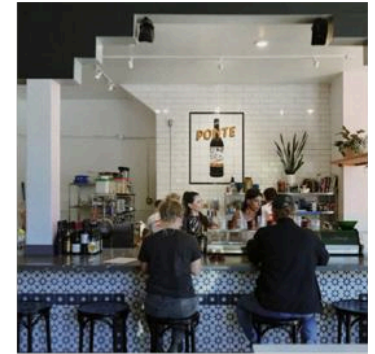
While Valencia Street Mission District SAN FRANCISCO, CA has been the beneficiary of past growth, the current renaissance has branched out from Valencia Street and to neighboring cross-streets. The area is primed for new retail growth with approximately 20% of the city's current top restaurants (Eater 38), five Michelin star restaurants, one of the world's top 50 bars (Forbes) and the most influential bakery in America (Bone Appetite) all located within a mere 10 block radius.



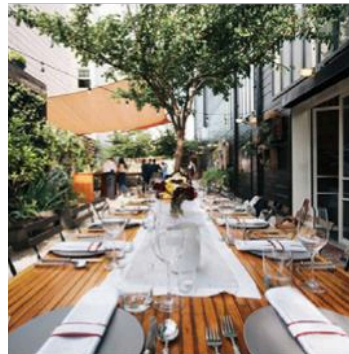
Alamo Drafthouse



Gus Community Market



El Chato



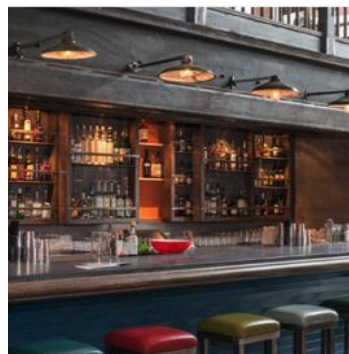
Stable Cafe



Third Culture Bakery



Tartine Manufactory



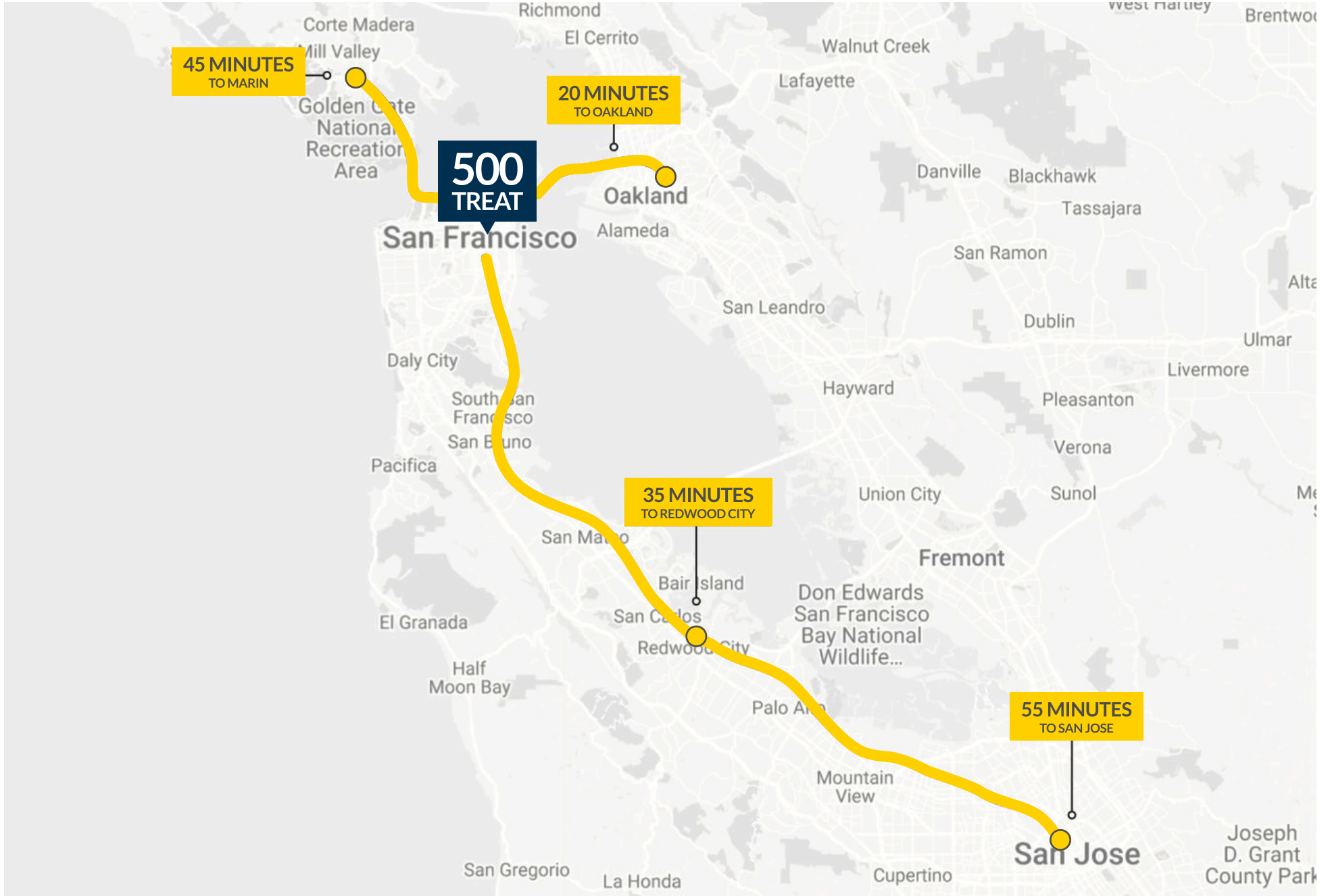
Trick Dog



Ernest



South Pacific Brewing



# 500 Treat Avenue, Suite 101

San Francisco, CA

I | P | G

## For leasing information

Innovation Properties Group  
181 2nd Street, San Francisco, CA  
www.ipgsf.com | CL 02031924

Ivan Smiljanic | Partner  
(510) 717-5008 | Ivan@ipgsf.com  
DRE 01995999

Rocky Kile | Director  
(401) 263-4218 | Rocky@ipgsf.com  
DRE 02233435

ipgsf.com

This document has been prepared by IPG for advertising and general information only. IPG makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. IPG excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of IPG and/or its licensor(s). ©2026. All rights reserved.