

100

COLUMBUS
SAN FRANCISCO, CA



**100 RESIDENCES, 6 RETAIL STOREFRONTS, AND 15,000 SF PARKING LOT
WITH DEVELOPMENT POTENTIAL IN THE HEART OF SAN FRANCISCO'S
JACKSON SQUARE NEIGHBORHOOD**

THE OFFERING

Jones Lang Lasalle, Inc. (“JLL”) is pleased to present the opportunity to acquire **100 Columbus Avenue** (the “Property”), a mixed-use residential and retail building totaling 100 units (99 SROs), 6 retail storefronts, and ~15,000 SF of controlled-public parking situated on the iconic corner of Columbus Avenue and Jackson Street.

The Property represents a generational opportunity for an investor to purchase a jewel box in the heart of San Francisco’s most dynamic and historic neighborhood, Jackson Square. The additional opportunity to develop and reposition to add density in a high barrier to entry market makes this a truly unique offering.

Property Overview

Address	528, 540-560 Jackson Street; 100-118 Columbus Avenue San Francisco, California 94133
Neighborhood	Jackson Square
Year Built	1907
Lot Size	24,267 SF
Total Building Area	30,984 SF
Residential SF	20,162 SF
Commercial SF	10,822 SF
Zoning District	C-2: Community Business
Residential Component	Ninety-Nine (99) SROs and One (1) additional full size room with bath; two “penthouse” units located on the top (4th) floor (565 SF); ~8,830 total SF on floors Two and Three with shared bathrooms down each hall (10 baths & 5 showers); ~1,682 SF of additional basement space below the First floor (~585 SF)
Retail Component	Six (6) ground floor retail storefronts with an additional ~2,500 SF of basement space currently 83% occupied with a pending LOI for the only vacant space
Parking Component	15,700 SF 40 Stalls - currently operated under ACE Management





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COLUMBUS



Trophy

Asset in High Barrier to Entry Market



Unparalleled

Access to Employment Drivers & Talent



Epicenter

of San Francisco Transit



Unsurpassed

Neighborhood Amenities



Historic

San Francisco Property with A Modern Touch



Development

Potential to Add Density or Repurpose Existing Structure





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COLUMBUS

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Jones Lang LaSalle Americas, Inc., CA Real Estate License #01223413

SCOTT BALES *Managing Director*
+1 415 276 6934
scott.bales@am.jll.com
CA Lic. #01002027

NOLAN MOORE *Director*
+1 415 276 6087
nolan.moore@am.jll.com
CA Lic. #02078878



*Pacific Southwest Realty Services,
CA Real Estate License #01267462*

JASON ROTH *Vice President*
+1 978 460 3070
jroth@psrs.com
CA Lic. #02085245

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