



250 Sutter

THE HEART OF
UNION
SQUARE

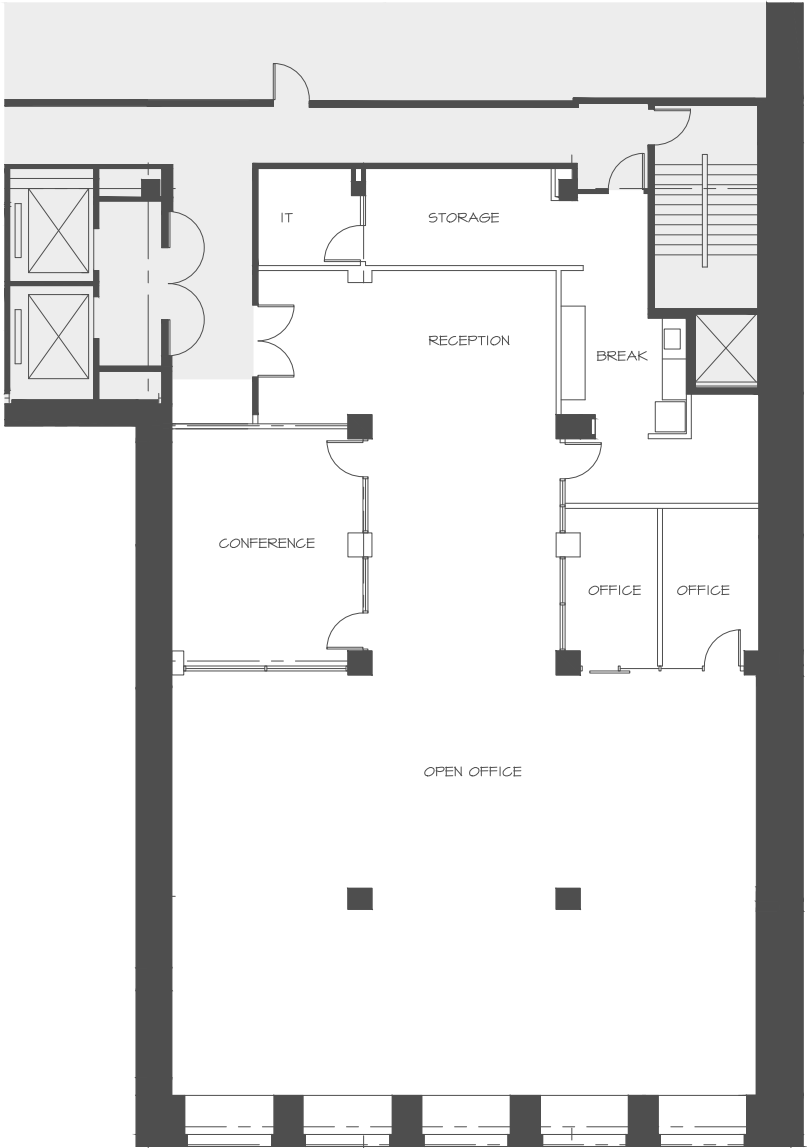


250 SUTTER ST | SAN FRANCISCO, CA



SUITE
300

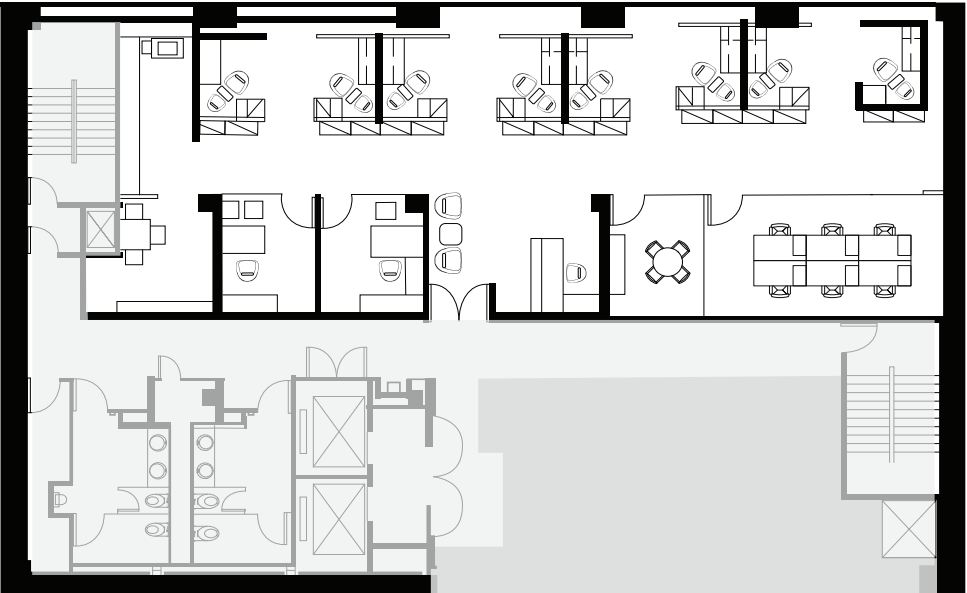
5,000 RSF



SUTTER STREET

SUITE
350

3,300 RSF



SUTTER STREET



AVAILABLE NOW

Exposed ceilings

Two private offices

Kitchenette

Open plan

Copy room

Additional TI available

One conference room

AVAILABLE NOW

Mostly open plan

Three private offices/
meeting rooms

Kitchenette

One conference room

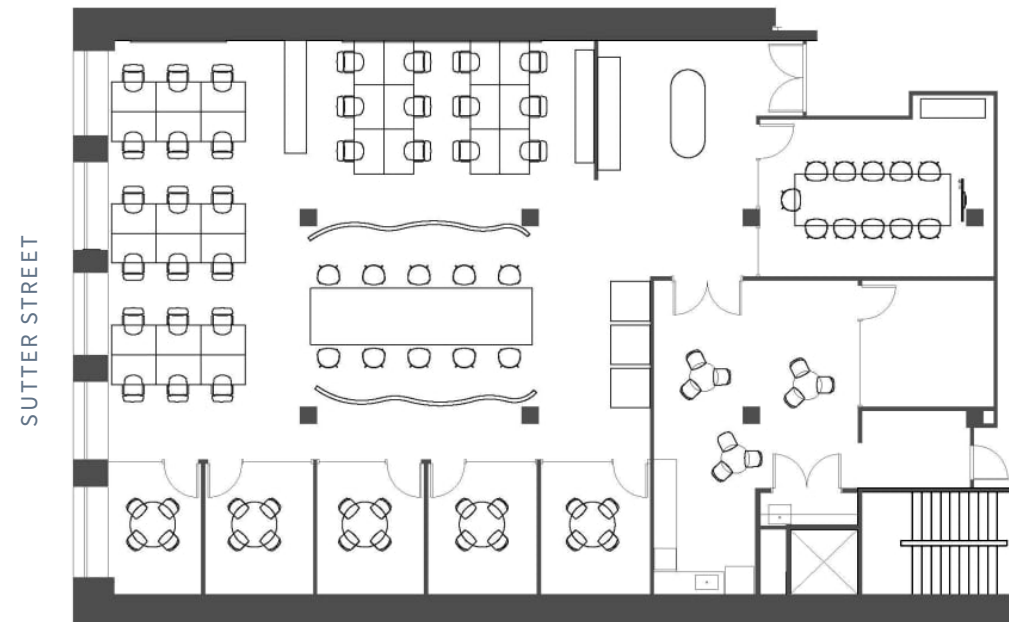
Copy room

Formal reception

SUITE 400

5,000 RSF

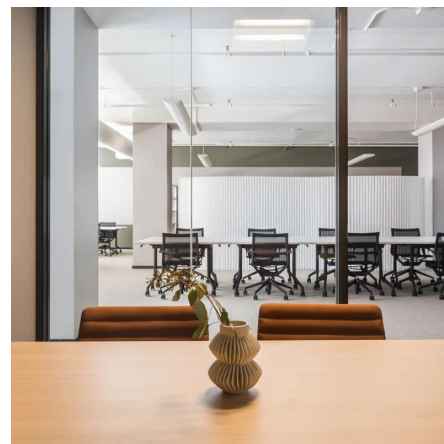
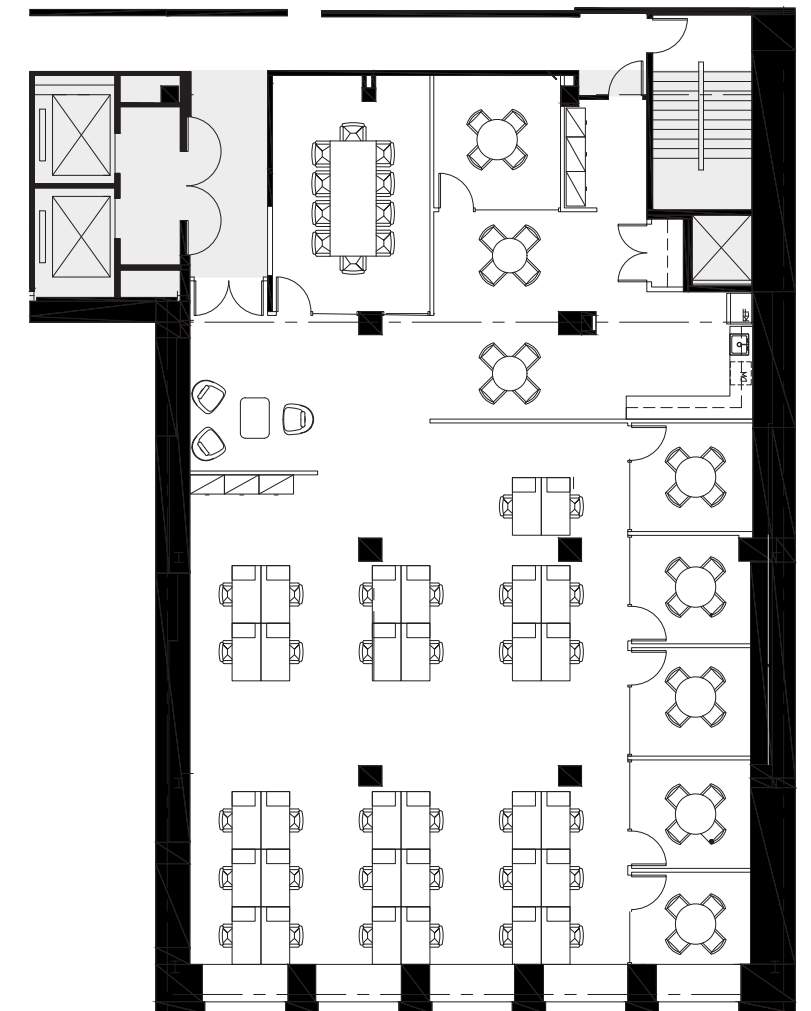
*40 workstations
currently in the space



SUITE 500

5,000 RSF

**hypothetical floor plan*



AVAILABLE NOW



Brand new improvements
(former Breather)



Plug-and-play opportunity



Open plan



One large conference room



Open kitchen with
break tables & chairs



Four private office /
meeting rooms



Mother's room



Reception

AVAILABLE NOW



Exposed ceilings



Open plan



One large
conference room



One medium
conference room



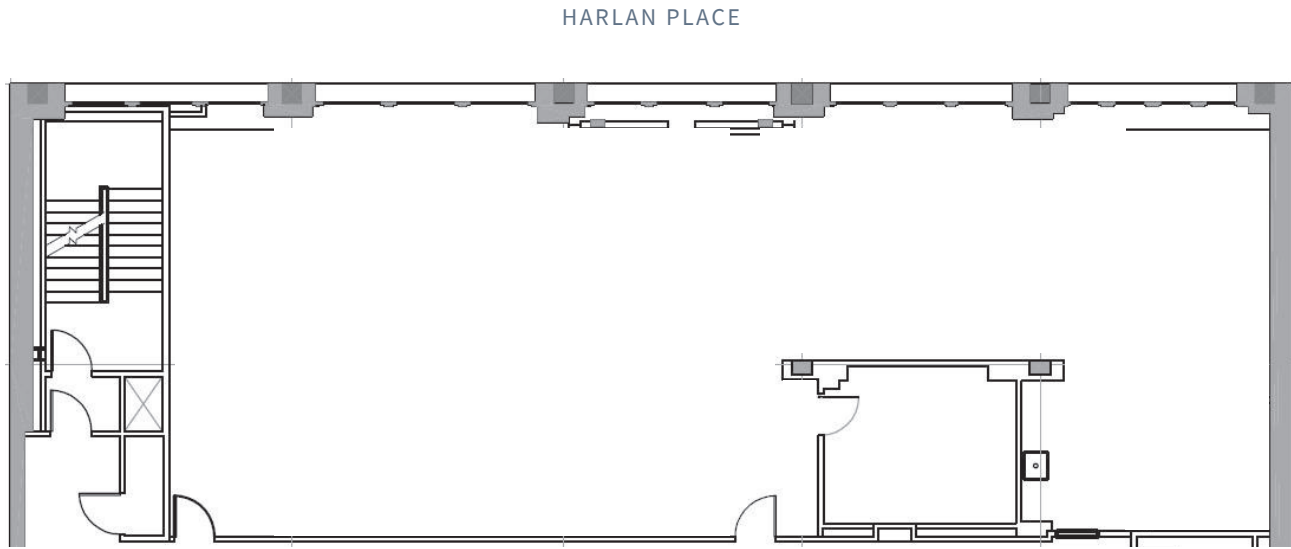
Kitchenette



Additional TI available

SUITE
550

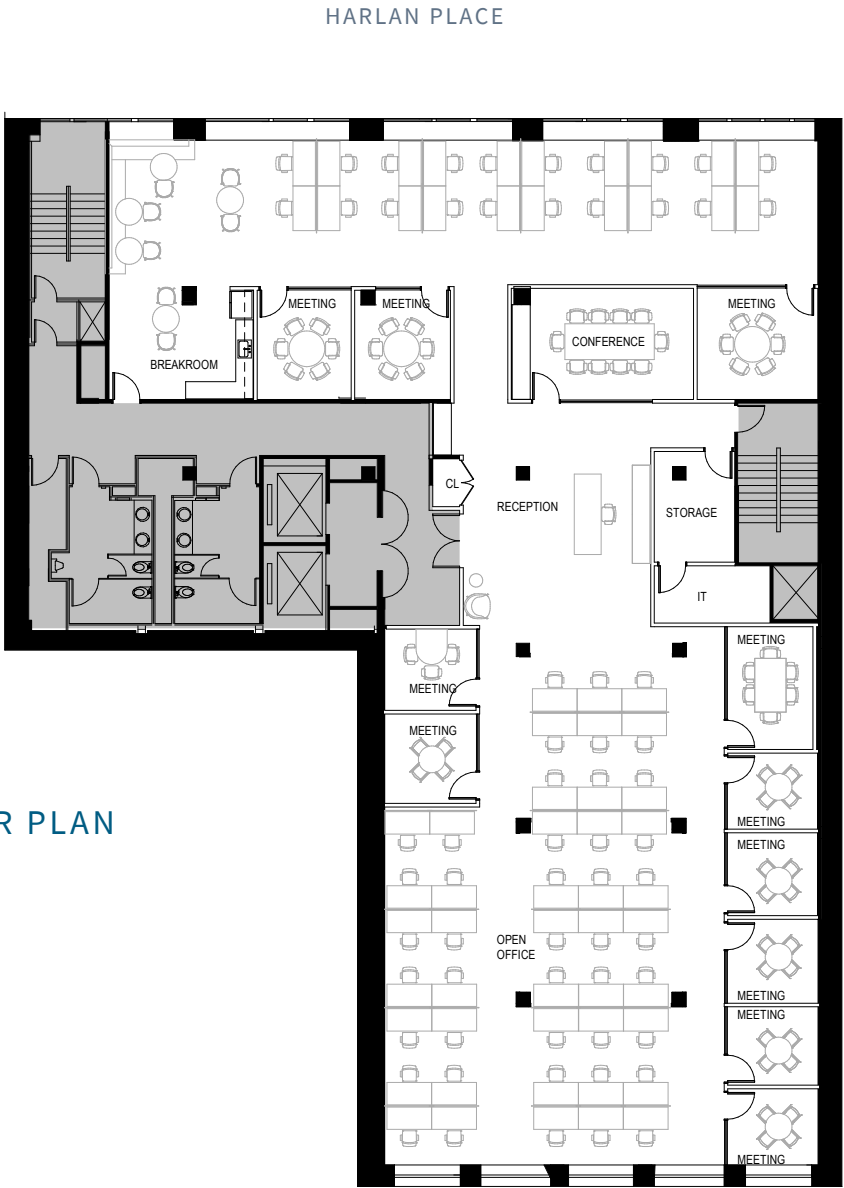
3,300 RSF



SUITE
500
+
550
COMBINED

8,300 RSF

FULL FLOOR OPTION
HYPOTHETICAL FULL FLOOR PLAN



AVAILABLE NOW

Exposed ceilings
and brick

One medium
conference room

Additional TI available

Kitchenette

One large
conference room

Open area

AVAILABLE NOW

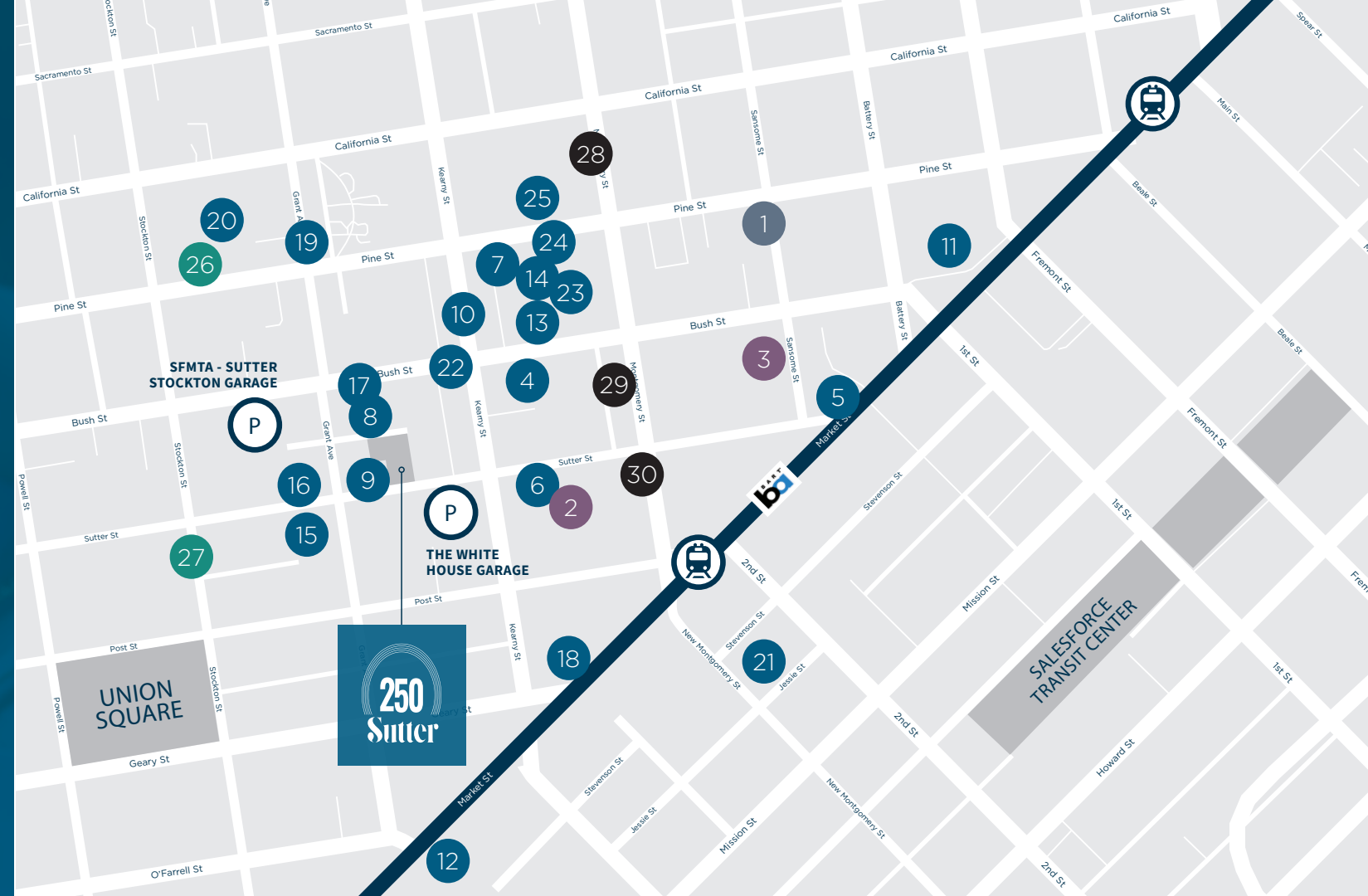
Full floor opportunity

Ready for TI work

Exposed ceiling & brick

Can accommodate
96 workstations

UNION SQUARE SQUARE NEIGHBORHOOD



NEIGHBORHOOD AMENITIES

SPA

1. Equinox Pine Street

SHOPPING

2. Crocker Galleria
3. Target

RESTAURANTS

4. Pagan Idol
5. Starbucks
6. Blue Bottle Coffee
7. Ramen Underground
8. Bar Fluxus
9. Posh Bagel
10. Sababa

11. Philz Coffee
12. MKT Restaurant and Bar
13. Sam's Tavern
14. Toy Soldier
15. Hops & Hominy
16. E&O Kitchen and Bar
17. Café de la Presse
18. Ginto
19. Rock Japanese Cuisine
20. JCB Tasting Lounge
21. The House Of Shields
22. Akiko's Restaurant
23. Cafe Tiramisu
24. La Fusion
25. The Vault Garden

HOTELS

26. The Ritz-Carlton, San Francisco
27. Grand Hyatt San Francisco

FITNESS

28. Bay Club Financial District
29. Barry's FiDi
30. 24 Hour Fitness

250 Sutter

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