



A PEMBROKE PROPERTY

Building Highlights

100 Cal has been transformed into a Class A, mixed-use building with a classic, timeless feel, poised to move towards a low-carbon future.



LEED Gold



WELL Health-Safety



Energy Star Rated



Secure Bike Room



Health Club Quality
Showers & Lockers



Large Pedestrian Plazas and
Retailers on the Ground Floor



Easy Access to BART, MUNI,
Cable Car, Ferry Building,
and Parking



City and Bay Views



15 Stories



Public Spaces Designed
for Interaction and
Collaboration





Sophisticated entry experience designed for interaction and collaboration.



Secure bike room featuring a bike spa, health club quality showers, lockers, and secure bike parking.

Building Amenities

Exciting new amenities are underway that will make 100 Cal the place to be. From welcoming new plazas and conference rooms to on-site fitness, you'll find everything you need and more.



*Preliminary design, subject to change.





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**Optimized for
forward-thinking
companies looking for
open space, natural
light, and energizing
communal spaces.**

Neighborhood & Transport



Bay Wheels Docking Station



BART Station



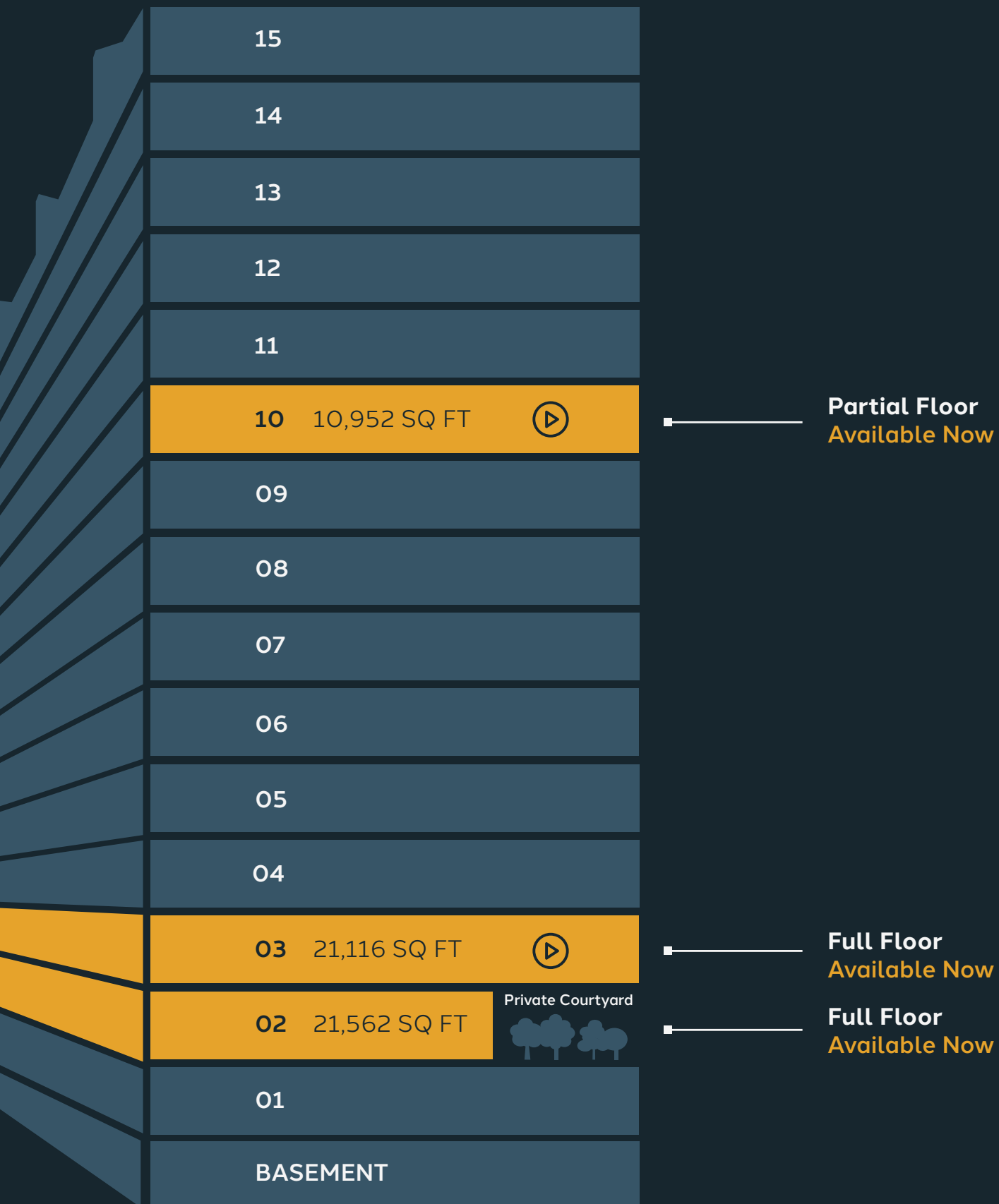
MUNI



Cable Car



Stacking Plan

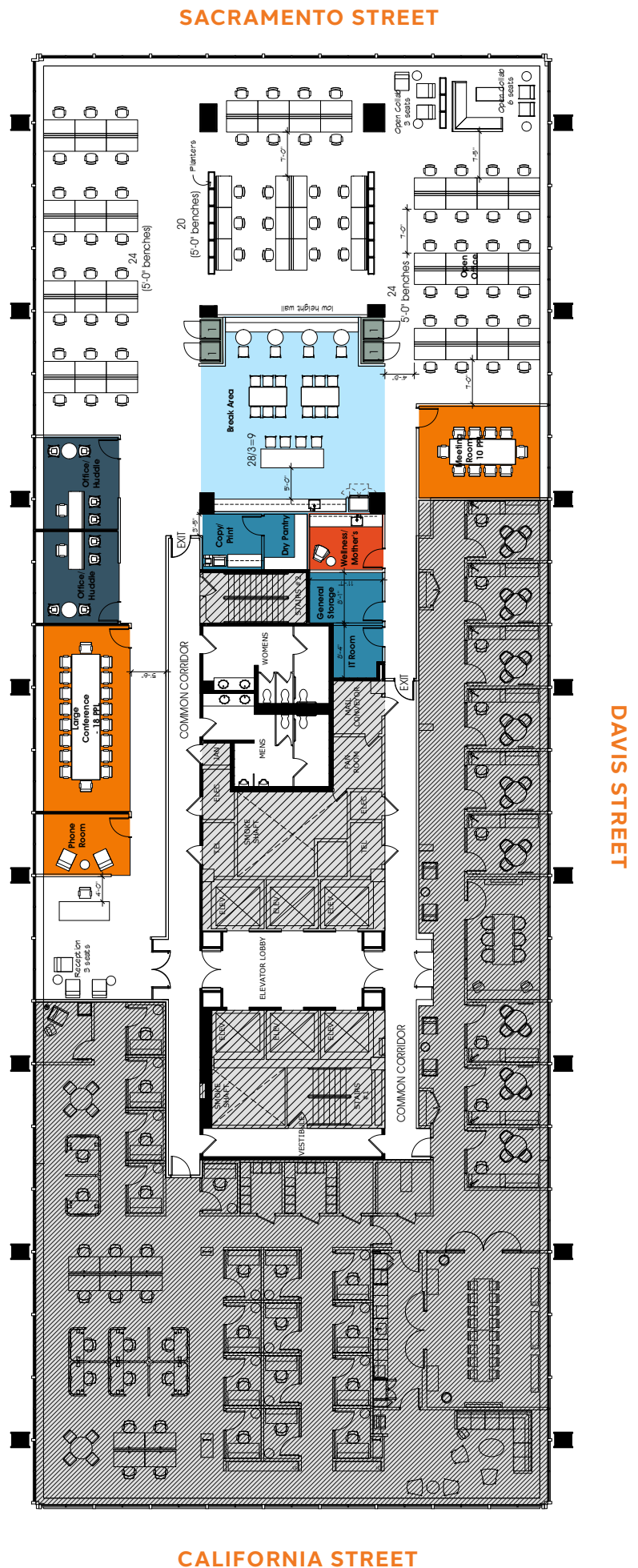


10th Floor

Hypothetical Plan

10,952 SQ FT
Available Now

- 69 Workstations
- 2 Private Offices
- 1 Reception Area
- 1 Break Area
- 1 Medium Conference Room
- 2 Flex Office/Huddle
- 4 Phone Rooms/Booths
- 1 Wellness Area
- 1 Copy/Storage
- 1 IT Room



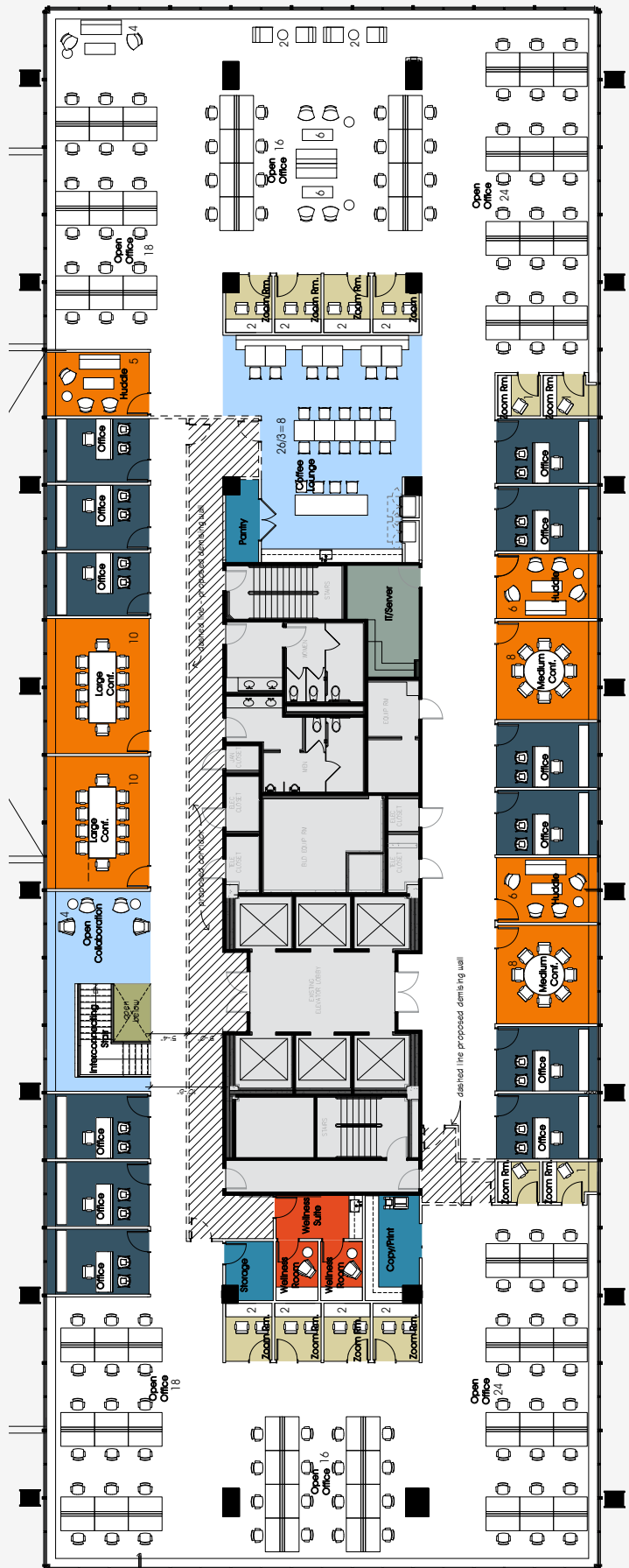
SACRAMENTO STREET

3rd Floor

Hypothetical Plan

21,116 SQ FT
Available Now

- 3 Conference Rooms
- 4 Meeting Rooms
- 10 Private Offices
- May be leased with the 2nd floor for a combined total of 42,678 SQ FT

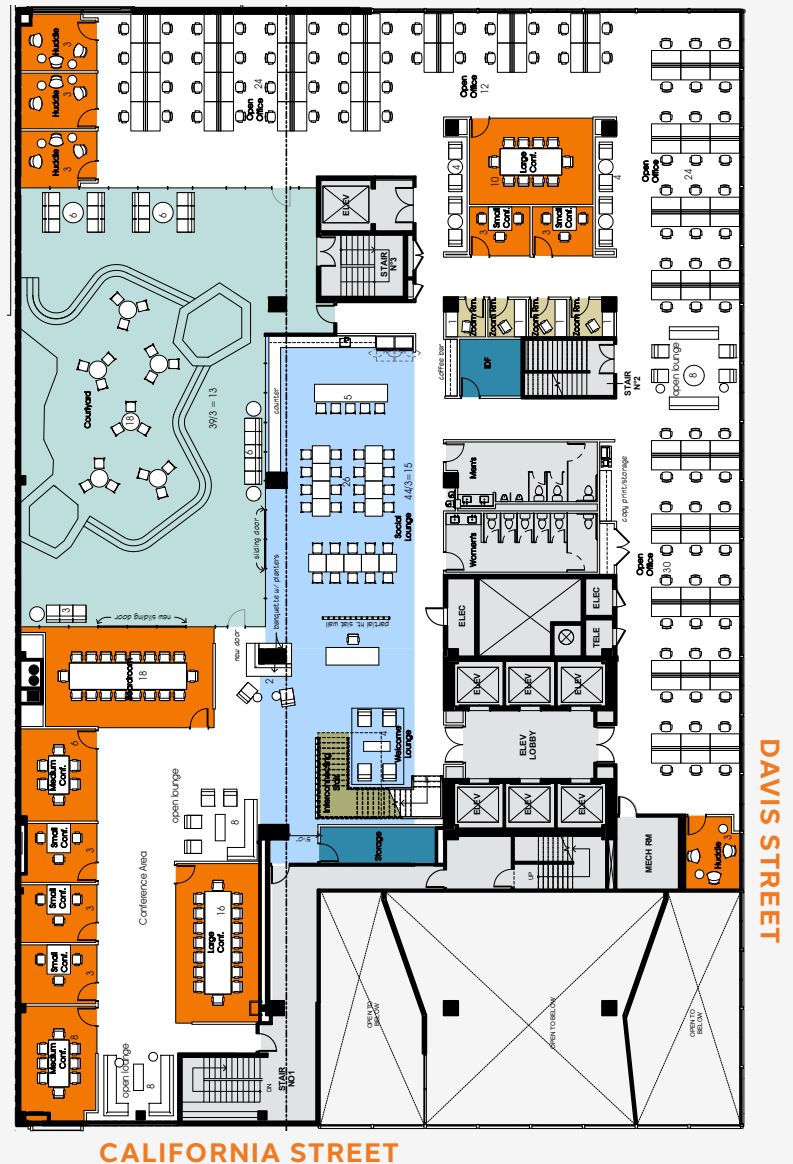


2nd Floor

Hypothetical Plan

21,562 SQ FT
Available Now

- Access to Private Courtyard
- Ample Natural Light
- May be leased with the 3rd floor for a combined total of 42,678 SQ FT



*Plan and renderings reflect future conditions.

About PEMBROKE

We create long-term value by integrating our global expertise, local knowledge, and passion for real estate

- Established in 1997
- Pembroke is committed to creating and managing environmentally sustainable and healthy buildings that deliver the best outcomes for our tenants, investors, and our communities
- 8.9M SQ FT under management in key markets across Europe, North America, Asia and Australia
- Offices in: Boston, London, Munich, San Francisco, Stockholm, Sydney, Tokyo, Washington, DC





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