



# 153 TOWNSEND

**Brand New Creative Spec Suite**

**Full Floor - 35,578 RSF - With Expansion Opportunity  
Available Now**

 **5<sup>th</sup> Floor - Virtual Tour**

**FOR MORE INFORMATION, PLEASE CONTACT:**

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# 153 TOWNSEND

SIZE:	5th Floor: 35,578 RSF <i>*Expansion opportunity with 6th, 7th, 8th, &amp; 9th Floors: 128,570 RSF</i>
AVAILABILITY:	Immediately
TERM:	Through February 28th, 2030
RATE:	Please Inquire



## Building Highlights

- Class A office property in San Francisco's hottest submarket
- Perfect for creative users
- Raised floor HVAC system
- Concrete construction with open ceilings
- Touchless technology features
- On-site parking
- Showers, lockers, and bike room
- Directly across from Oracle Park
- Immediate access to Muni
- 2 Blocks from Caltrain and highway access

# 153 TOWNSEND - 5th FLOOR



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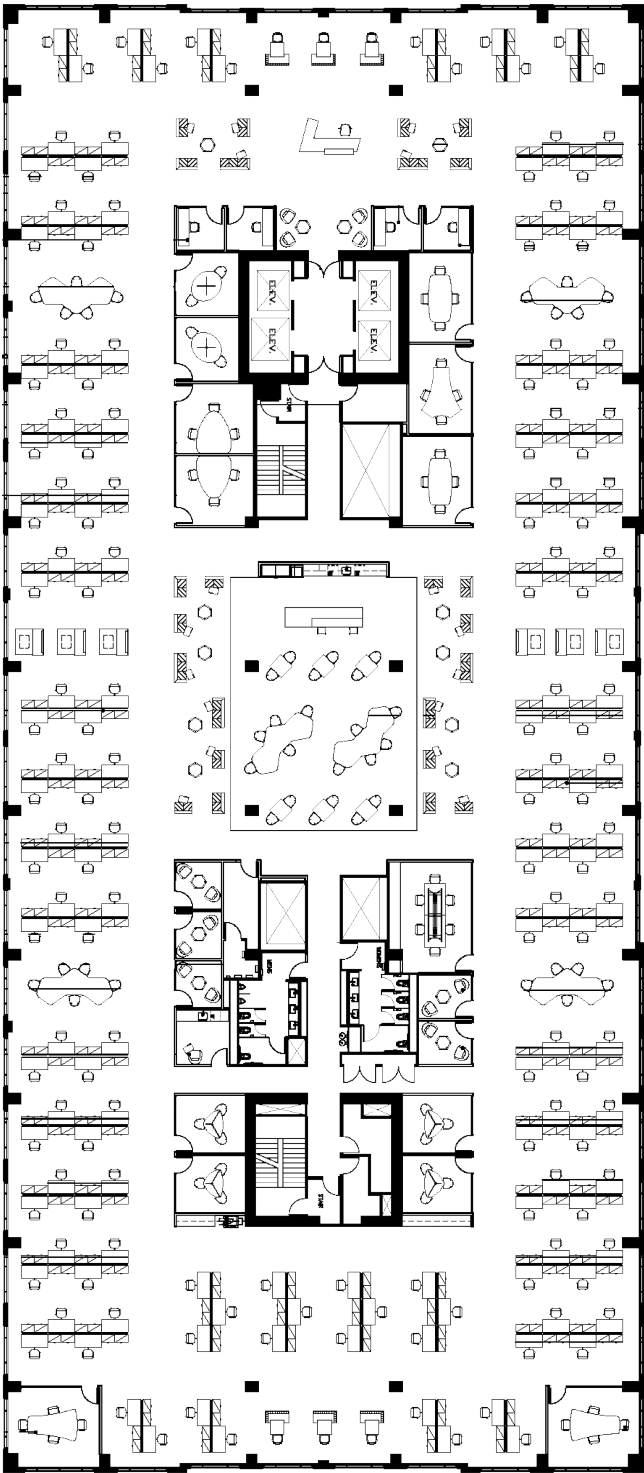
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153 TOWNSEND - 5<sup>th</sup> FLOOR



5<sup>th</sup> FLOOR: HYPOTHETICAL LAYOUT



SPACE HIGHLIGHTS

- **Workstations** 152
- **Meeting Space**
  - Conference (4-6) 6
  - Conference (8-10) 0
  - Huddle 11
  - Phone 4
- **Ancillary Space**
  - Reception 1
  - Break Area 1
  - IDF 1
  - Storage 1
  - Print/Copy 2
  - Open Collaboration 10
  - Wellness 1

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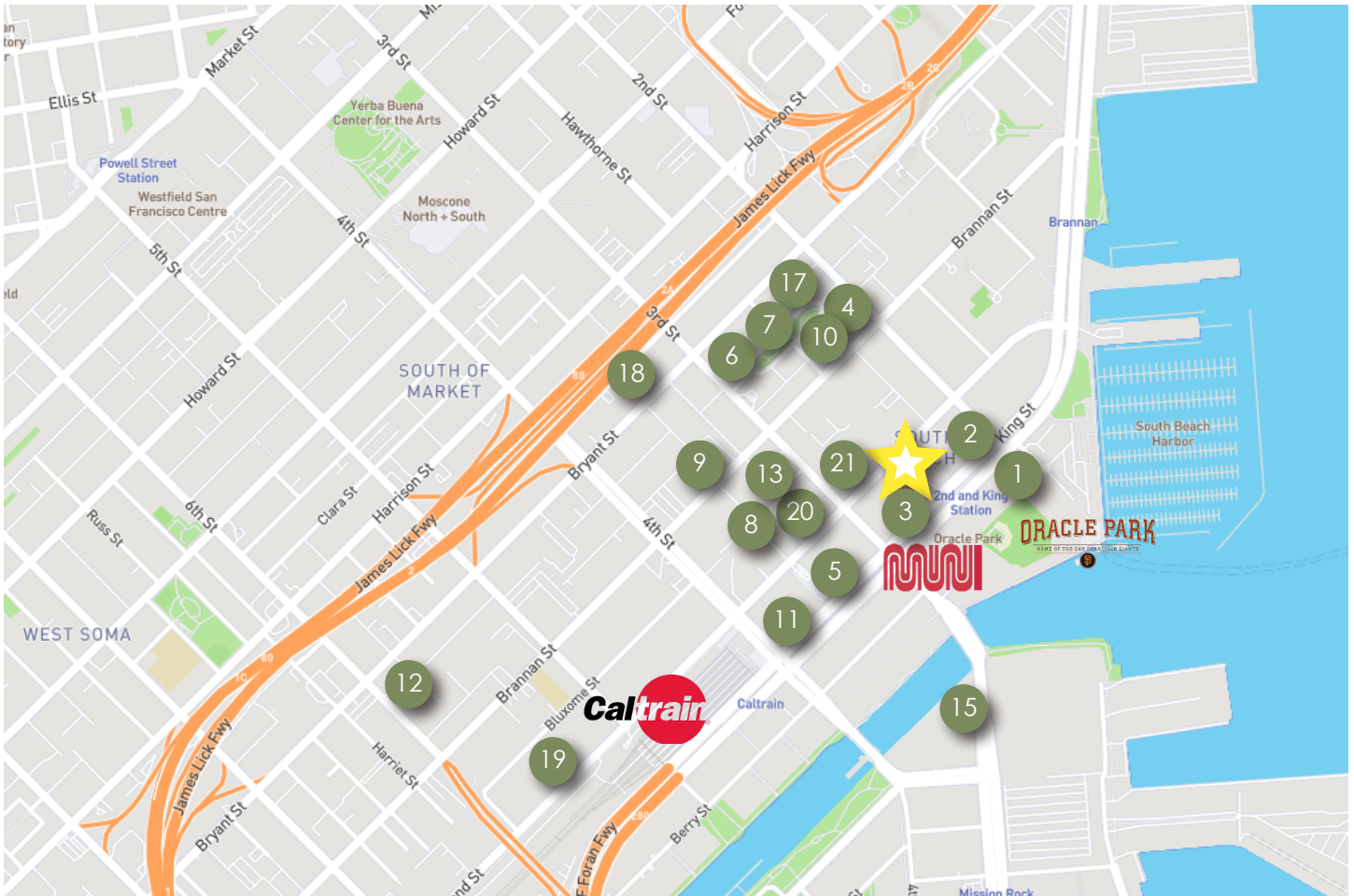
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1. ORACLE PARK
  2. MoM's
  3. JENSEN'S
  4. 21ST AMENDMENT BREWERY
  5. UMAMI BURGER
  6. HRD™
  7. CAFFE CENTRO
  8. LUSK
  9. ALEXANDER'S GROUP
  10. Jax.
  11. SAFEWAY
  12. TURTLE TOWER SF
  13. SUN AND MOON
  14. saison
  15. NEW BELGIUM BREWING
  16. TRES
  17. BLUE BOTTLE COFFEE
  18. BLACK HAMMER BREWING
  19. LOCAL BREWING CO.
  20. CAFE OKAWARI
  21. ALCHEMIST
- ★ 153 TOWNSEND

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