



**SPECTACULAR BAY VIEW OFFICE SPACE,
IDEALLY NESTLED BETWEEN 5 SUBMARKETS**



JONES LANG LASALLE BROKERAGE, INC.
Real Estate License #: 01856260



GROUND FLOOR LOBBY

PREMIUM OFFICE OPPORTUNITY WITH INCREDIBLE BAY VIEWS



Bay views



Natural light throughout



Highly efficient side-core design



Fitness center with showers & lockers



On-site parking for 200 vehicles



24/7 on-site security



Secure bike storage room



Efficient, advanced building systems



Gold LEED certified by the U.S. Green Building Council

BREATHTAKING NORTH FACING
PANORAMIC VIEWS OF
SAN FRANCISCO'S MOST ICONIC
LANDMARKS, EVERY DAY.



VIEWS FROM 17TH FLOOR



18TH FLOOR BREAK AREA



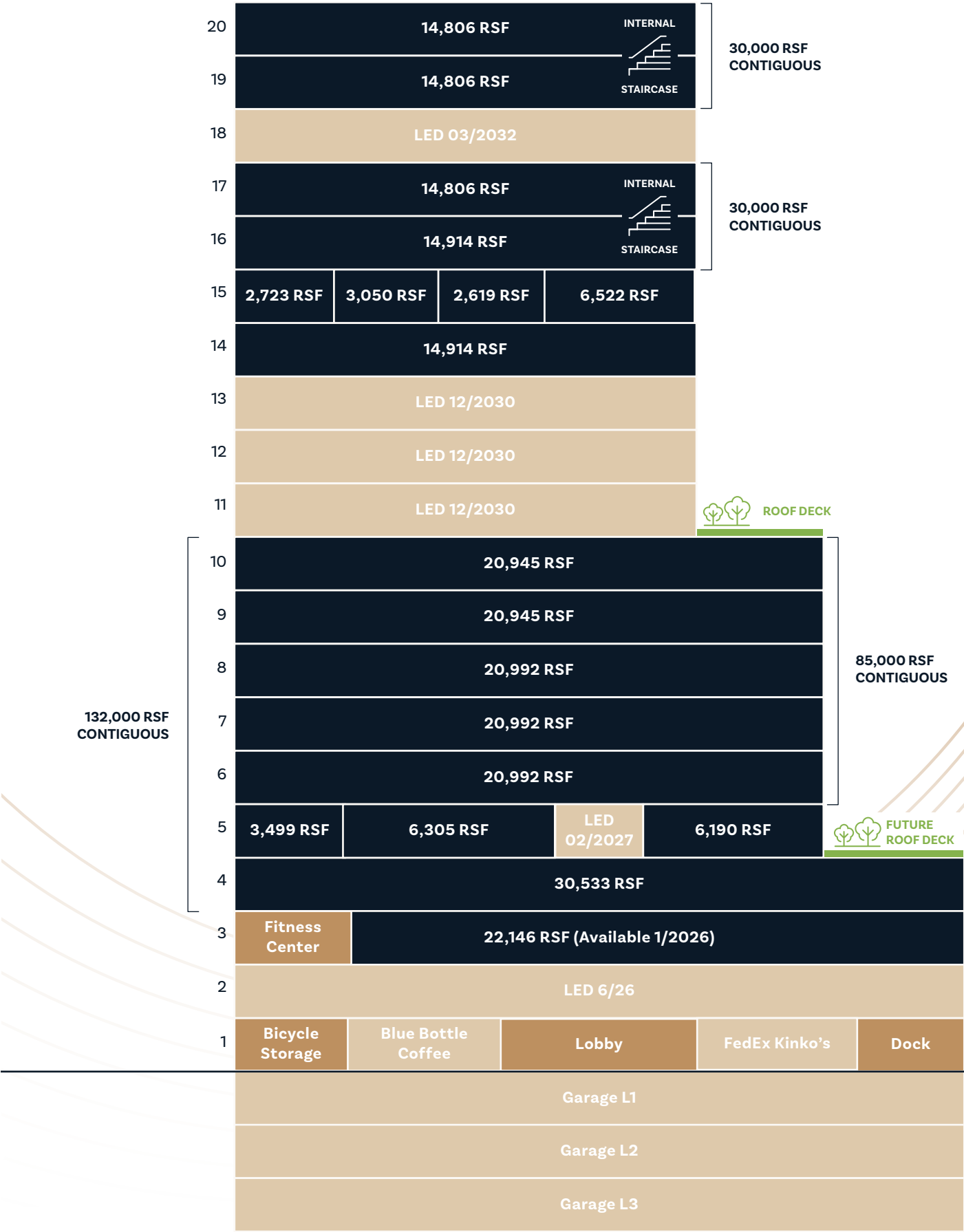
FLOOR 16 & 17 INTERCONNECTING STAIRCASE



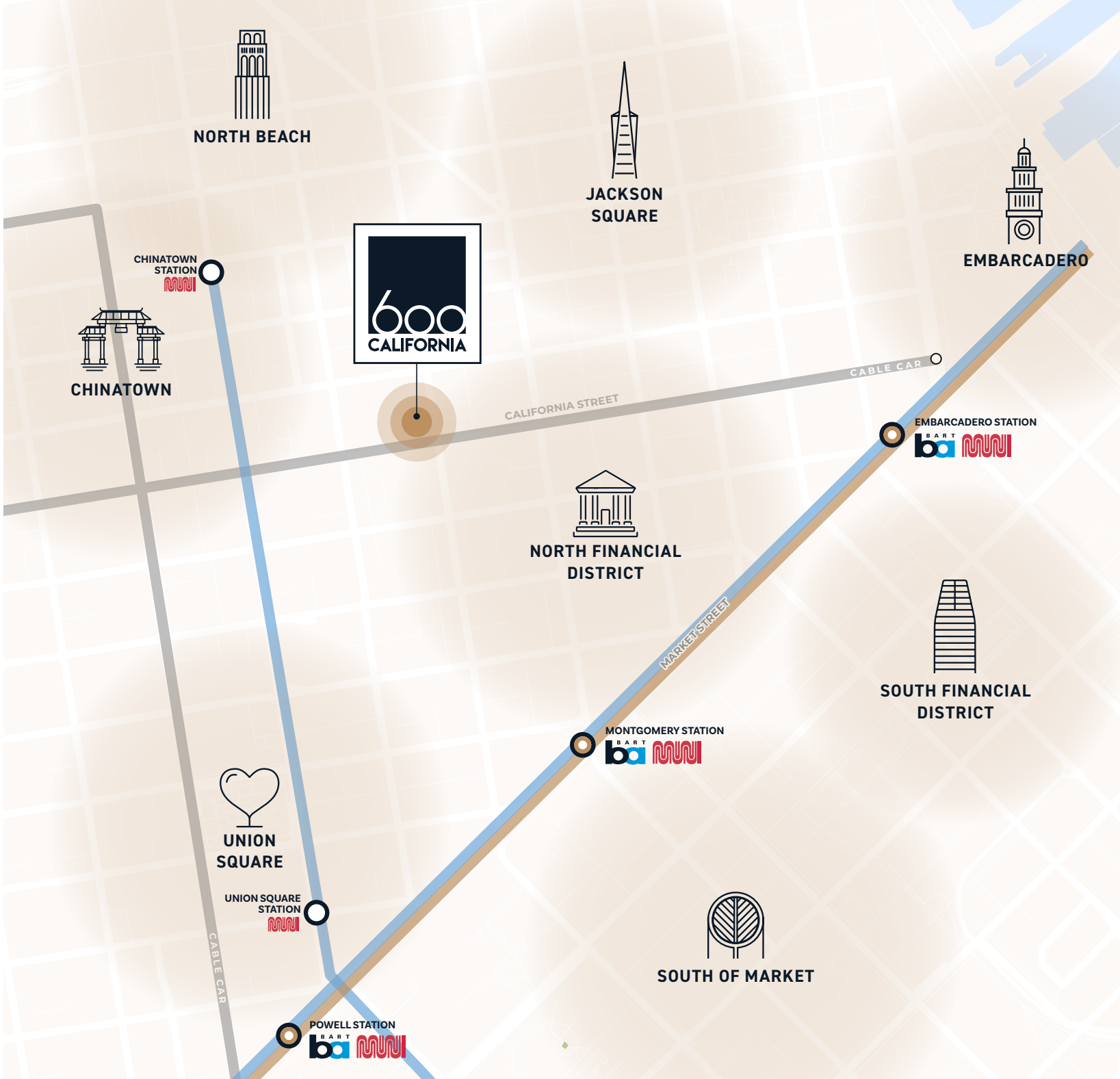
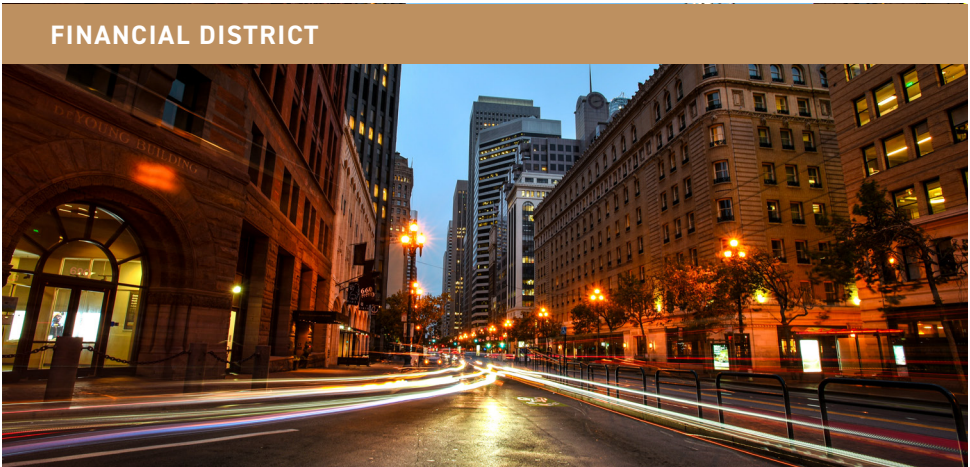
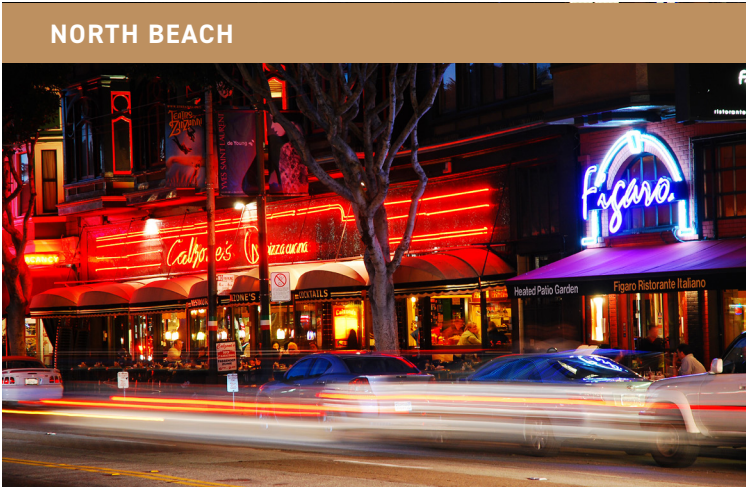
CREATIVE OFFICE CONFERENCE ROOM

UNIQUE SIDE-CORE
CREATIVE OFFICE LAYOUT

OVER 270,000 RSF AVAILABLE



NESTLED IN BETWEEN THE
5 MOST ICONIC SUBMARKETS
IN SAN FRANCISCO



TRANSPORTATION

- MUNI Metro
- BART
- MUNI Metro Station
- BART Station

WALK-TO

Biden Place Food Court 1 BLOCK	Montgomery St Station 4 BLOCKS	California St Cable Car 6 BLOCKS
Chinatown MUNI Station 2 BLOCKS	Embarcadero St Station 5 BLOCKS	Ferry Building 7 BLOCKS



**OPTIMIZED, MODERN, SIDE-CORE
DESIGN BUILT FOR EFFICIENT AND
UNIQUE OPEN WORK AREAS.**

18TH FLOOR CREATIVE OFFICE

FLOOR 3

22,146 RSF

Column free side-core creative design



OPEN Area

310+ Workstations

4 Large conference rooms

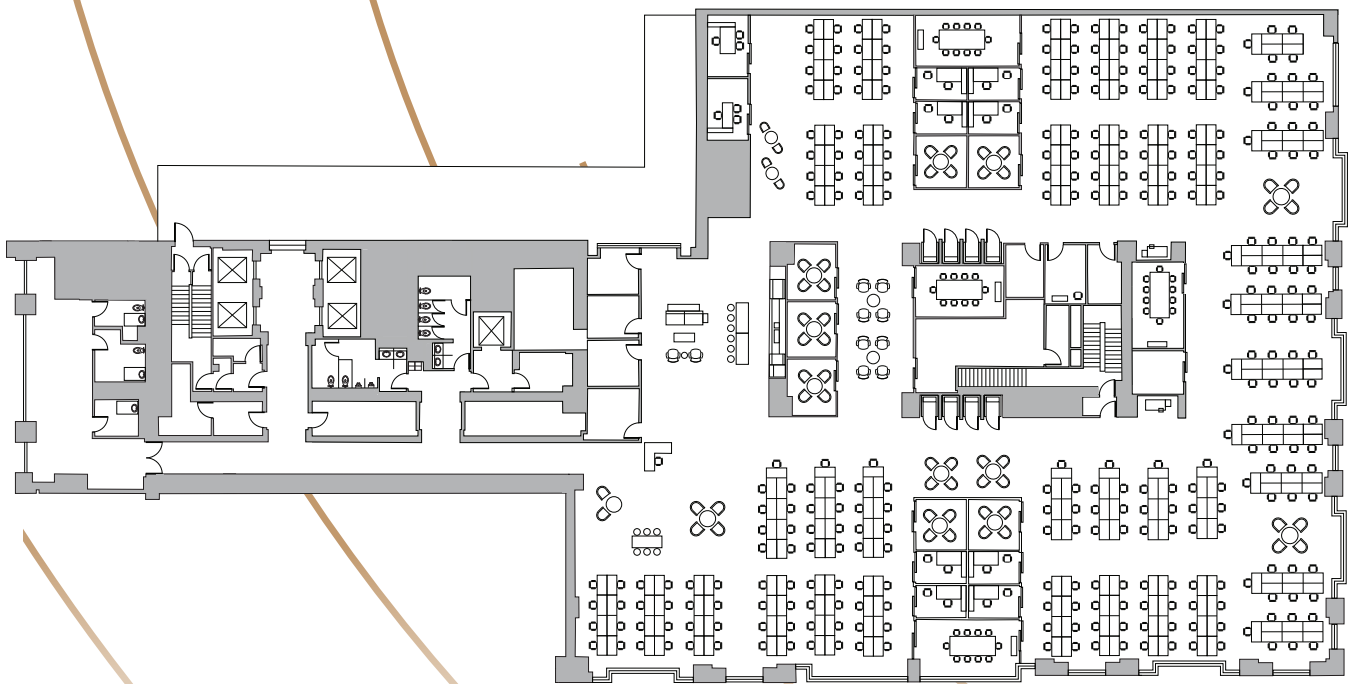
6 Huddle rooms

10 Private offices

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 400

30,533 RSF

Column free side-core design

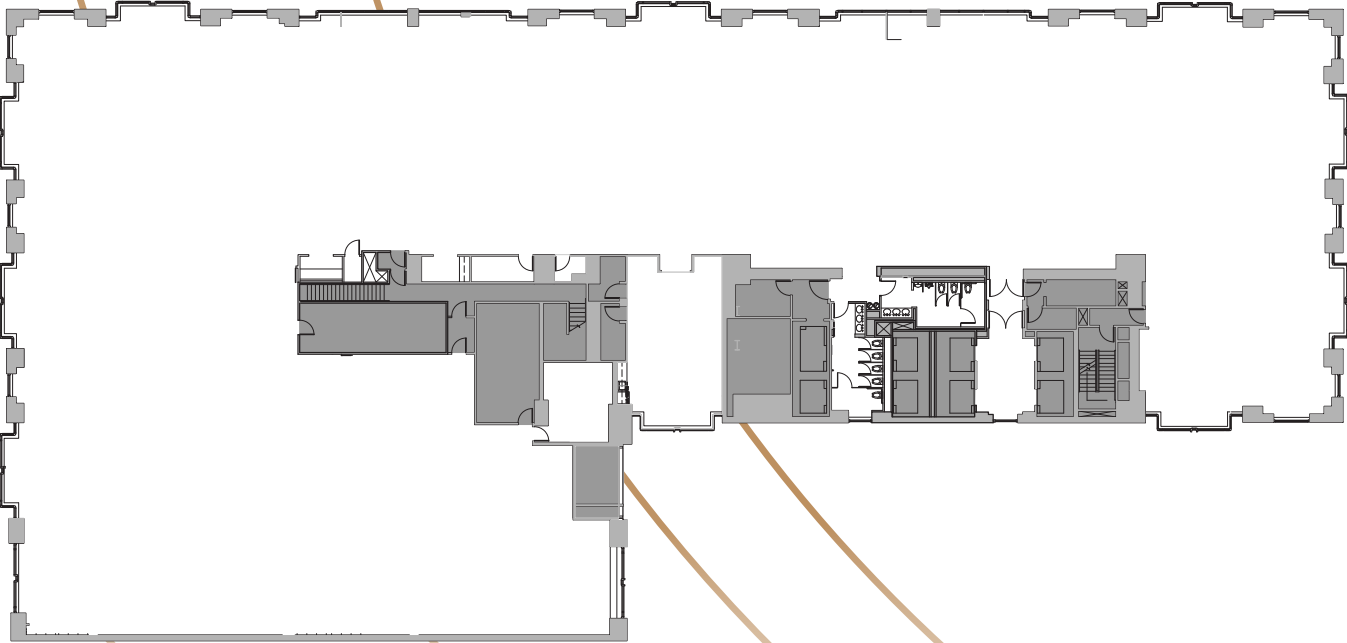


SHELL Condition

KEARNY STREET

CALIFORNIA STREET

SACRAMENTO STREET



SUITE 520

3,499 RSF

Professional services layout
Column free side-core design



OPEN Layout

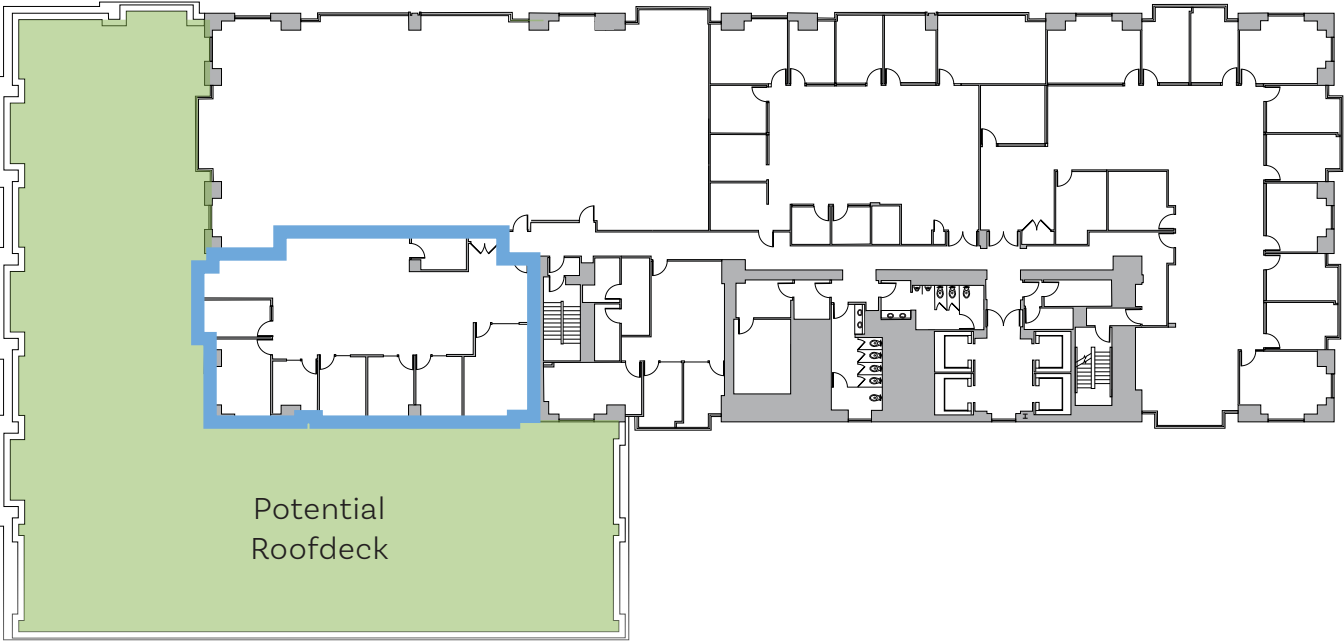
- 4 Private Offices
- 2 Meeting Rooms
- IT Storage Rooms
- 1 Kitchenette

BREAK Areas

KEARNY STREET

CALIFORNIA STREET

SACRAMENTO STREET



SUITE 540

6,305 RSF

Column free side-core design

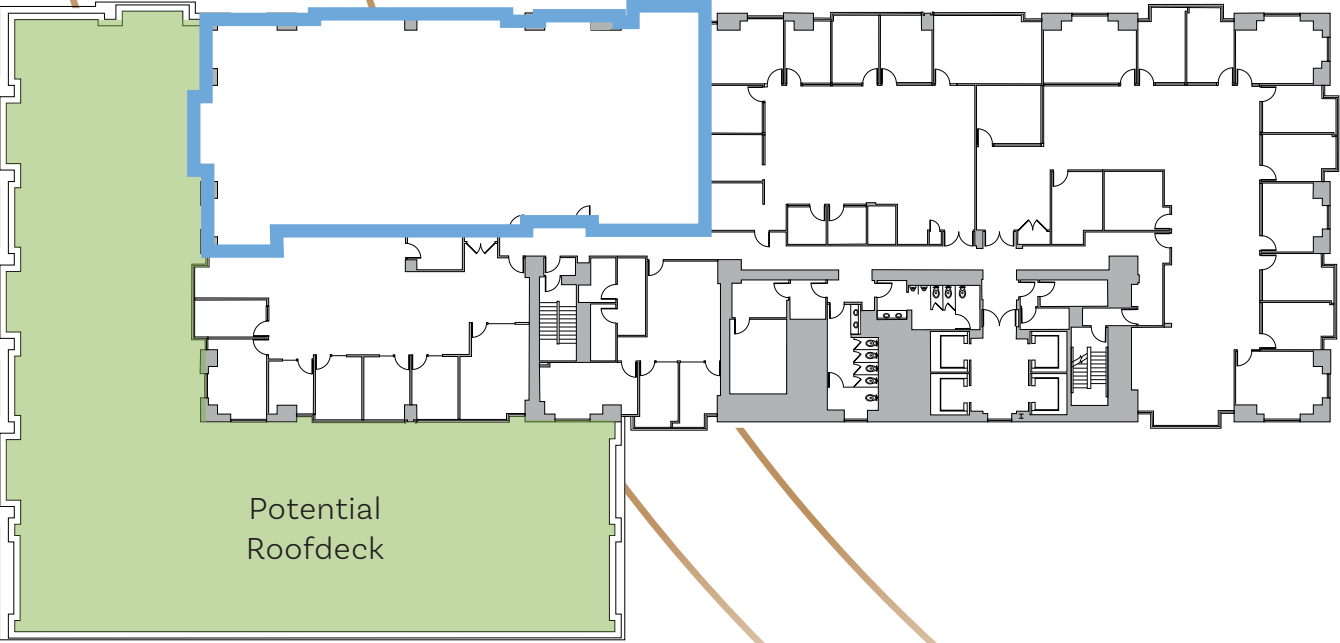


SHELL Condition

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



Potential
Roofdeck

SUITE 560

6,190 RSF

Professional services layout
Column free side-core design



OPEN Layout

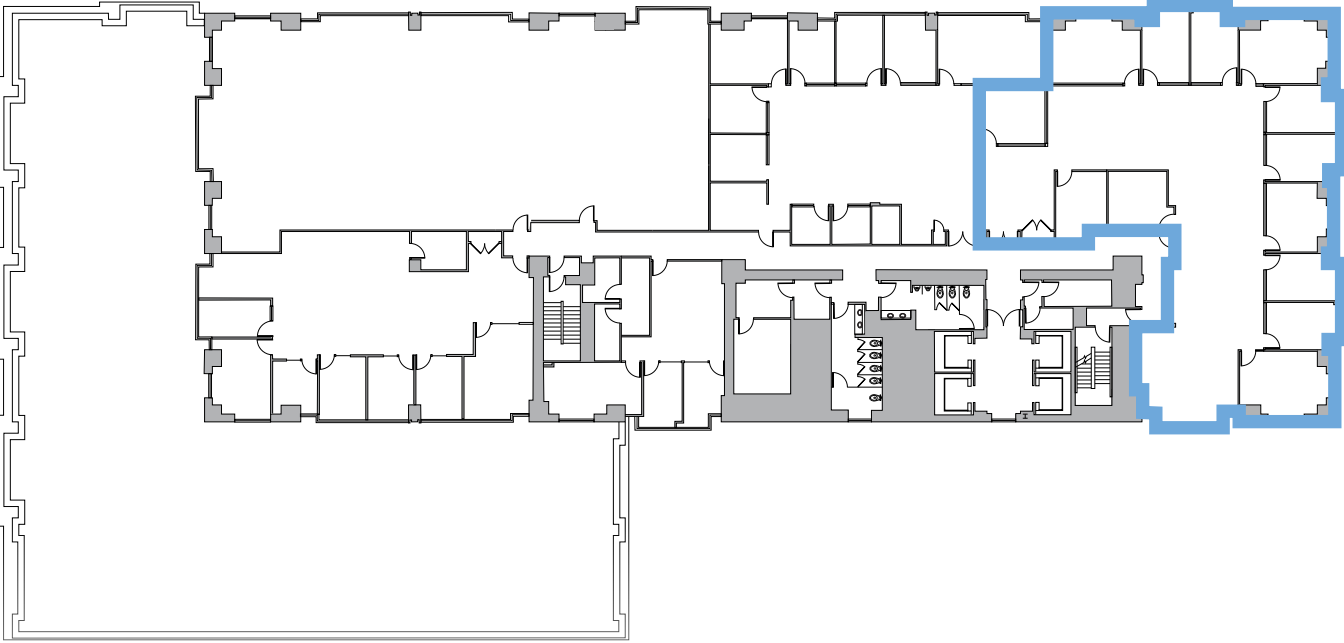
- 7 Private Offices
- 4 Meeting Rooms
- IT Storage Rooms
- 1 Kitchenette

BREAK Areas

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 520+540
9,804 RSF

Professional services layout
Column free side-core design

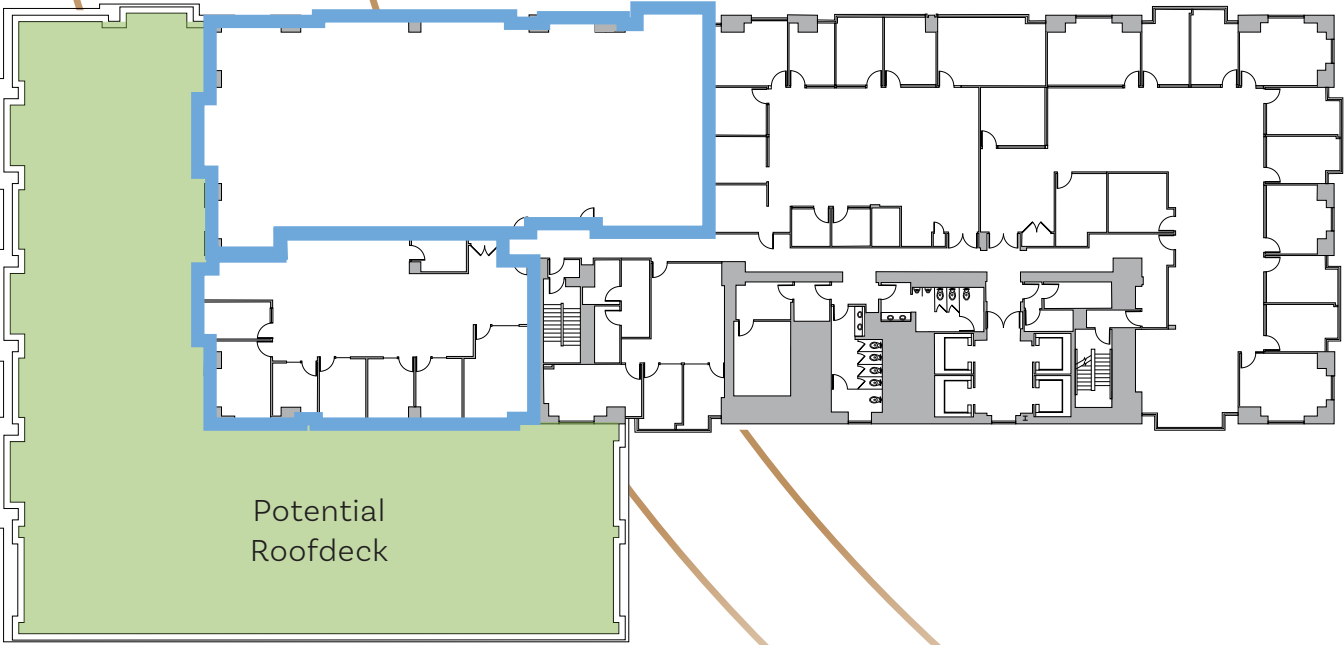


- OPEN Layout
- 4 Private Offices
- 2 Meeting Rooms
- IT Storage Rooms
- 1 Kitchenette
- BREAK Areas

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 520+540+560
15,994 RSF

Professional services layout
Column free side-core design

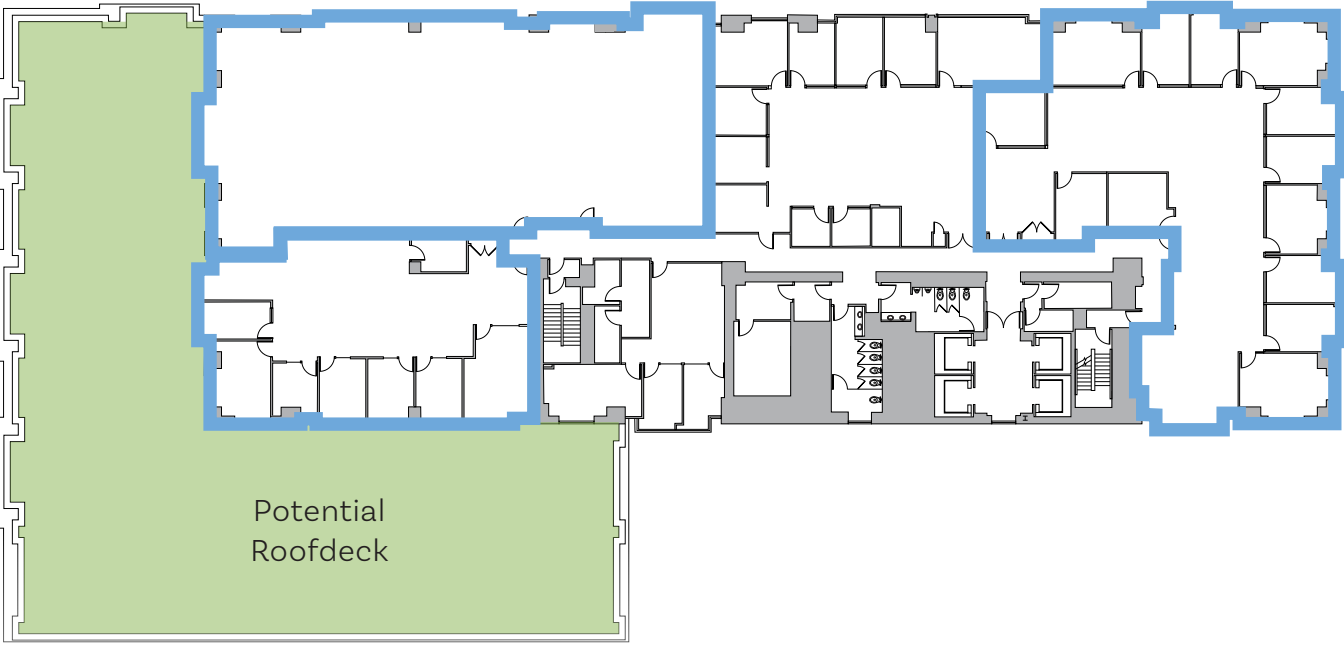


- OPEN Layout
- 11 Private Offices
- 6 Meeting Rooms
- IT Storage Rooms
- 2 Kitchenette
- BREAK Areas

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 600

20,992 RSF

Column free side-core design



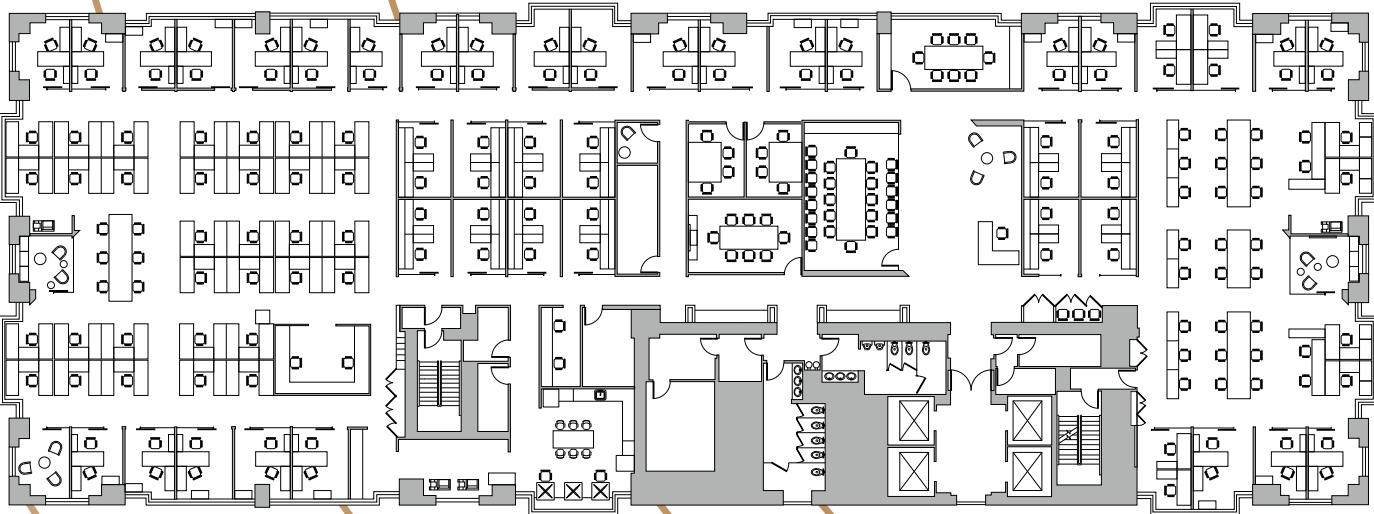
- 114 Workstations
- 24 Private Offices
- 5 Meeting Rooms
- 1 Lounge Break Area
- 1 Kitchenette
- 1 Mother's Room

HYPOTHETICAL FURNITURE LAYOUT

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 700

20,992 RSF

Creative finishes

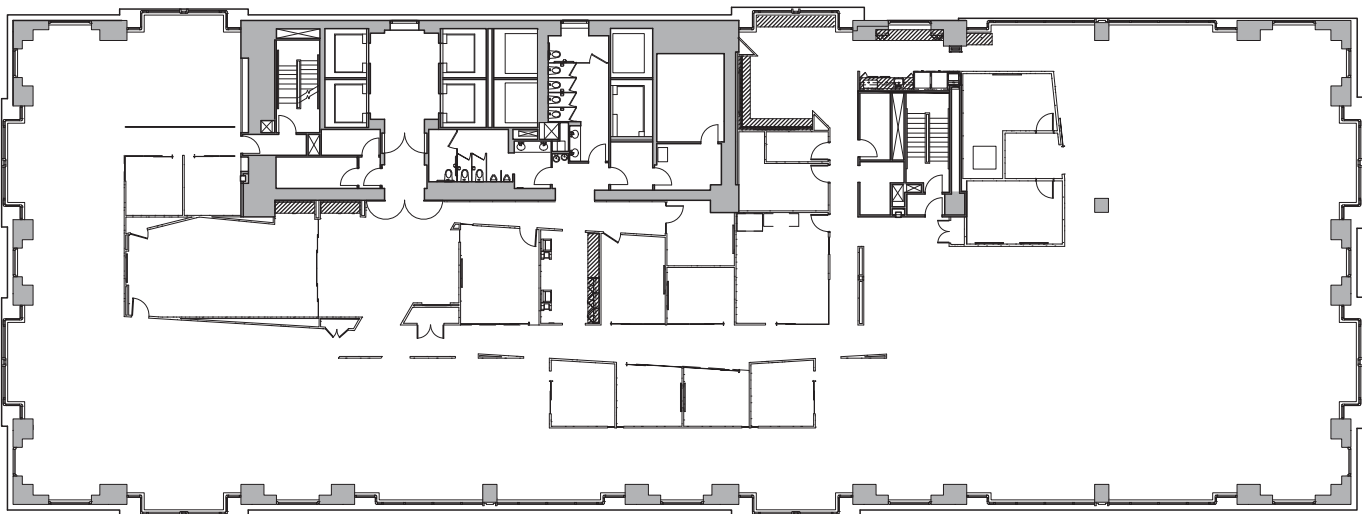


- 1 Boardroom
- 5 Conference Rooms
- 6 Huddle Rooms
- 2 Private Offices
- OPEN Area For 100+ Desks
- 1 Kitchen With Break Area
- 1 IDF Room

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 800

20,992 RSF

Creative finishes

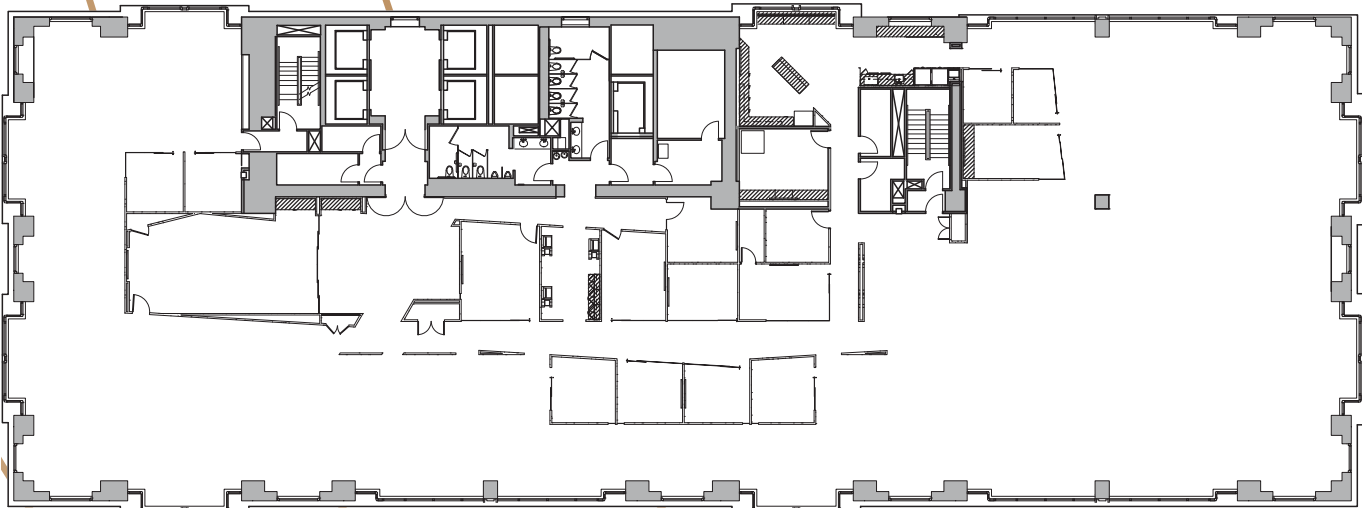


- 1 Boardroom
- 3 Conference Rooms
- 11 Huddle Rooms
- 2 Private Offices
- OPEN Layout
- OPEN Area for 100+ Desks
- 1 Kitchen With Break Area
- 1 IDF Room

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



SUITE 900

20,945 RSF

Professional services open plan layout
Column free side-core design

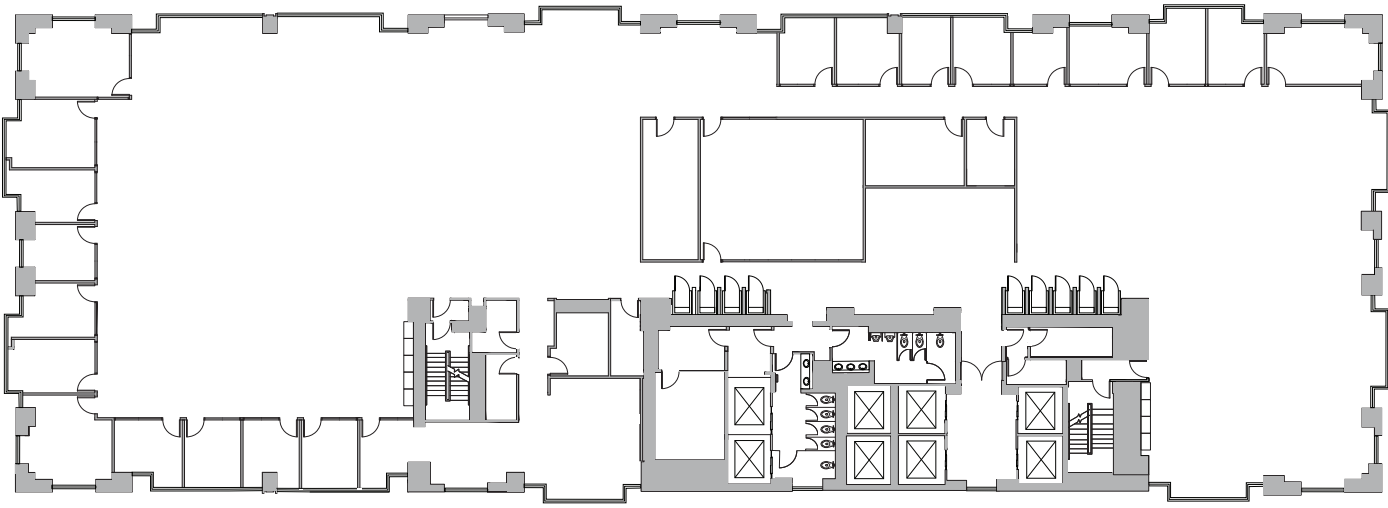


- 100+ Workstations
- 1 Training Room
- 16 Private Offices
- 5 Meeting Rooms
- 1 Lounge Break Area
- 1 Kitchenette
- 1 Wellness Room

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



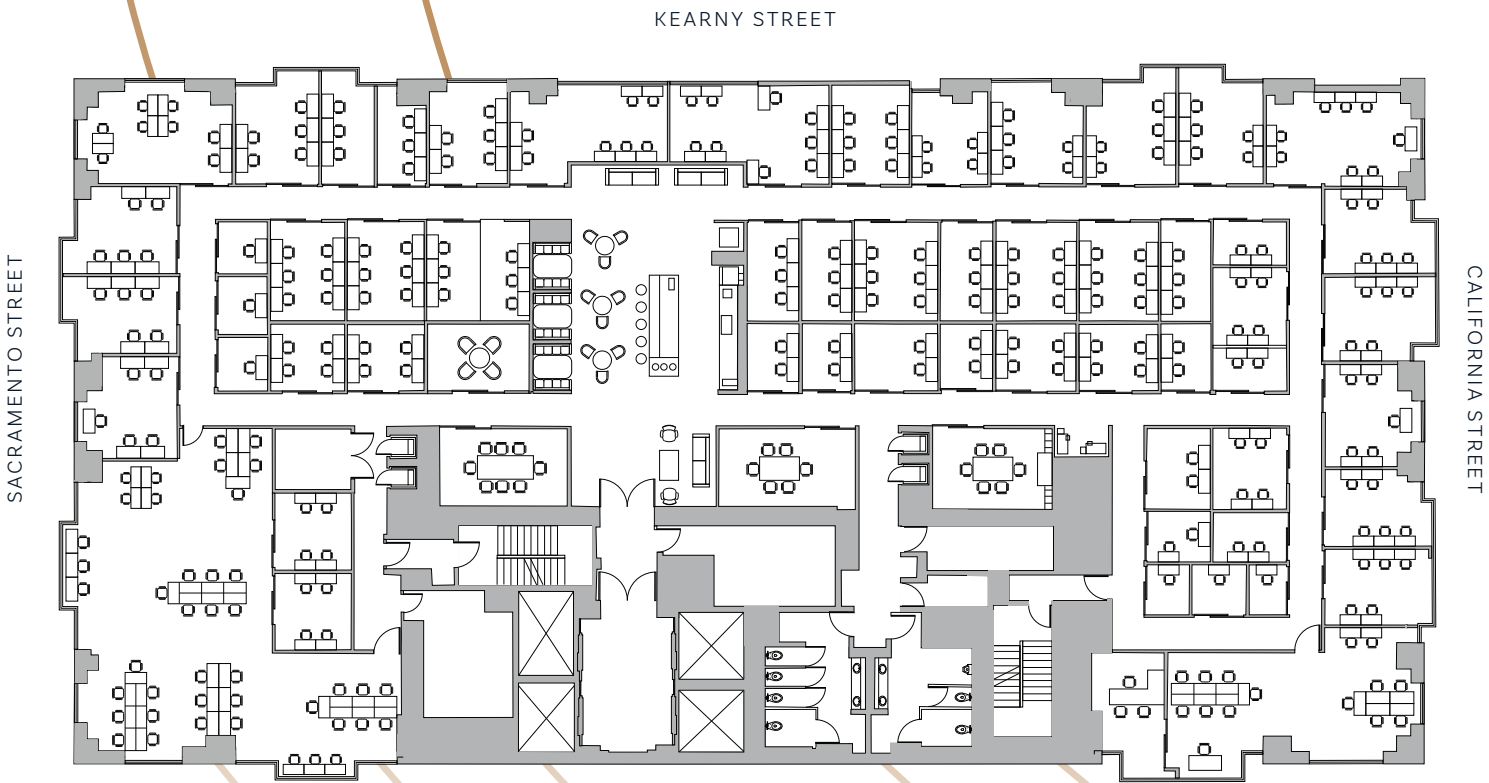
SUITE 1400

14,914 RSF

Fully furnished plug-and-play creative suite
Column free side-core design



- 280 Workstations
- 60 Team Rooms
- 4 Meeting Rooms
- 4 Call Rooms
- 1 Lounge Break Area
- 1 Kitchenette
- IT Storage Rooms



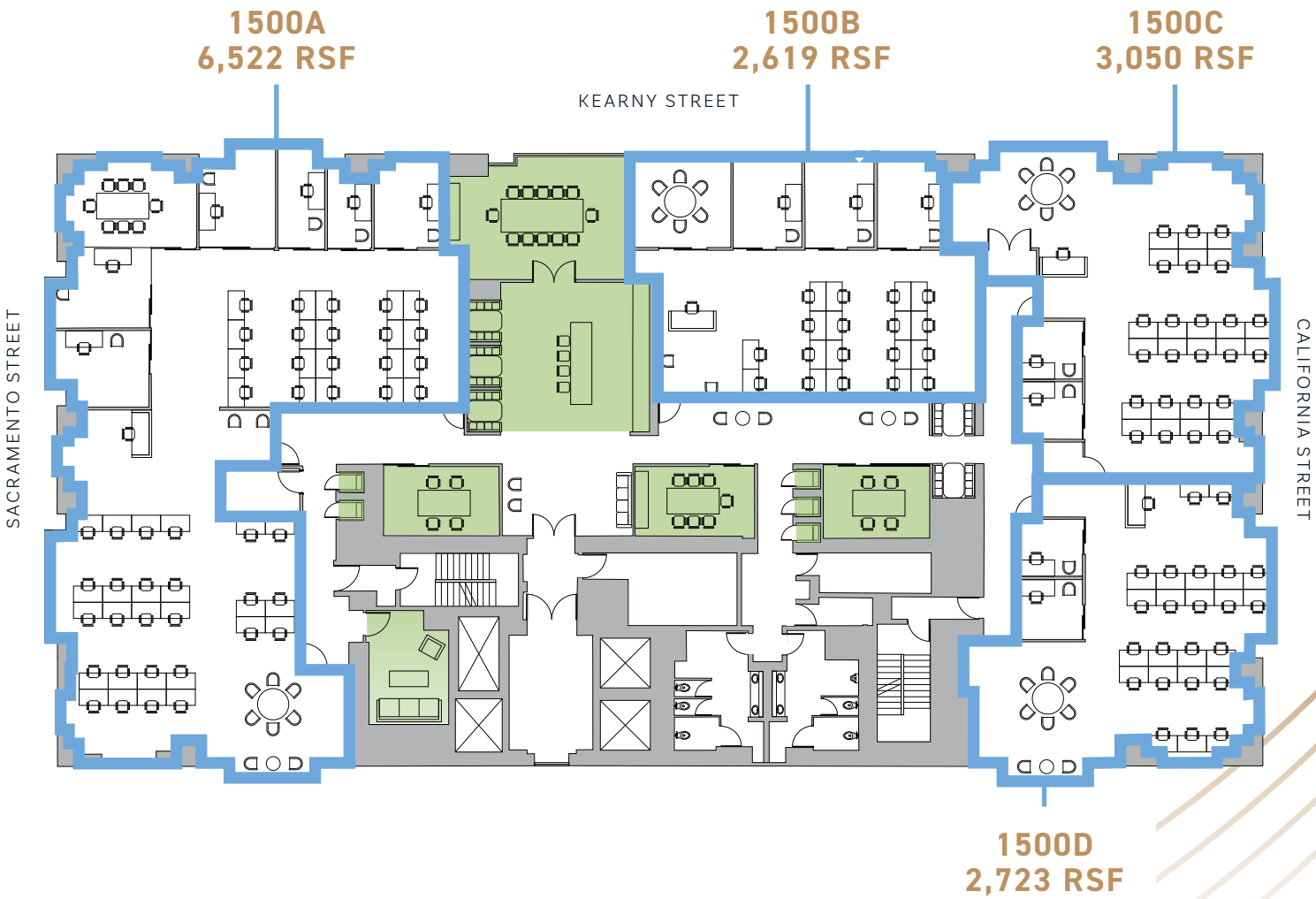
FLOOR 15

2,619 - 14,914 RSF

Fully Furnished Plug-n-Play
2025 Renovations
Column free side-core design



- 111 Workstations
- 13 Private Offices
- 7 Meeting Rooms
- 5 Call Rooms
- 1 Kitchen
- IT Storage Rooms



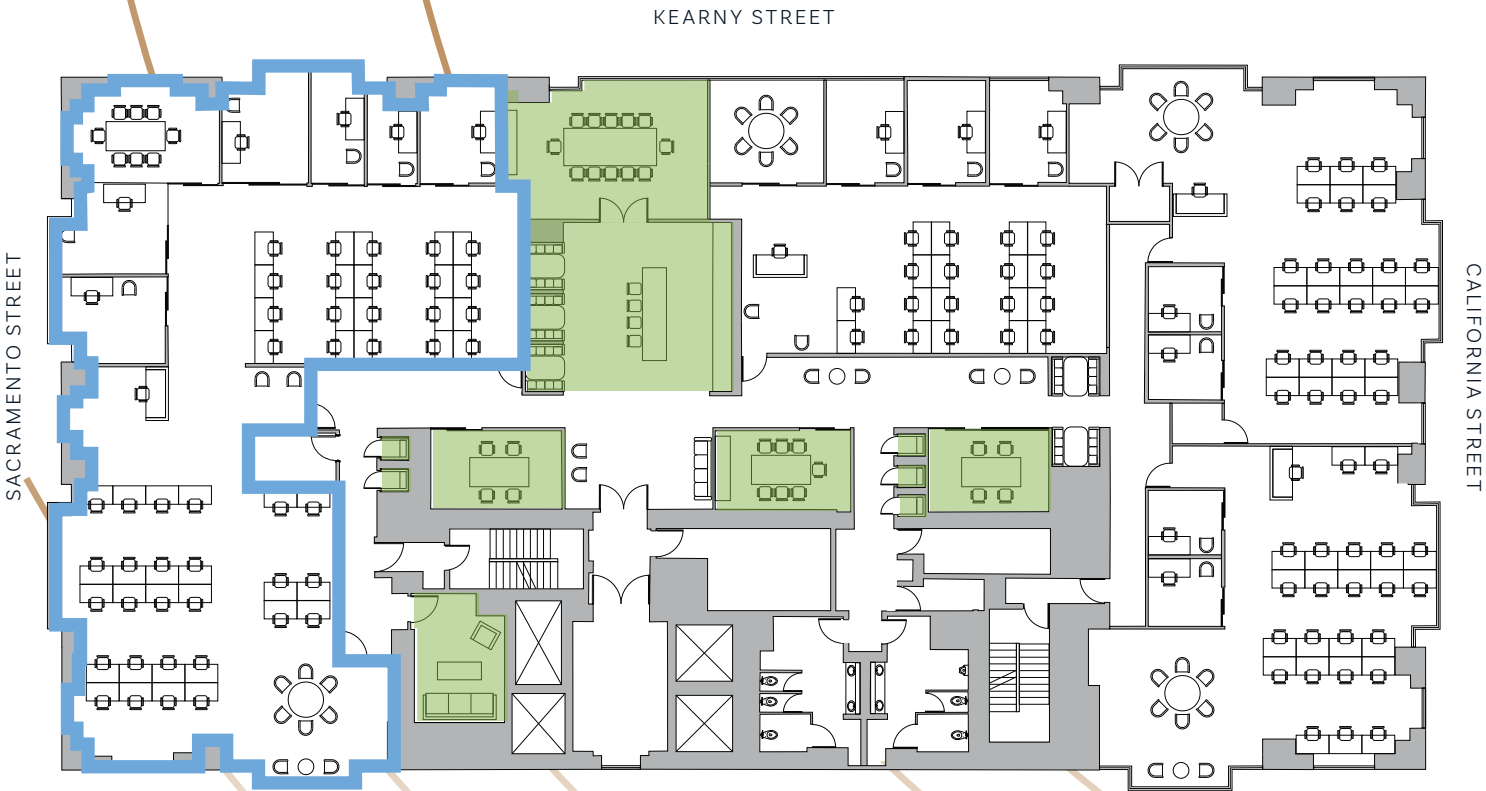
SUITE 1500A

6,522 RSF

2025 Renovations
Fully furnished plug-and-play creative suite
Column free side-core design
Incredible Bay Views



- 46 Workstations
- 6 Private Offices
- 1 Private Meeting Room
- 5 Communal Meeting Rooms
- 5 Communal Call Rooms
- 1 Communal Kitchen



SUITE 1500B

2,619 RSF

2025 Renovations
Fully furnished plug-and-play creative suite
Column free side-core design



- 18 Workstations
- 3 Private Offices
- 1 Private Meeting Room
- 5 Communal Meeting Rooms
- 5 Communal Call Rooms
- 1 Communal Kitchen



SUITE 1500C
3,050 RSF

2025 Renovations
Fully furnished plug-and-play creative suite
Column free side-core design



- 24 Workstations
- 2 Private Offices
- 5 Communal Meeting Rooms
- 5 Communal Call Rooms
- 1 Communal Kitchen
- 2 Storage Rooms



SUITE 1500D
2,723 RSF

2025 Renovations
Fully furnished plug-and-play creative suite
Column free side-core design



- 23 Workstations
- 2 Private Offices
- 5 Communal Meeting Rooms
- 5 Communal Call Rooms
- 1 Communal Kitchen



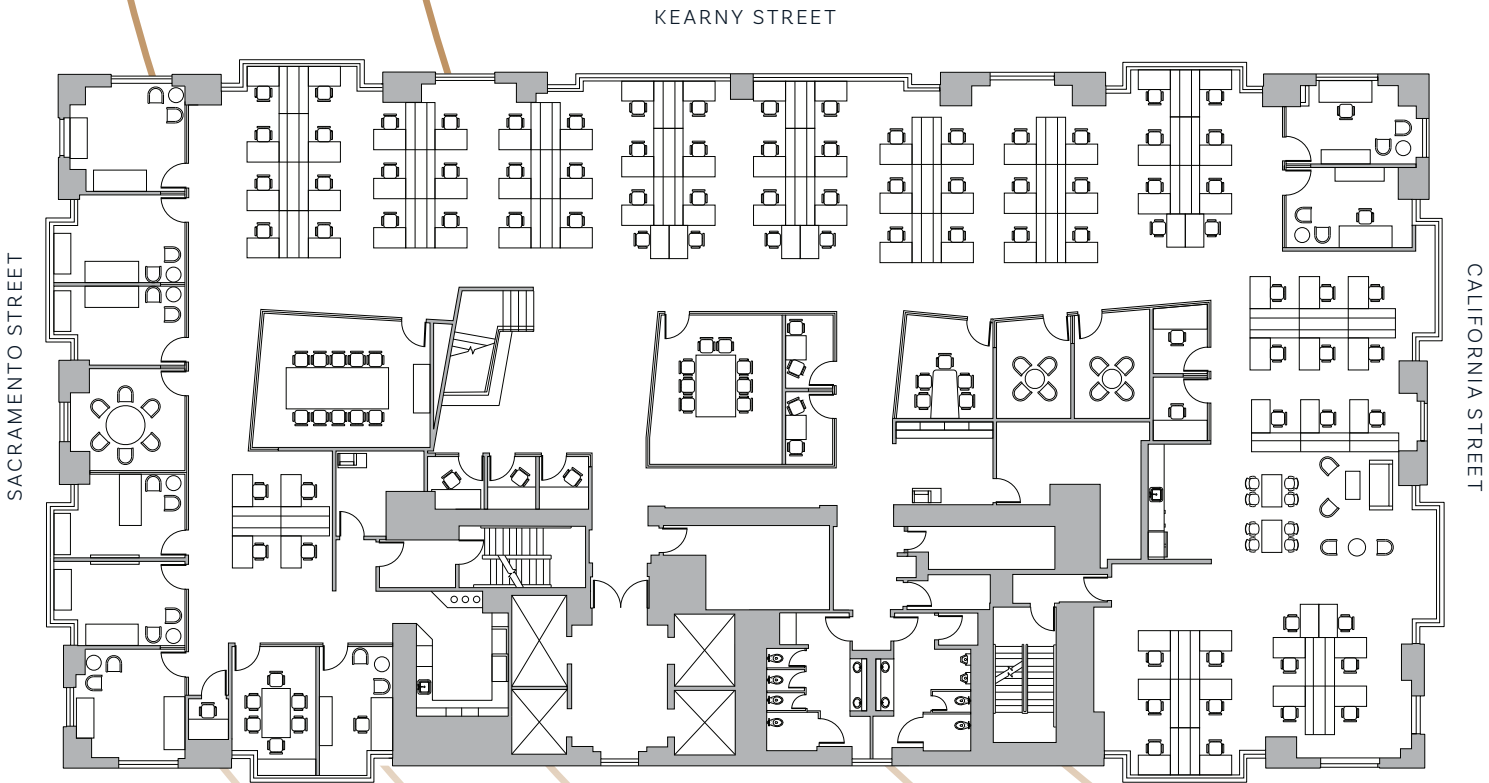
SUITE 1600

14,914 RSF

Fully furnished plug-and-play creative suite
Column free side-core design
Internal stairwell to 17th floor



- 81 Workstations
- 10 Private Offices
- 5 Meeting Rooms
- 4 Huddle Rooms
- 2 Conference Rooms
- 1 Lounge Break Area
- 1 Kitchenette
- 1 Printing Room



INTERCONNECTING STAIRWELL WITH FLOOR 17

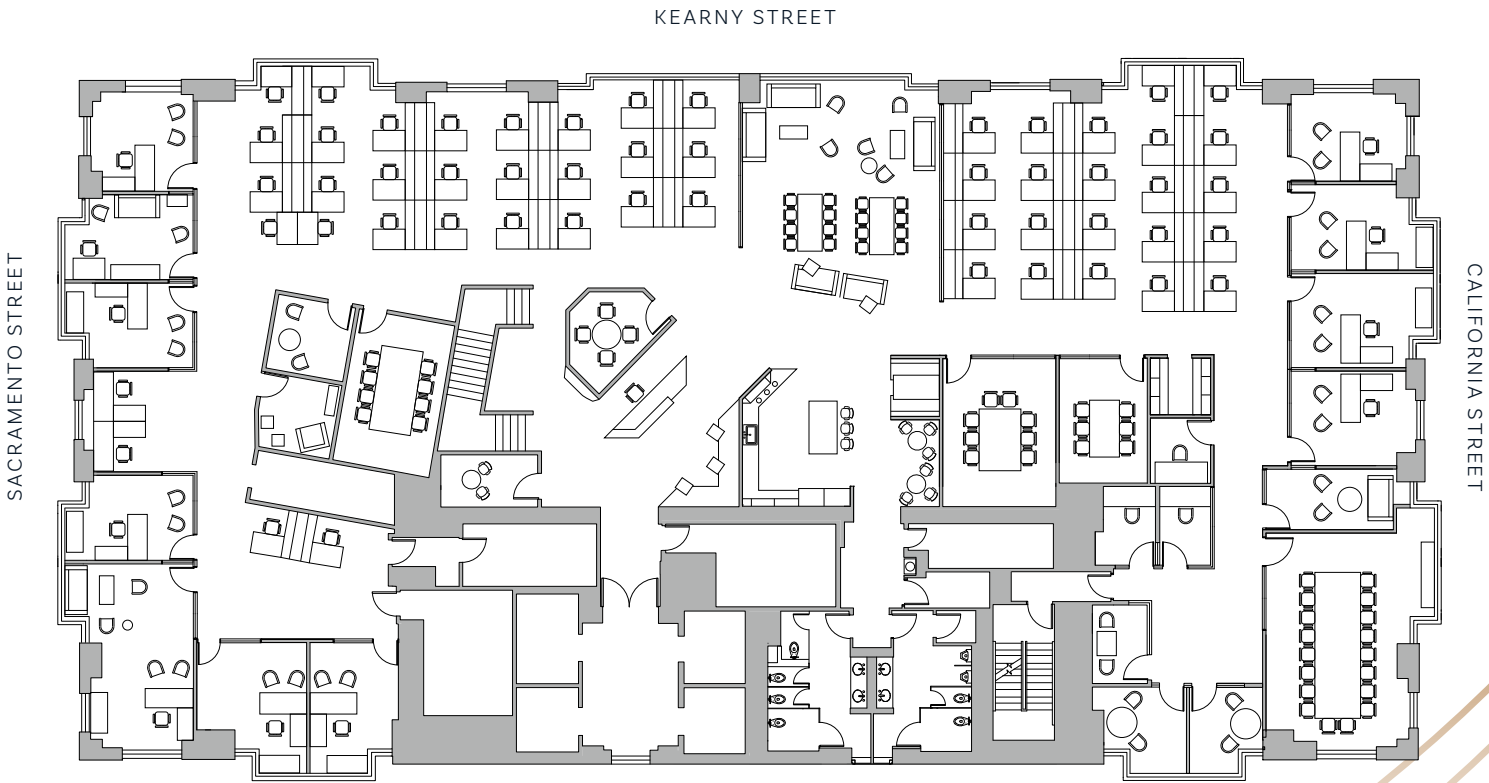
SUITE 1700

14,806 RSF

Fully furnished plug-and-play creative suite
Column free side-core design
Internal stairwell to 16th floor



- 52 Workstations
- 4 Conference Rooms
- 14 Private Offices
- 3 Meeting Rooms
- 1 Large Board Room
- 1 Lounge Break Area
- 1 Kitchenette
- 1 Mother's Room



INTERCONNECTING STAIRWELL WITH FLOOR 16

SUITE 1900

14,806 RSF

Fully furnished plug-and-play creative suite
Column free side-core design
Interior stairwell to 20th floor

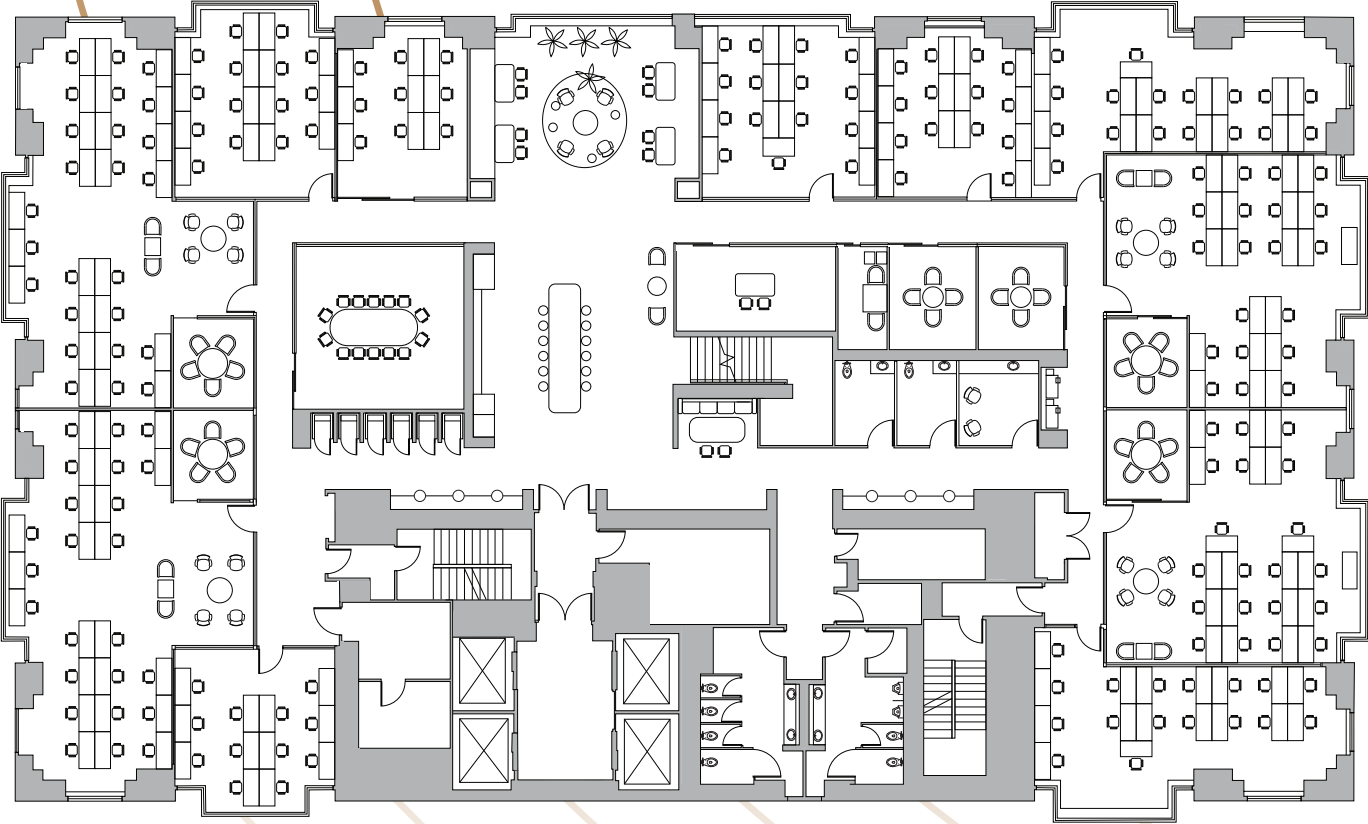


- 139 Workstations
- 11 Team Rooms
- 8 Meeting Rooms
- 2 Conference Rooms
- 1 Lounge Break Area
- 1 Kitchenette
- 1 Mother's Room
- IT Storage Rooms

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



INTERCONNECTING STAIRWELL WITH FLOOR 20

SUITE 2000

14,806 RSF

Fully furnished plug-and-play creative suite
Column free side-core design
Interior stairwell to 19th floor

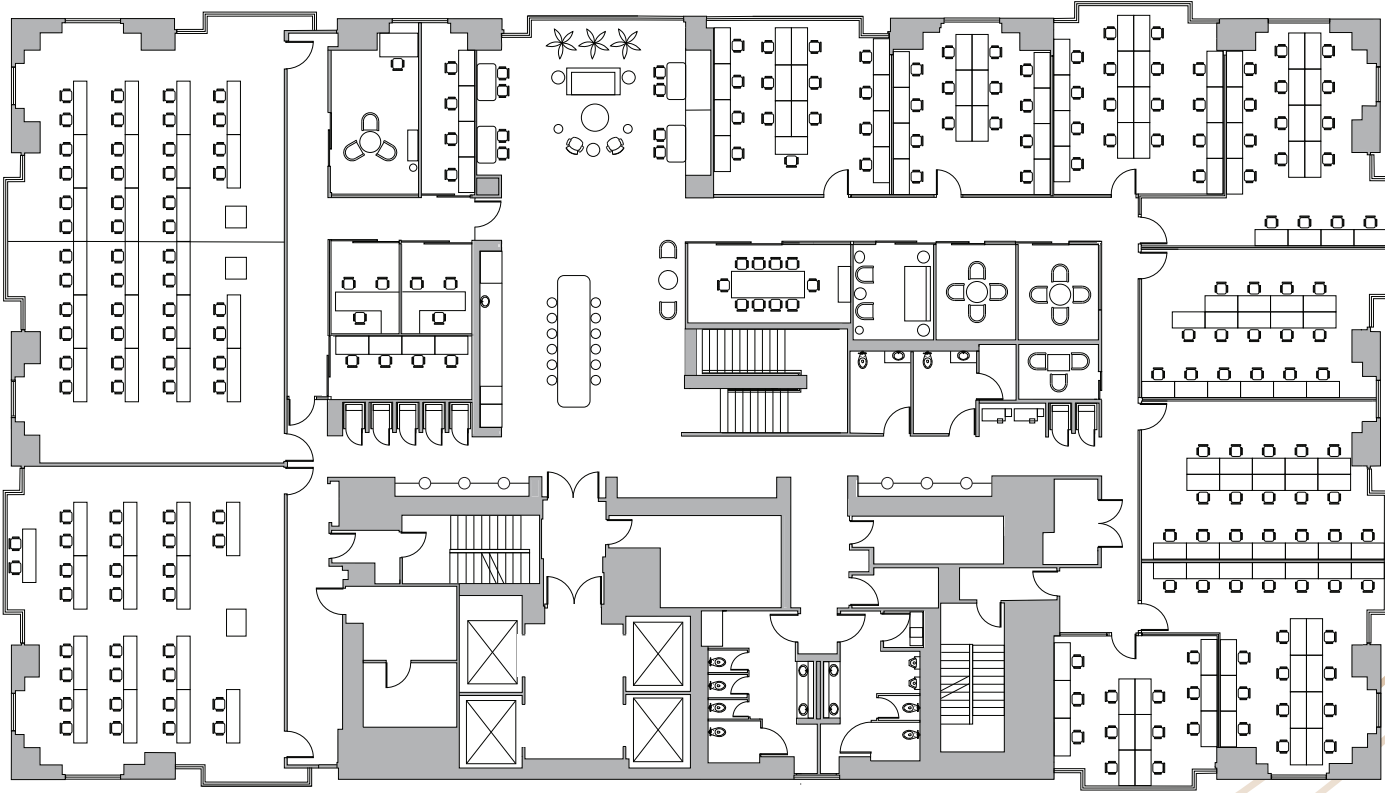


- 200 Workstations
- 2 Conference Rooms
- 10 Team Rooms
- 7 Meeting rooms
- 1 Lounge break area
- 5 Call Rooms
- IT Storage Room

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



INTERCONNECTING STAIRWELL WITH FLOOR 19



600
CALIFORNIA



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