

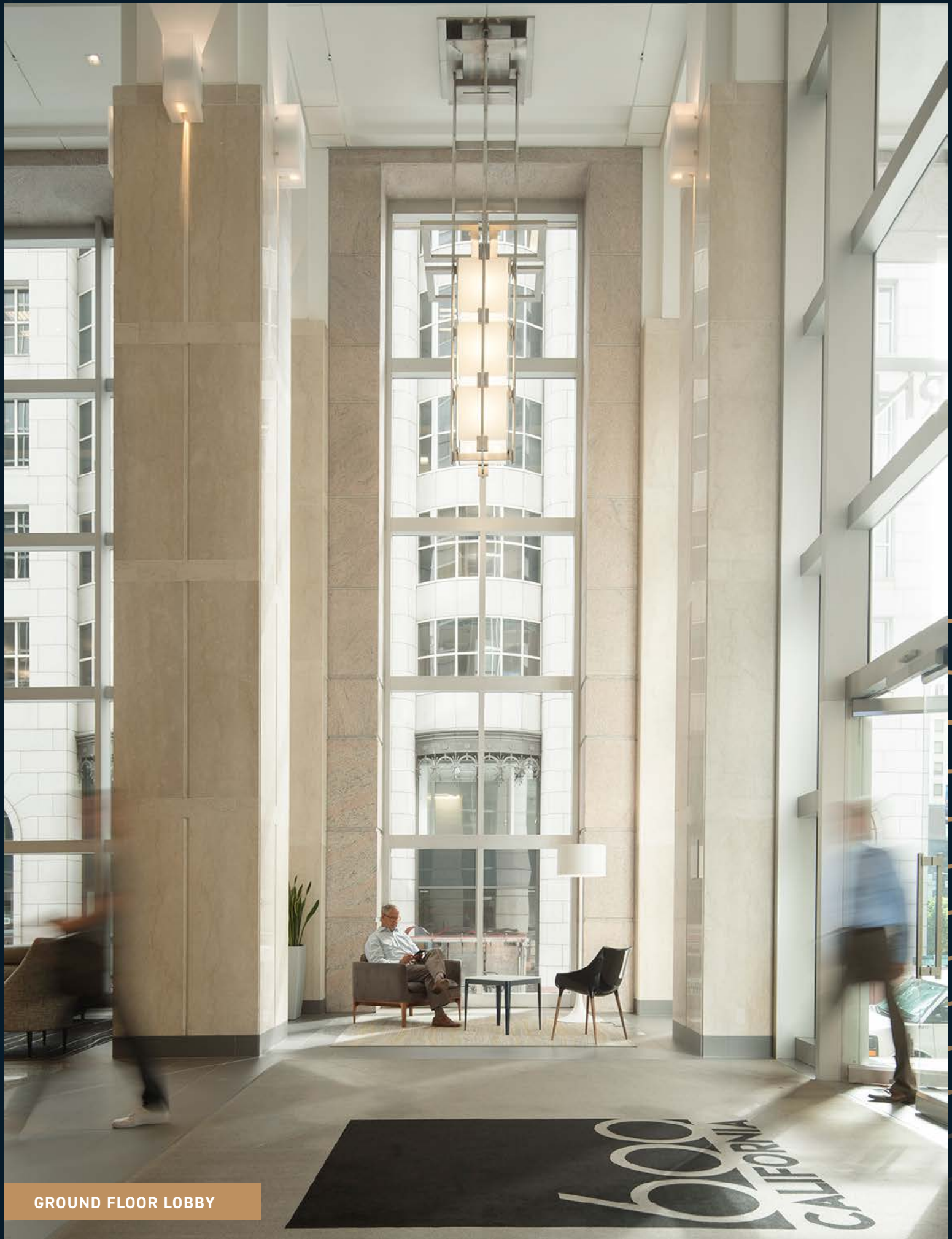


UP TO 250,000 RSF NOW AVAILABLE!

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



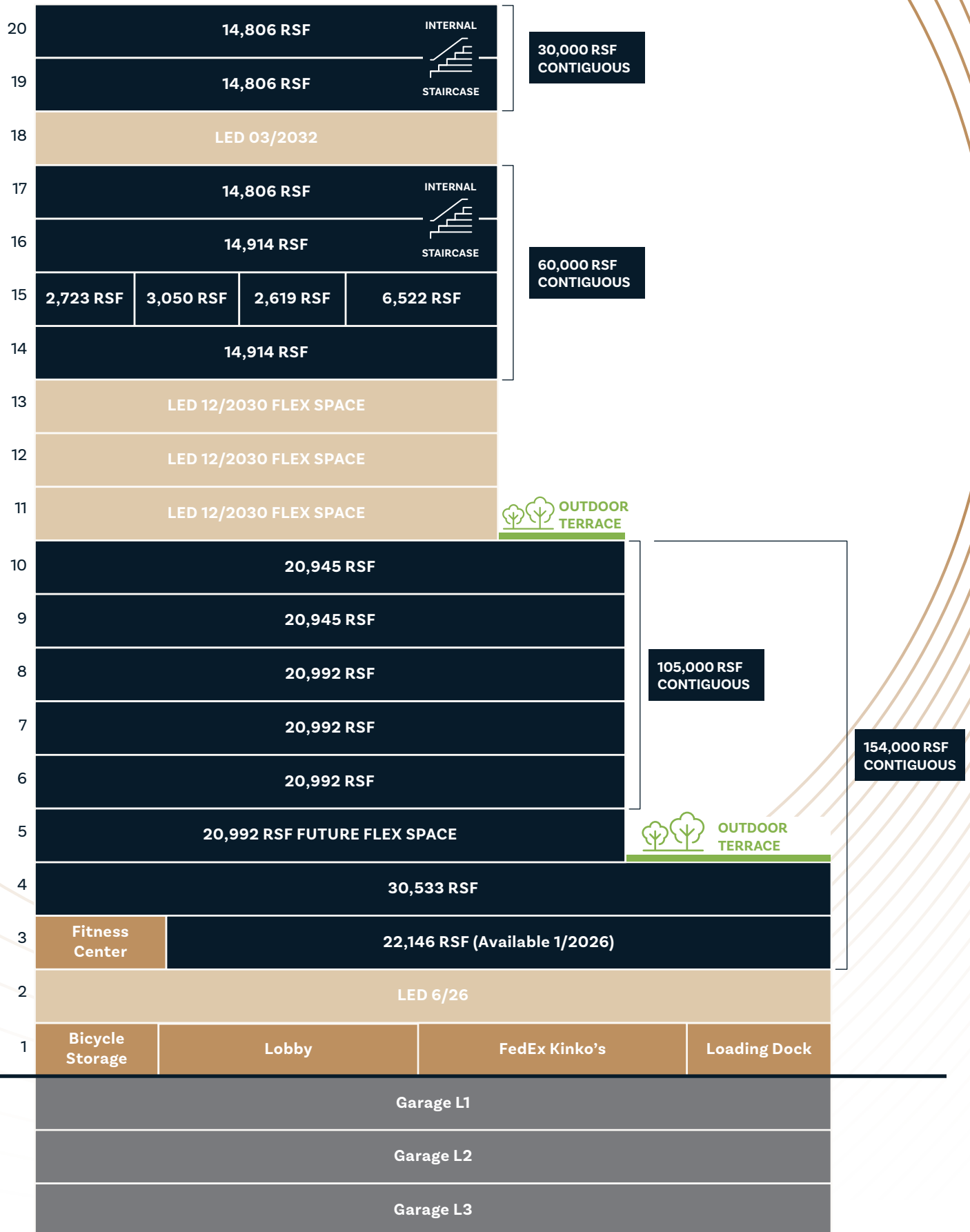
JONES LANG LASALLE BROKERAGE, INC.
Real Estate License #: 01856260



GROUND FLOOR LOBBY

UNIQUE SIDE-CORE CREATIVE OFFICE LAYOUT

OVER 250,000 RSF AVAILABLE



PREMIUM OFFICE OPPORTUNITY WITH INCREDIBLE BAY VIEWS



Up to 250,000 RSF Available



Bay views above 10th Floor



Coit Tower views above 4th Floor



Natural light throughout



Highly efficient side-core design



Fitness center with showers & lockers



On-site parking for over 200 vehicles



24/7 on-site security



Secure bike storage room

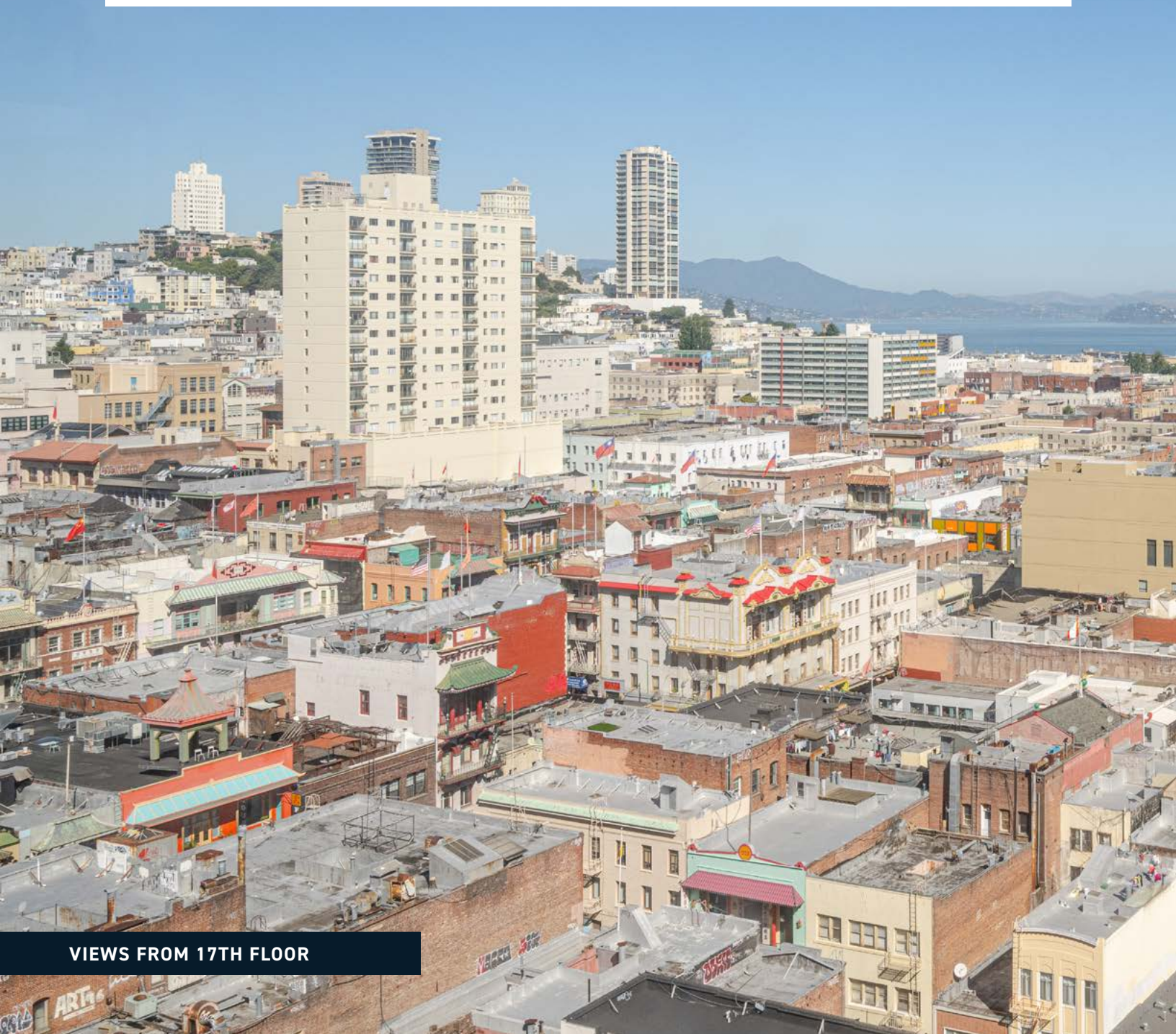


Efficient, advanced building systems



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

NESTLED IN BETWEEN THE 5 MOST ICONIC SUBMARKETS IN SAN FRANCISCO

JACKSON SQUARE



FINANCIAL DISTRICT



NORTH BEACH

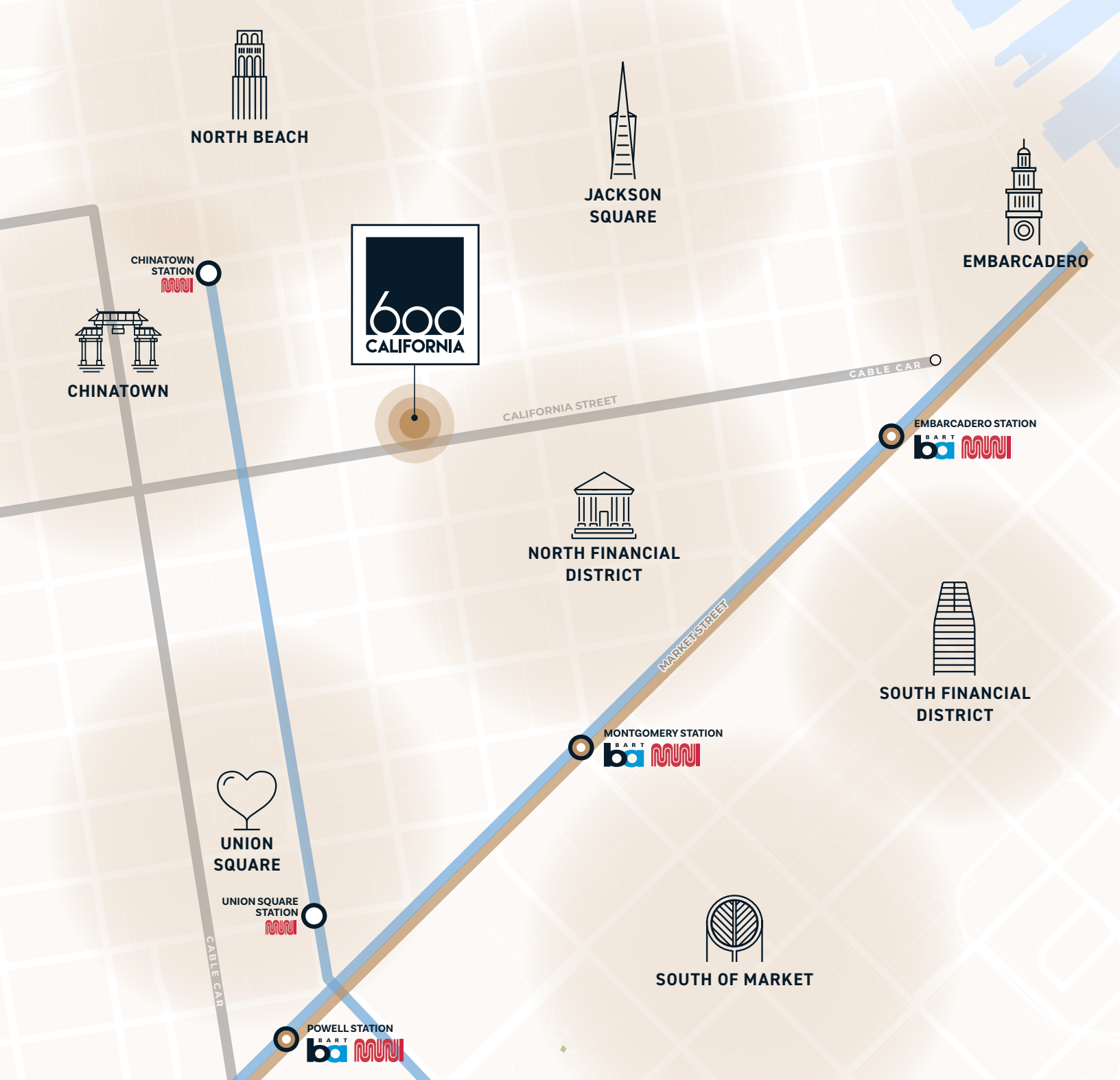


CHINATOWN



UNION SQUARE





TRANSPORTATION

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

WALK-TO

Biden Place Food Court

1 BLOCK

Chinatown MUNI Station

2 BLOCKS

Montgomery St Station

4 BLOCKS

Embarcadero St Station

5 BLOCKS

California St Cable Car

6 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

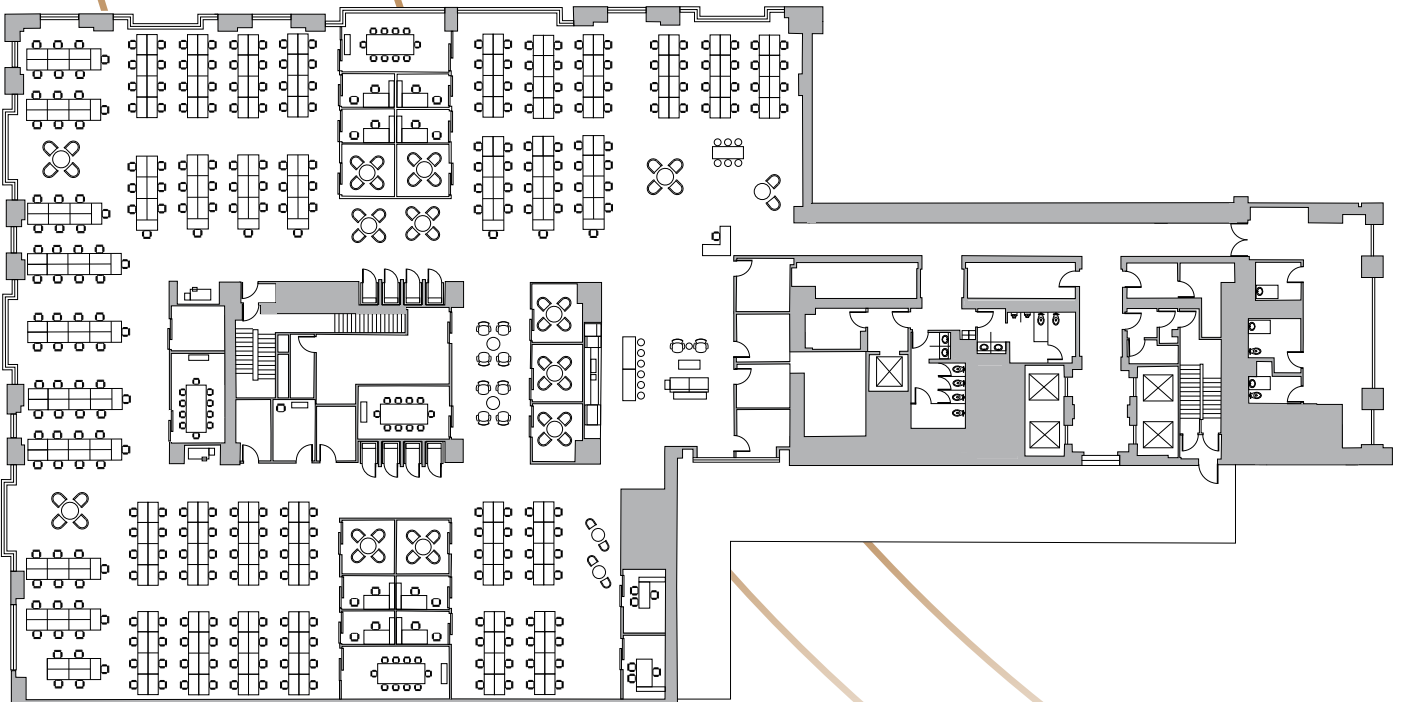


- OPEN** Area
- 310+** Workstations
- 4** Large conference rooms
- 6** Huddle rooms
- 10** Private offices

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



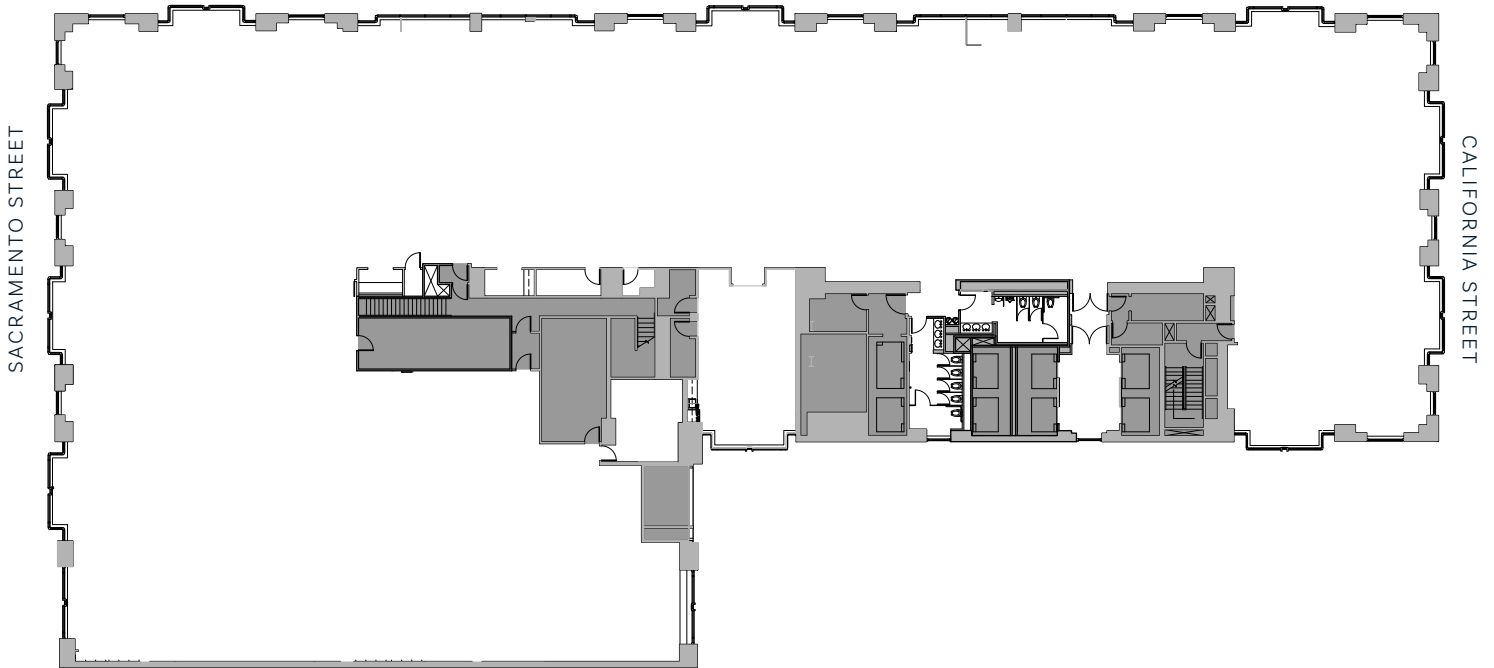
SUITE 400

30,533 RSF

Column free side-core design
Warm shell condition



KEARNY STREET



SACRAMENTO STREET

CALIFORNIA STREET

FLOOR 5

20,992 RSF

Full Floor Availability
Column free side-core design



KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET

Potential
Roofdeck



COIT TOWER VIEWS

SUITE 600

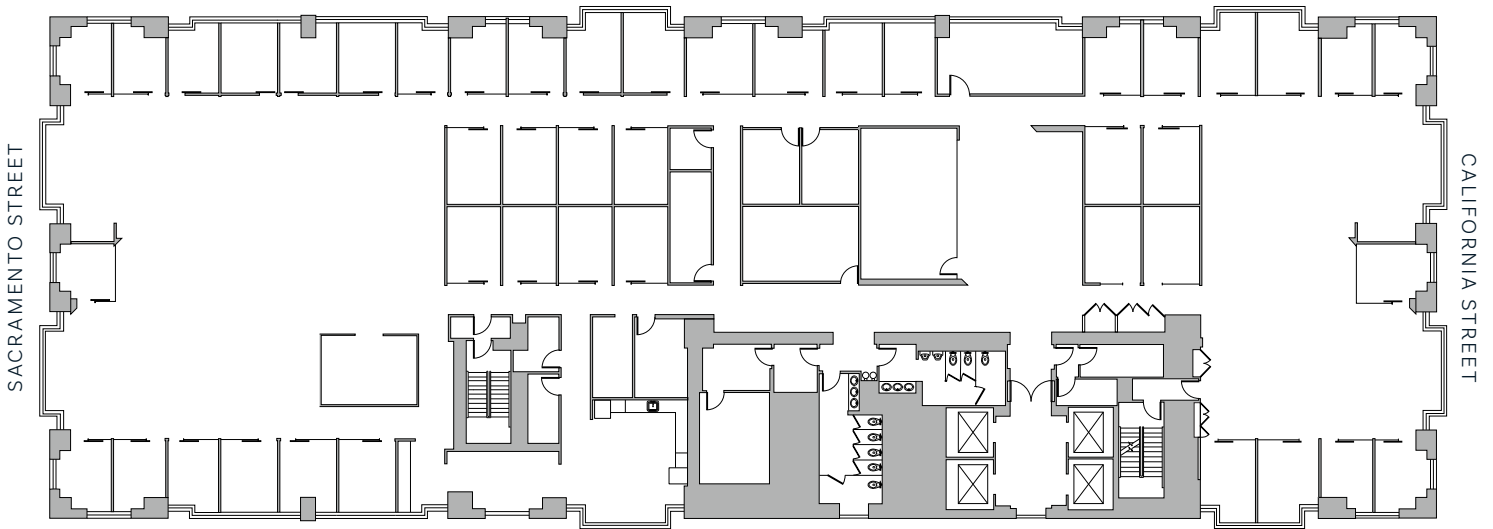
20,992 RSF

Column free side-core design



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

KEARNY STREET



COIT TOWER VIEWS

SUITE 600

20,992 RSF

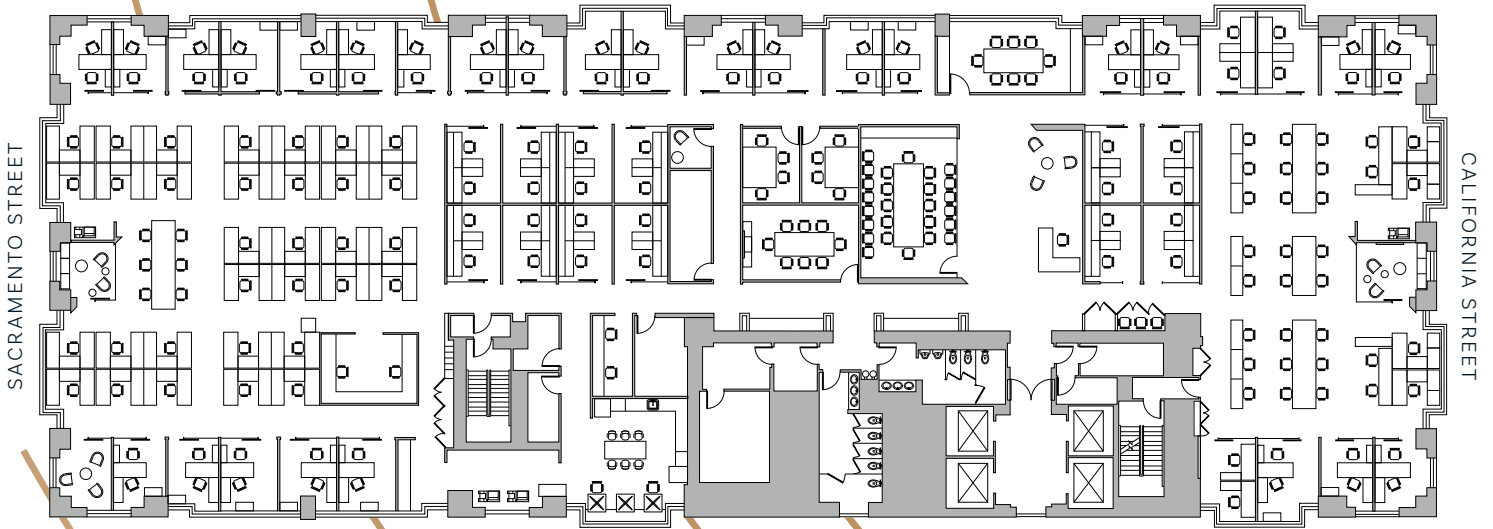
Column free side-core design

HYPOTHETICAL FURNITURE LAYOUT



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

KEARNY STREET



COIT TOWER VIEWS

SUITE 700

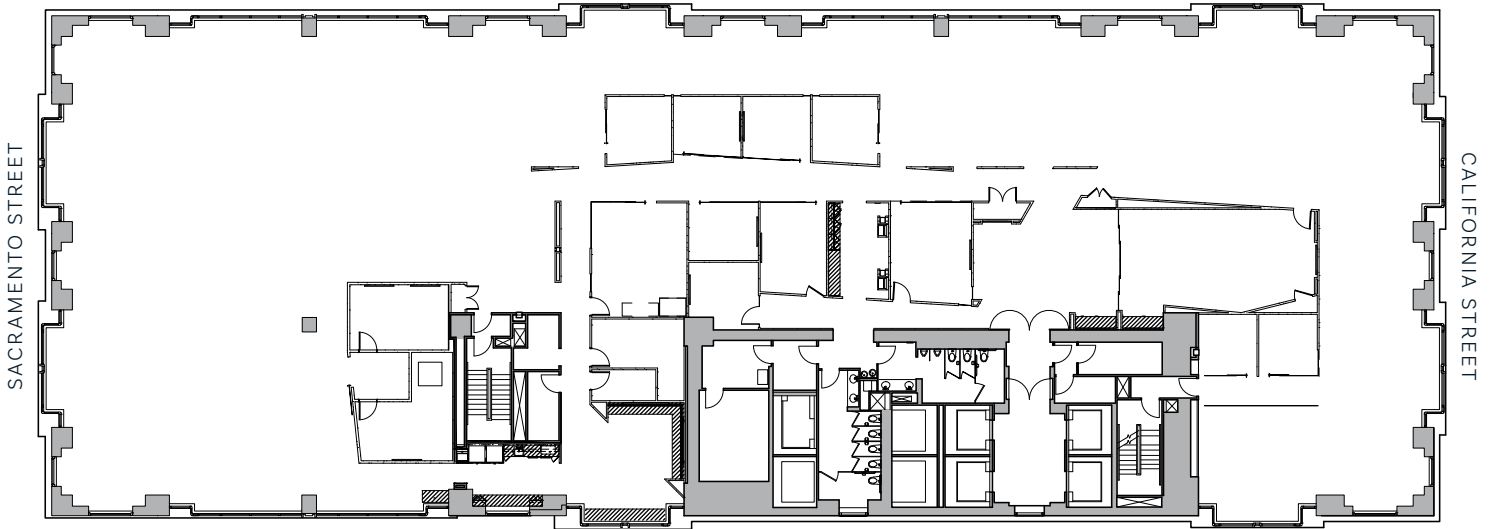
20,992 RSF

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



COIT TOWER VIEWS

SUITE 800

20,992 RSF

Creative finishes



- 1 Boardroom
- 3 Conference Rooms
- 11 Huddle Rooms
- 2 Private Offices

OPEN Layout

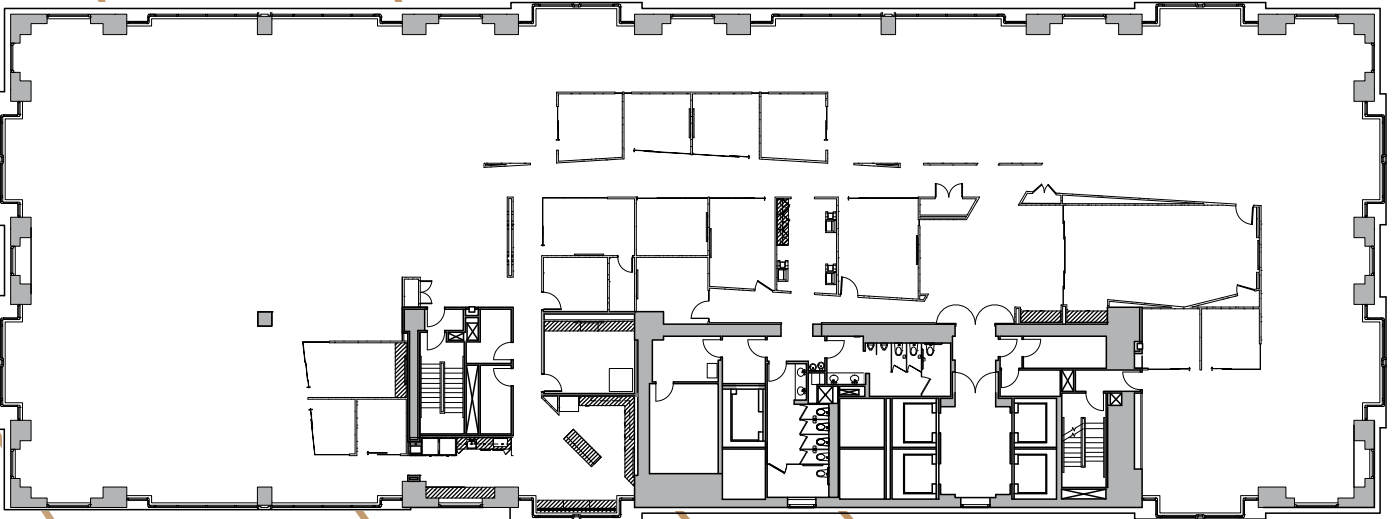
OPEN Area for 100+ Desks

- 1 Kitchen With Break Area
- 1 IDF Room

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



COIT TOWER VIEWS

SUITE 900

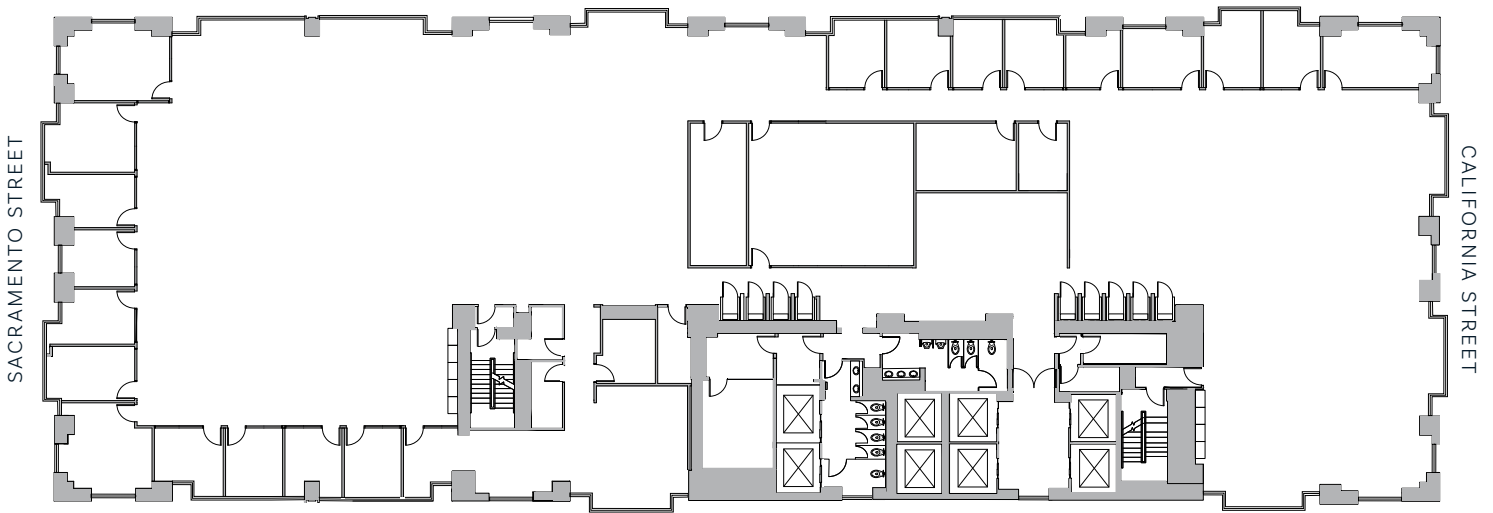
20,945 RSF

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



COIT TOWER VIEWS

SUITE 1400

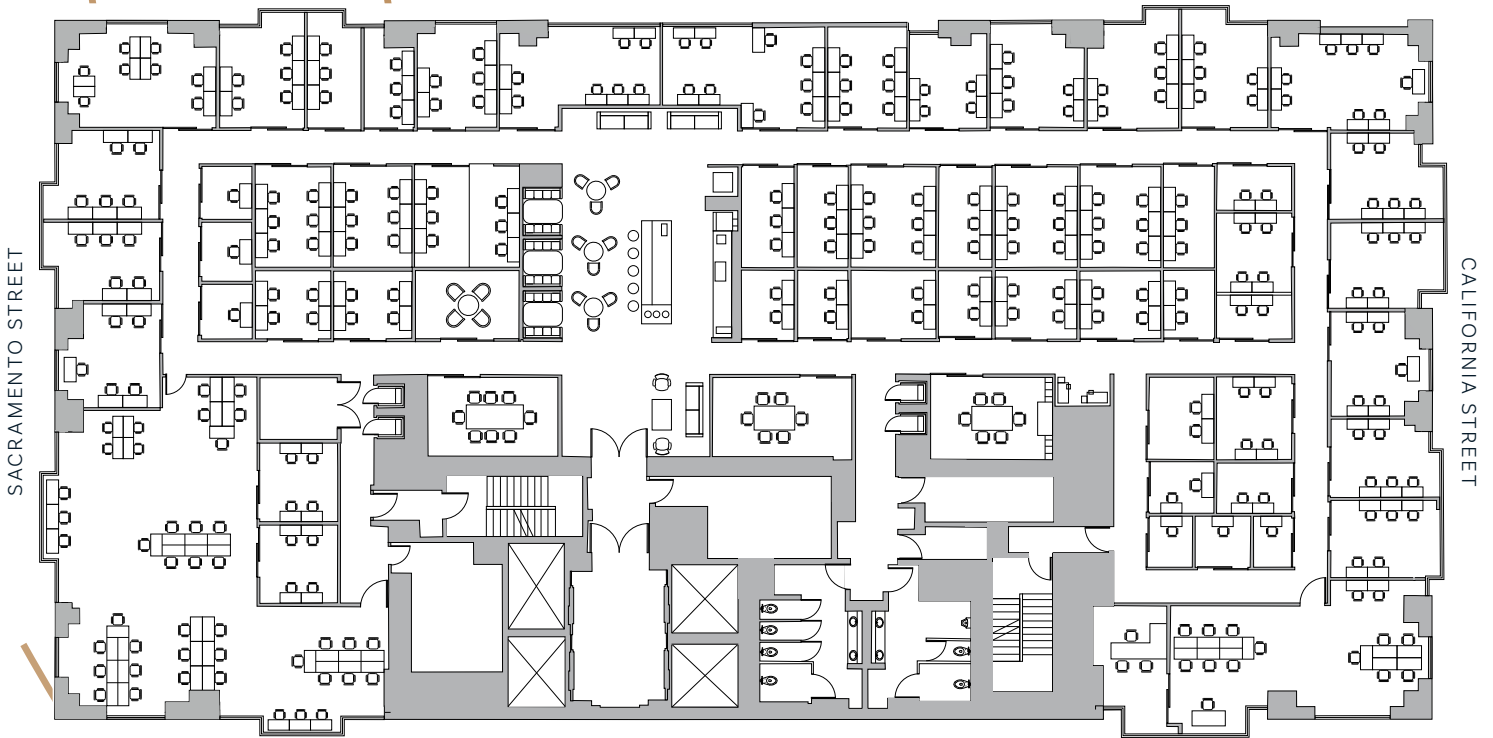
14,914 RSF

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

KEARNY STREET



SACRAMENTO STREET

CALIFORNIA STREET



ICONIC NORTH FACING BAY VIEWS



FLOOR 15

2,619 - 14,914 RSF

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



1500A

6,522 RSF | 46 Desks
6 Offices | 1 Meeting Room

1500B

2,619 RSF | 18 Desks
3 Offices | 1 Meeting Room

1500C

3,050 RSF | 24 Desks
2 Offices | 1 Huddle Space

KEARNY STREET

SACRAMENTO STREET

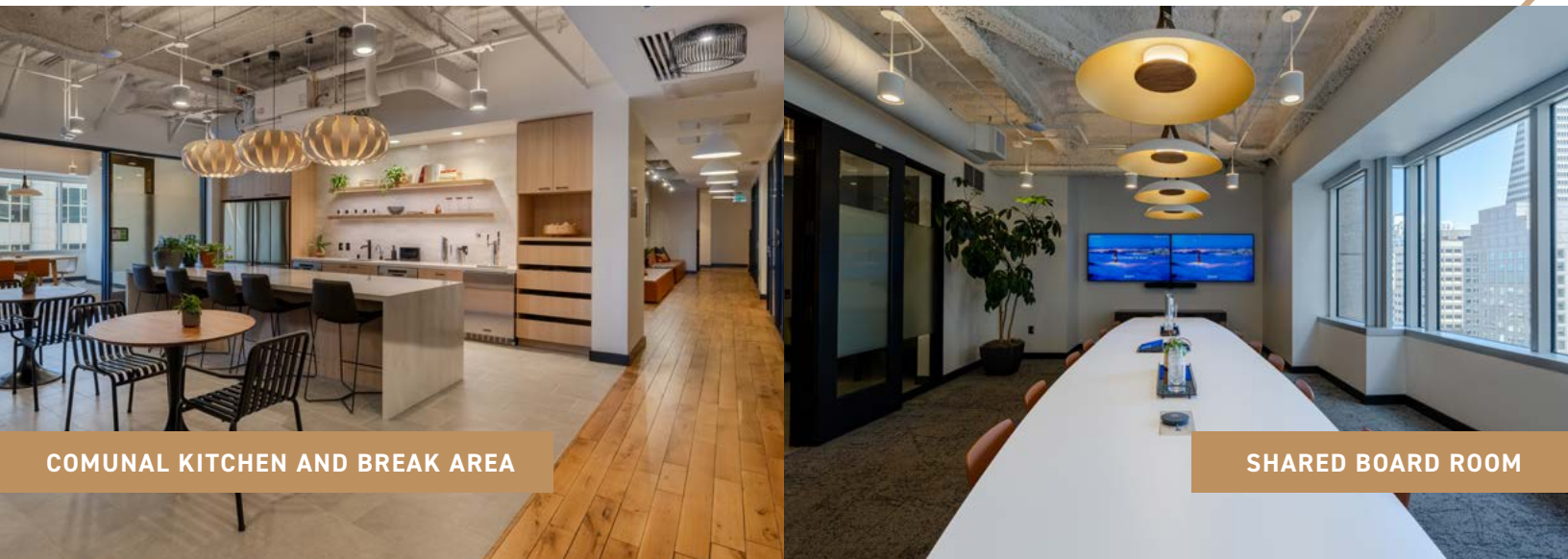
CALIFORNIA STREET

1500D

2,723 RSF | 23 Desks
2 Offices | 1 Huddle Space



ICONIC NORTH FACING BAY VIEWS



COMUNAL KITCHEN AND BREAK AREA

SHARED BOARD ROOM

SUITE 1600

14,914 RSF

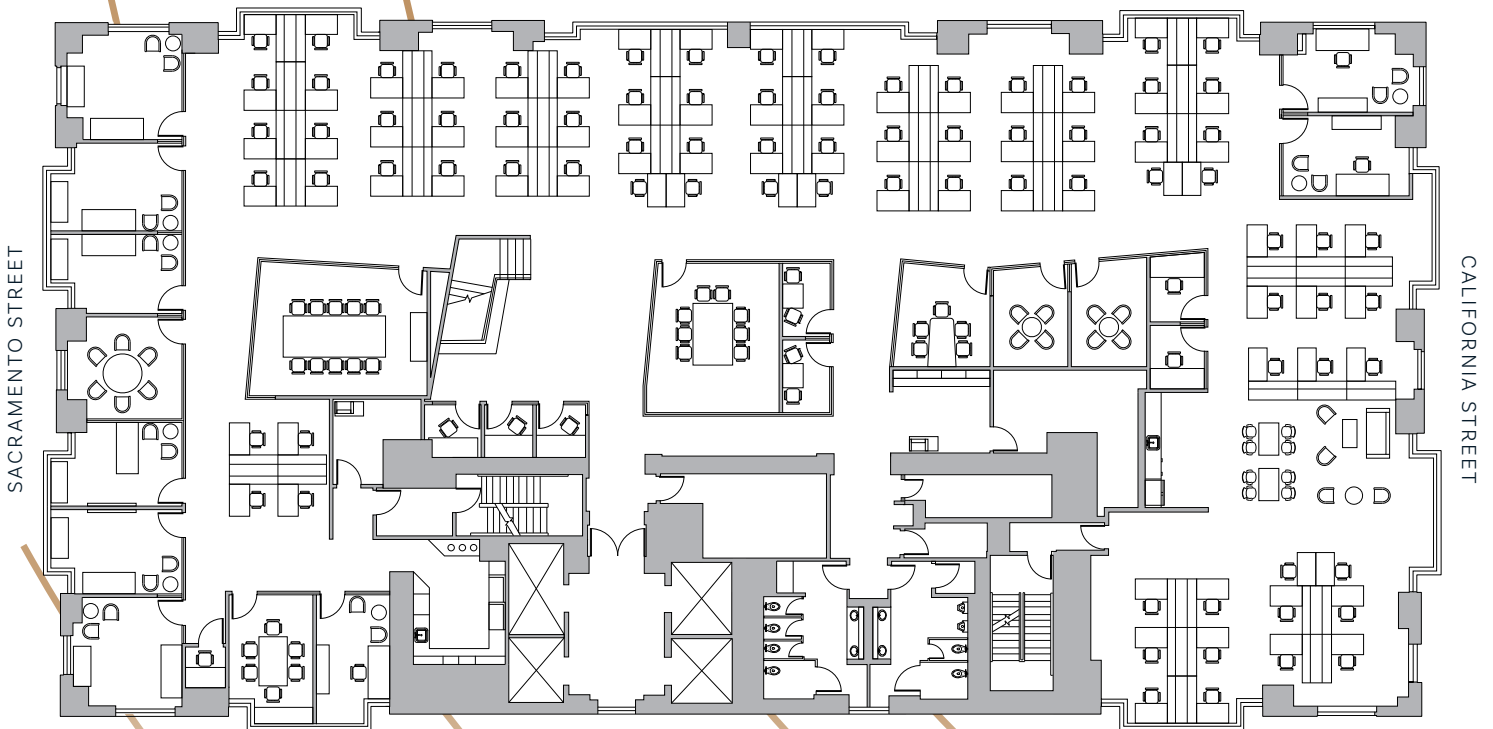
Fully furnished plug-and-play creative suite
Column free side-core design
Internal stairwell to 17th floor



VIRTUAL
TOUR

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

KEARNY STREET



ICONIC NORTH FACING BAY VIEWS



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



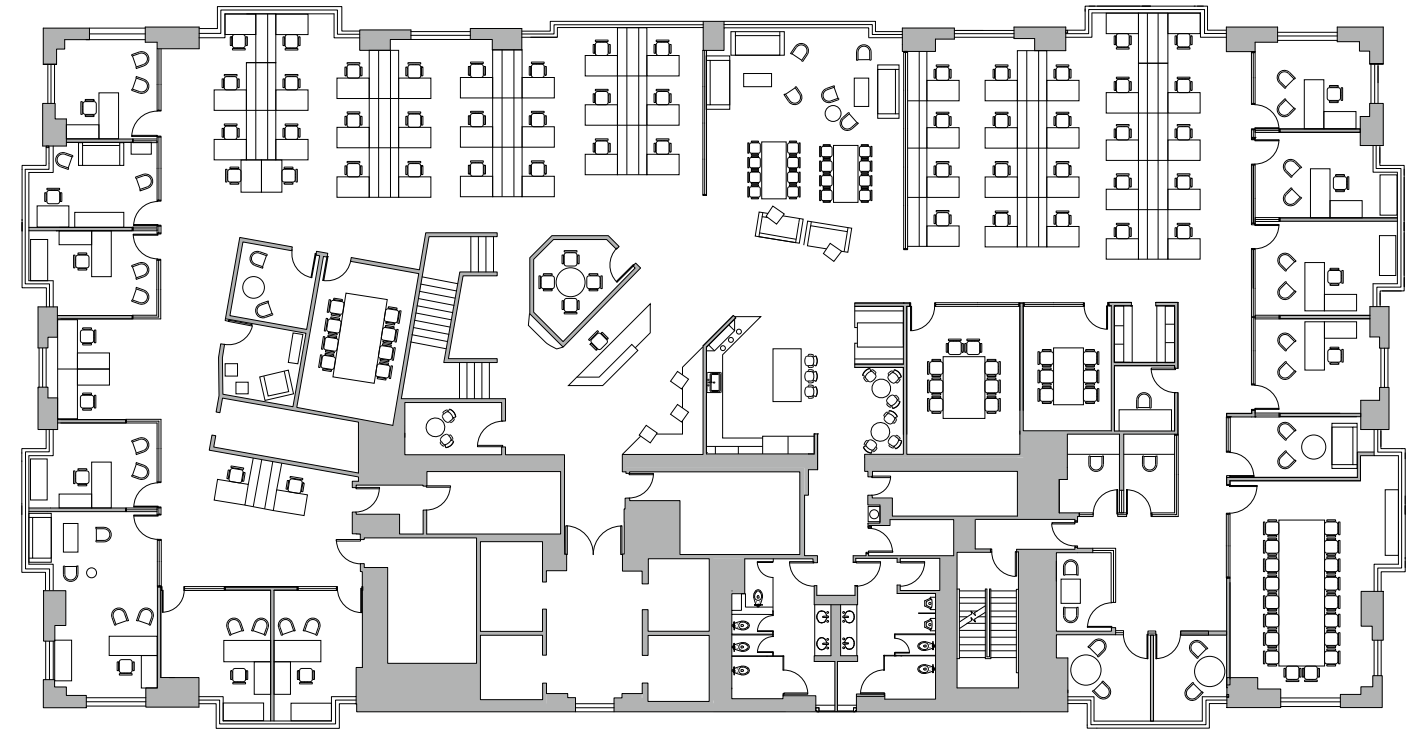
VIRTUAL
TOUR

- 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

KEARNY STREET

SACRAMENTO STREET

CALIFORNIA STREET



ICONIC NORTH FACING BAY VIEWS



INTERCONNECTING STAIRWELL WITH FLOOR 16



SUITE 1900

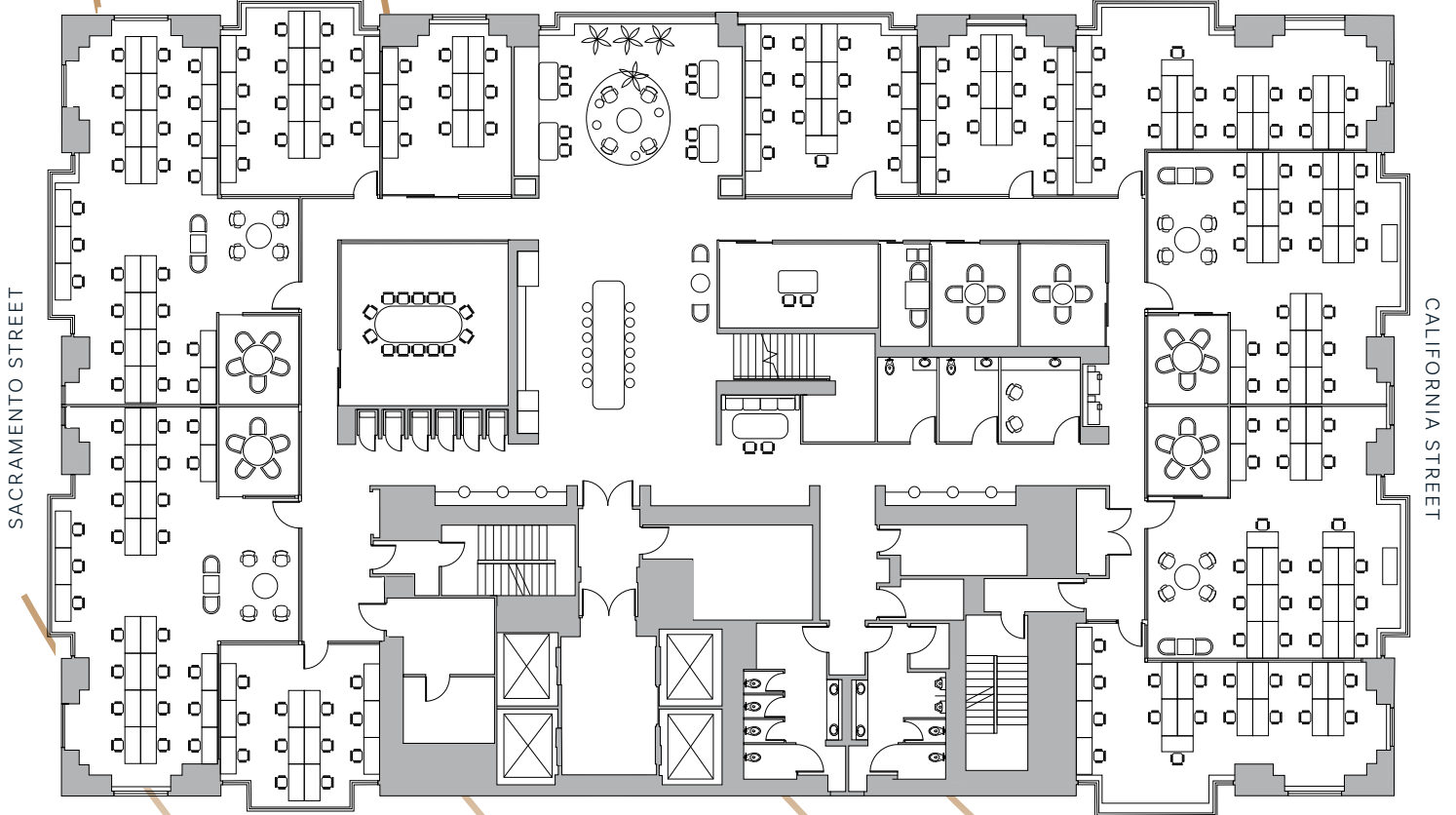
14,806 RSF



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



ICONIC NORTH FACING BAY VIEWS



INTERCONNECTING STAIRWELL WITH FLOOR 20



SUITE 2000

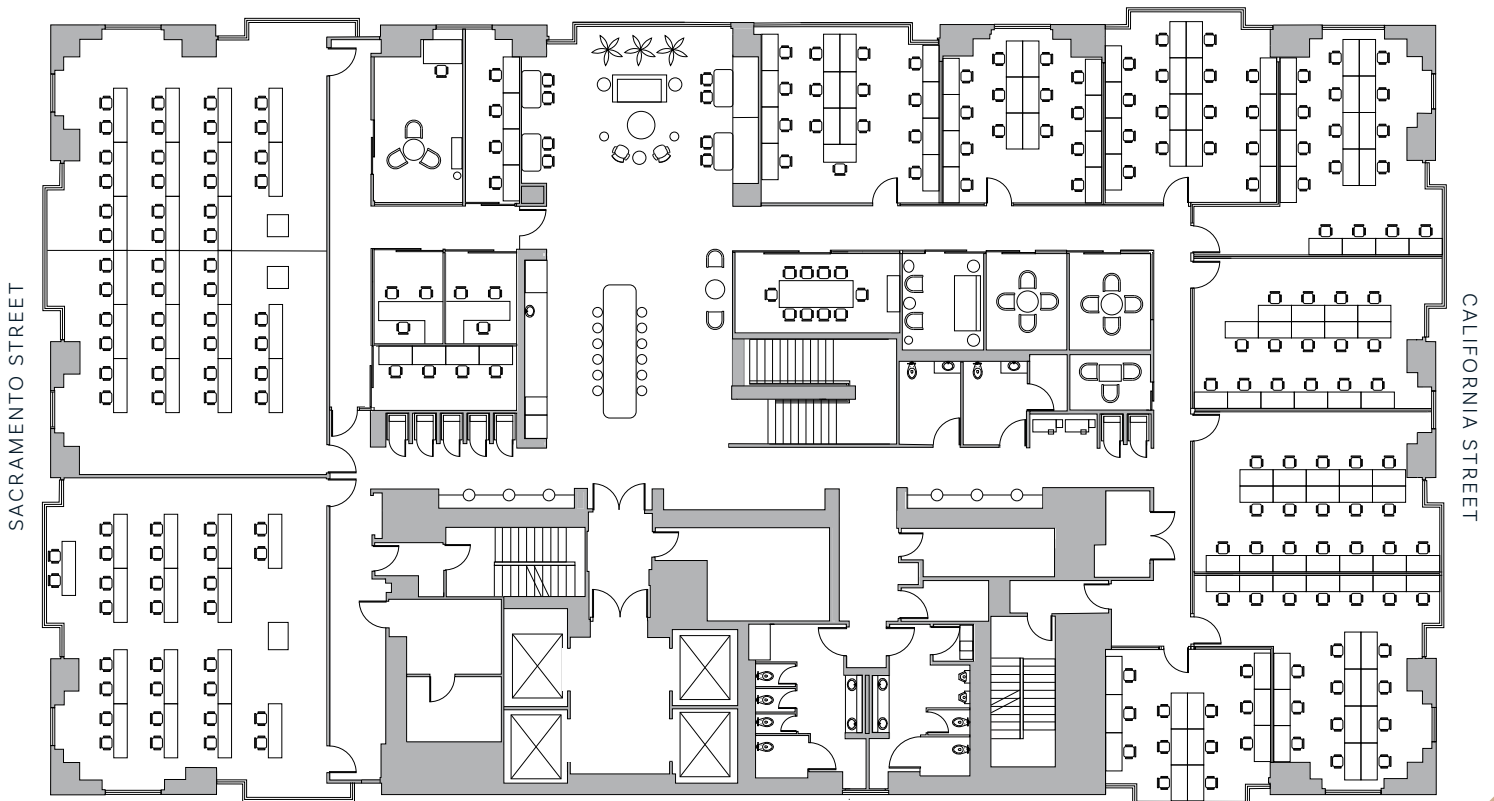
14,806 RSF



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



ICONIC NORTH FACING BAY VIEWS



INTERCONNECTING STAIRWELL WITH FLOOR 19





600
CALIFORNIA



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