

# 101 MISSION

WATER VIEW  
SUITES  
AVAILABLE



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# PROPERTY OVERVIEW



22-Story  
Class A building



213,210  
square feet



Column-free  
space



LEED Gold  
certified



Energy Star  
labeled



Designed by  
HKS Architects, Inc.



24-Hour  
manned security



On-site property  
management

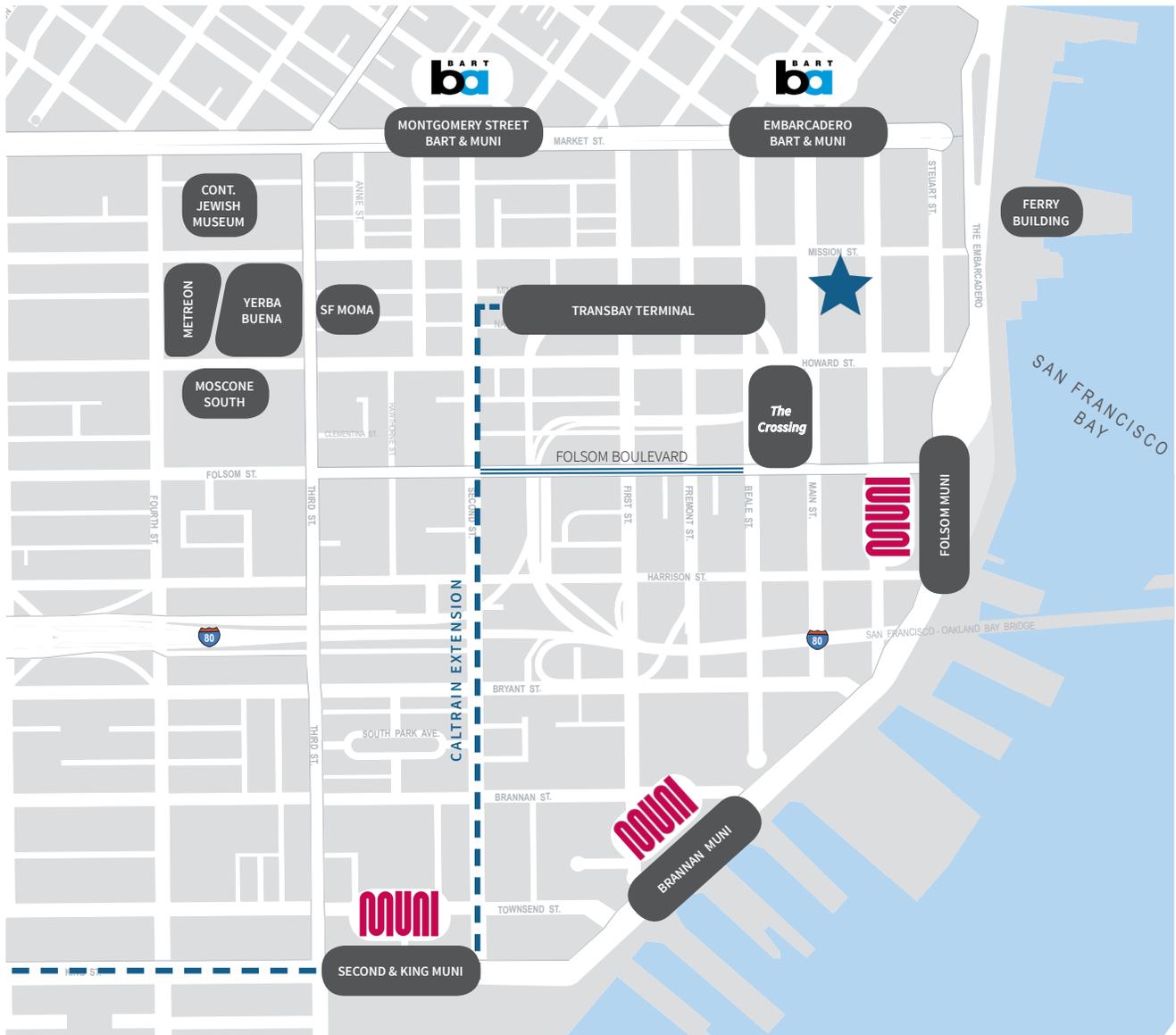


Building  
shower

# SERVICES & AMENITIES



# LOCATION OVERVIEW



Ideal central location  
in San Francisco's  
hottest submarket



Outstanding  
Bay Views



Situated along the highly  
desirable Mission and  
Spear Street corridors

SUITE	RSF	DATE	COMMENTS
200	10,668	Now	<ul style="list-style-type: none"> <li>• Creative spec suite</li> <li>• Exposed ceiling throughout</li> <li>• Primarily open plan</li> <li>• 1 private office</li> </ul> <ul style="list-style-type: none"> <li>• 2 large conference rooms</li> <li>• 2 medium conference rooms</li> <li>• Room for 87 30" x 60" work stations</li> <li>• Kitchen/breakroom</li> <li>• Primarily open plan</li> </ul>
400	4,044	Now	<ul style="list-style-type: none"> <li>• Creative suite</li> <li>• Fully furnished</li> <li>• Exposed ceiling throughout</li> <li>• Primarily open plan</li> <li>• 1 large conference room</li> </ul> <ul style="list-style-type: none"> <li>• 1 medium conference room</li> <li>• Kitchen</li> <li>• Storage</li> <li>• 30 30" x 60" workstations</li> </ul>
450	3,910	Now	<ul style="list-style-type: none"> <li>• New creative spec suite</li> <li>• 1 large conference room</li> <li>• 1 medium conference room</li> </ul> <ul style="list-style-type: none"> <li>• 2 private offices</li> <li>• Storage/IT room</li> <li>• Open area</li> </ul>
525	5,489	May 1st, 2026	<ul style="list-style-type: none"> <li>• 42 Workstations</li> <li>• Formal Reception</li> <li>• 3 Meeting Rooms</li> <li>• 1 Large Conference Room</li> </ul> <ul style="list-style-type: none"> <li>• 1 Phone Room</li> <li>• Kitchenette</li> </ul>
700	3,366	Now	<ul style="list-style-type: none"> <li>• 9 private offices</li> <li>• 1 conference room</li> <li>• IT/storage room</li> </ul> <ul style="list-style-type: none"> <li>• Kitchen/break room</li> <li>• Open area</li> </ul>
740	7,487	Now	<ul style="list-style-type: none"> <li>• Creative suite</li> <li>• 2 private offices</li> <li>• 1 large conference room</li> <li>• Kitchen/Break Area</li> </ul> <ul style="list-style-type: none"> <li>• Reception Area</li> <li>• 3 phone rooms</li> <li>• 2 storage/IT rooms</li> <li>• Open Area</li> </ul>
805	2,298	Now	<ul style="list-style-type: none"> <li>• 2 private offices</li> <li>• 1 large conference room</li> </ul> <ul style="list-style-type: none"> <li>• 1 medium conference room</li> <li>• Open area</li> </ul>
930	3,165	Now	<ul style="list-style-type: none"> <li>• Water &amp; Bay Bridge views</li> <li>• 1 private office</li> <li>• 1 large conference room</li> </ul> <ul style="list-style-type: none"> <li>• Kitchen</li> <li>• 2 phone rooms</li> <li>• Open area</li> </ul>
1400	4,821	Now	<ul style="list-style-type: none"> <li>• Water &amp; Bay Bridge views</li> <li>• 7 private offices</li> <li>• 2 large conference room</li> </ul> <ul style="list-style-type: none"> <li>• Open Area</li> <li>• Storage room</li> </ul>
1430	4,717	Now	<ul style="list-style-type: none"> <li>• Brand new spec suite planned</li> <li>• Water &amp; Bay Bridge views</li> <li>• 3 private offices</li> <li>• 1 conference room</li> <li>• Room for 18 30" x 60" Workstations</li> </ul> <ul style="list-style-type: none"> <li>• Reception area</li> <li>• Kitchen/break area</li> <li>• IT/storage room</li> <li>• Phone room</li> <li>• Open area</li> </ul>
1500	10,854	Now	<ul style="list-style-type: none"> <li>• 22 private offices</li> <li>• 4 conference rooms</li> <li>• 1 large boardroom</li> <li>• Reception area</li> <li>• Kitchen/break area</li> </ul> <ul style="list-style-type: none"> <li>• IT room</li> <li>• 4 storage rooms</li> <li>• Wellness room</li> <li>• Restroom</li> <li>• Open area</li> <li>• Water &amp; Bay Bridge views</li> </ul>
1600	4,715	Now	<ul style="list-style-type: none"> <li>• Water &amp; Bay Bridge views</li> <li>• 10 private offices</li> <li>• 1 large conference room</li> <li>• Kitchen/Break Room</li> </ul> <ul style="list-style-type: none"> <li>• Reception</li> <li>• 2 storage rooms</li> <li>• IT room</li> <li>• Open area</li> </ul>



# 101 MISSION

## SUITE 200 - 10,668 RSF AVAILABLE NOW

- Creative Spec Suite
- Exposed Ceiling Throughout
- 1 Private Office
- 2 Large Conference Rooms
- 2 Medium Conference Rooms
- Room for 87 30" x 60" Work Stations
- Primarily Open Plan
- Kitchen/Breakroom



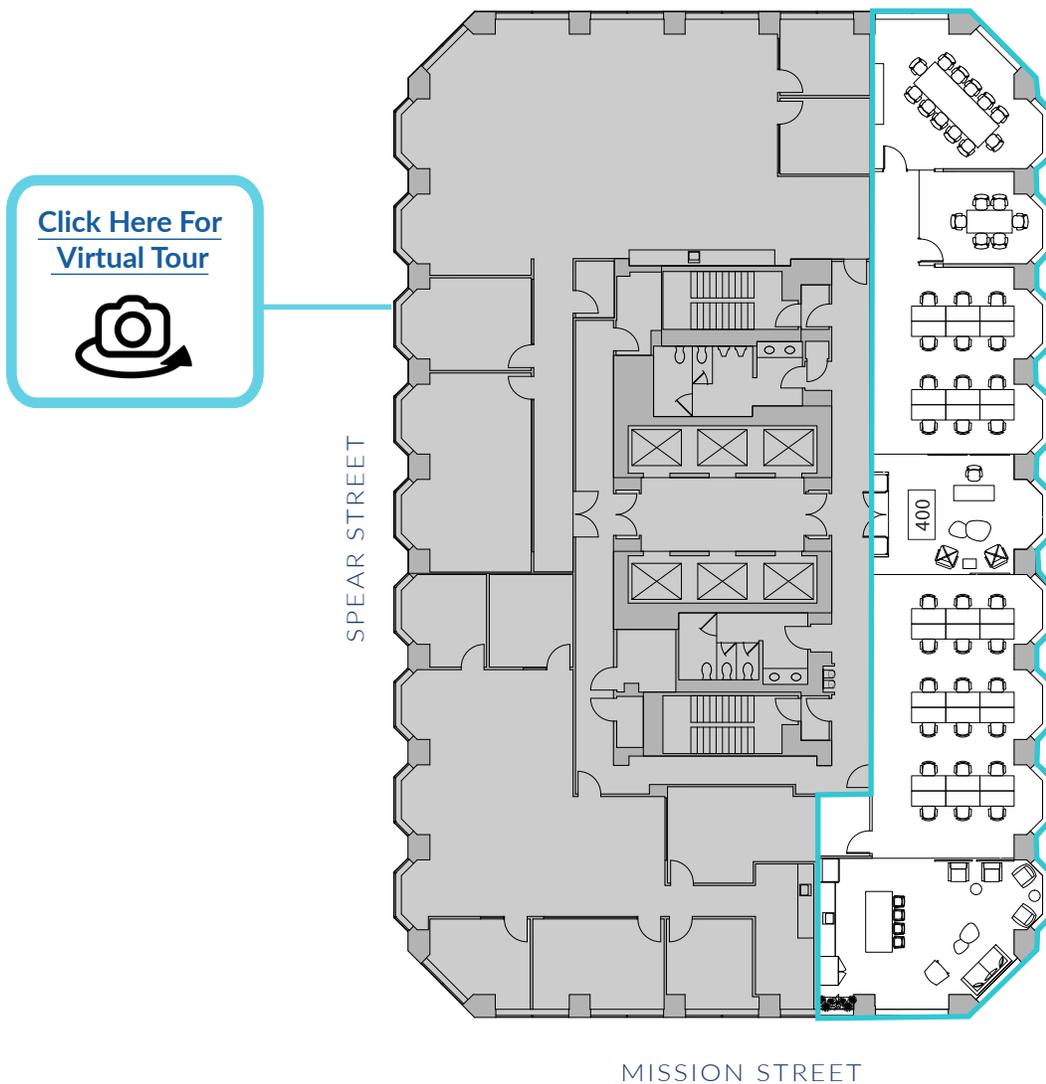
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# 101 MISSION

## SUITE 400 - 4,044 RSF AVAILABLE NOW

- Creative Suite
- Fully Furnished
- Exposed Ceiling Throughout
- Primarily Open Plan
- 1 Large Conference Room
- 1 Medium Conference Room
- Kitchen
- Storage
- Room for 30 30" x 60" Work Stations



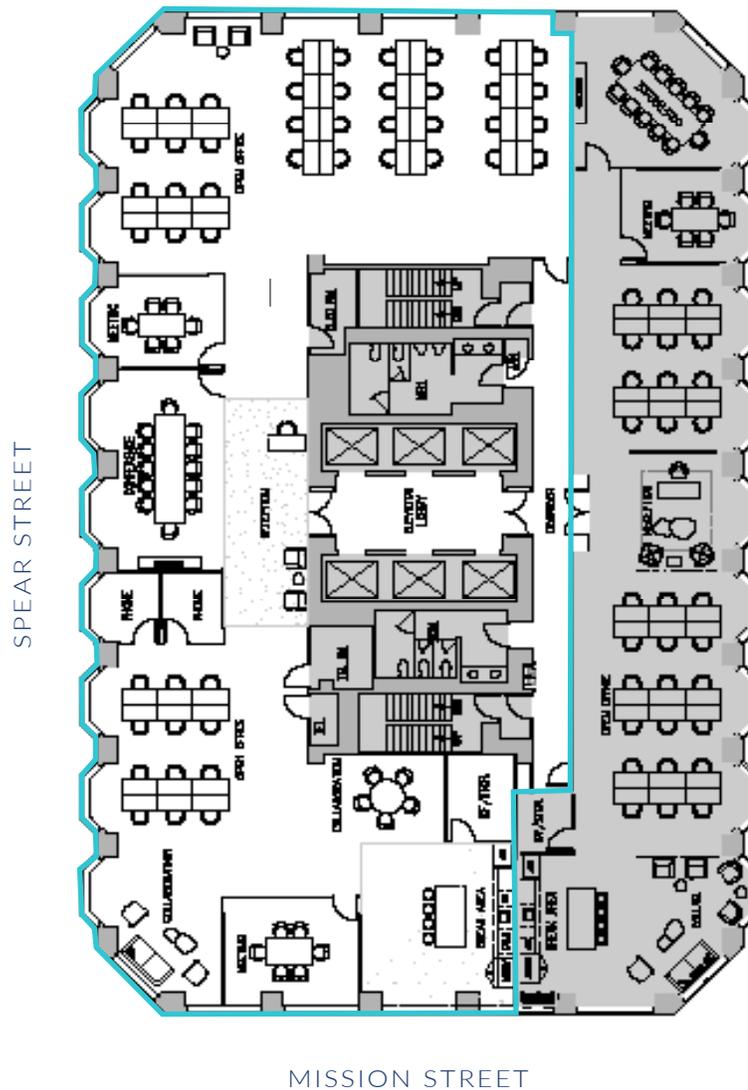
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# 101 MISSION

## SUITE 450 - 6,782 RSF AVAILABLE NOW

- Creative Spec Suite
- 1 Large Conference Room
- 4 Meeting Rooms
- 2 Phone Rooms
- Storage/IT Room
- Kitchen/Break room
- Reception Area
- Room for 48 24" x 54" work stations



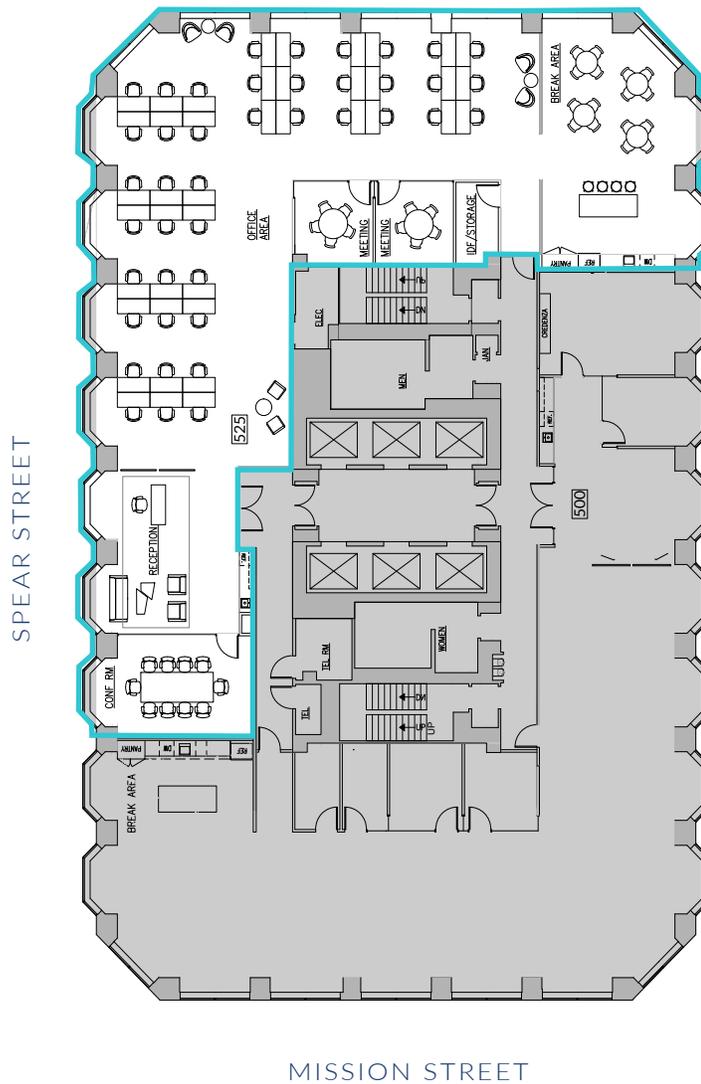
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# 101 MISSION

## SUITE 525 - 5,489 RSF AVAILABLE 5/1/2026

- 42 Workstations
- Formal Reception
- 3 Meeting Rooms
- 1 Large Conference Room
- 1 Phone Room
- Kitchenette



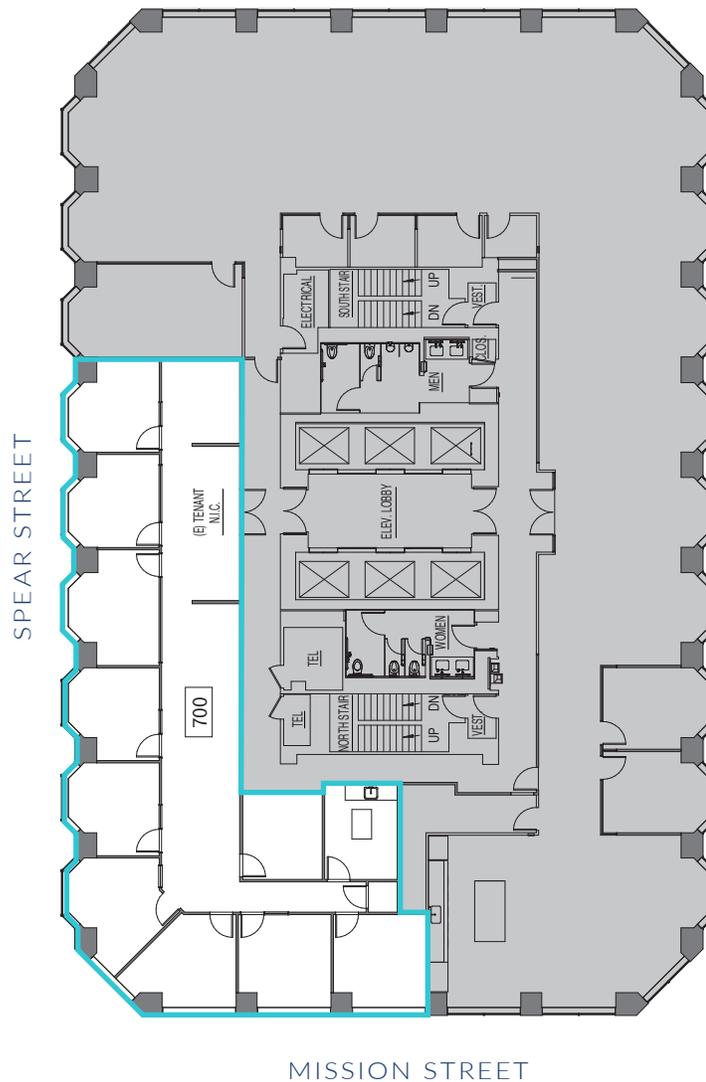
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# 101 MISSION

## SUITE 700 - 3,366 RSF AVAILABLE NOW

- 9 Private Offices
- 1 Conference Room
- IT/Storage Room
- Kitchen/Break room
- Open Area



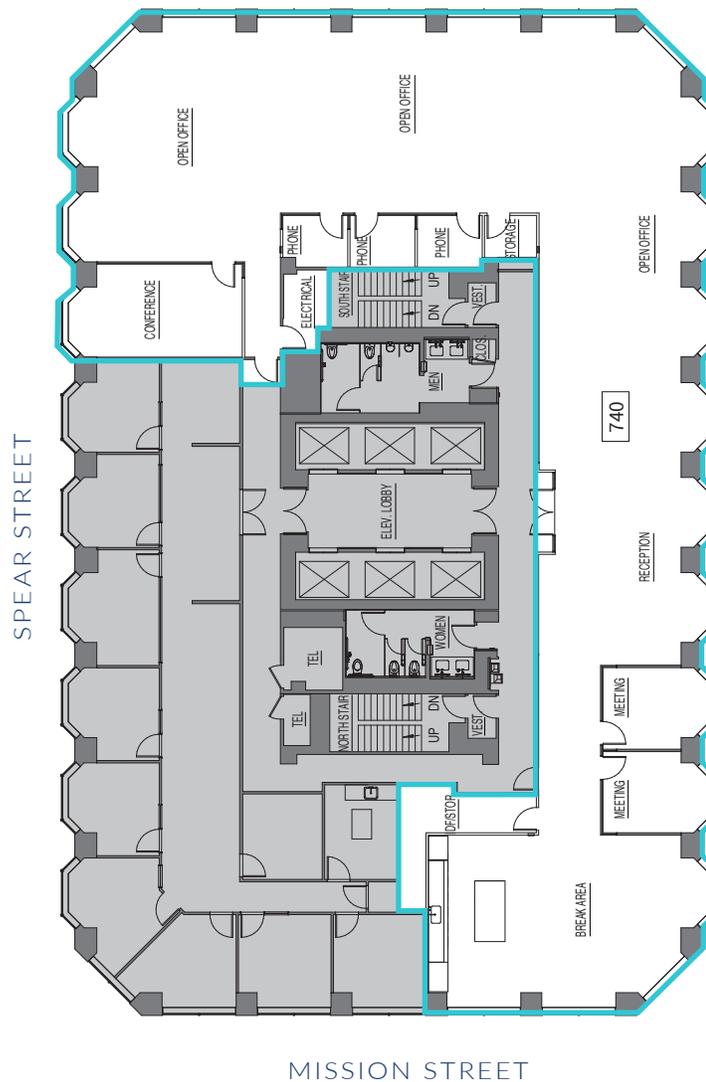
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# 101 MISSION

## SUITE 740 - 7,487 RSF AVAILABLE NOW

- Creative Suite
- 2 Private Offices
- 1 Large Conference Room
- Kitchen/Break Area
- Reception Area
- 3 Phone Rooms
- 2 Storage/IT Rooms
- Open Area



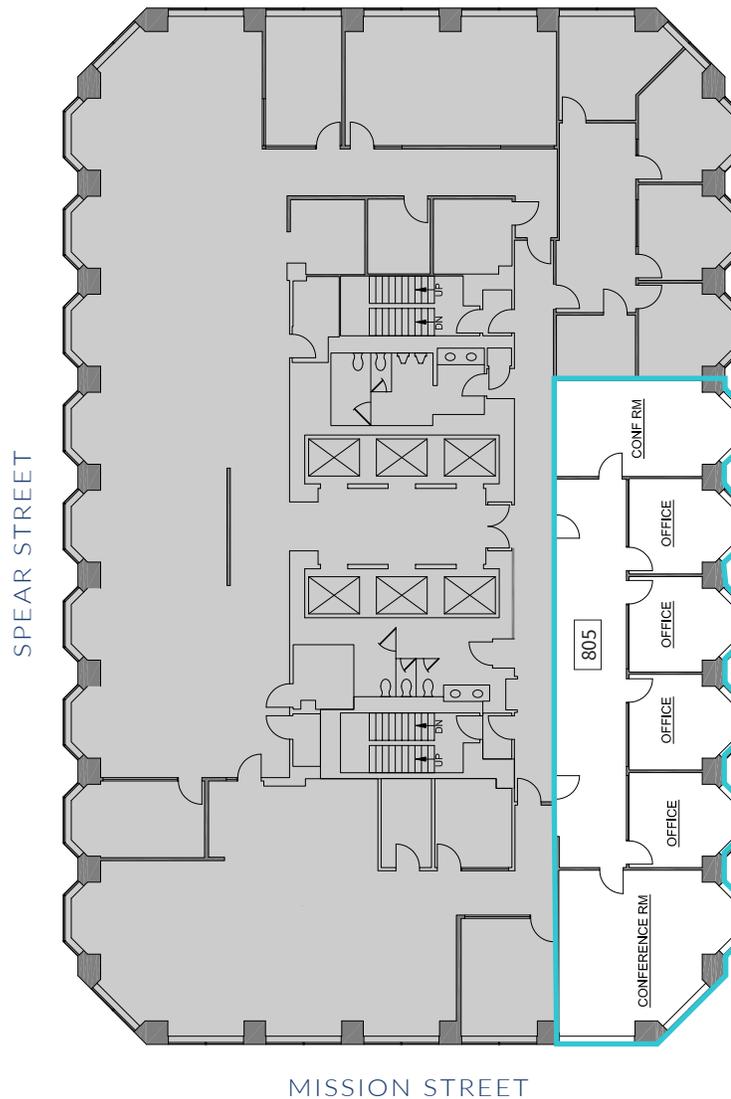
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## SUITE 805 - 2,298 RSF AVAILABLE NOW

- 4 Private Offices
- 1 Large Conference Room
- 1 Medium Conference Room
- Open Area



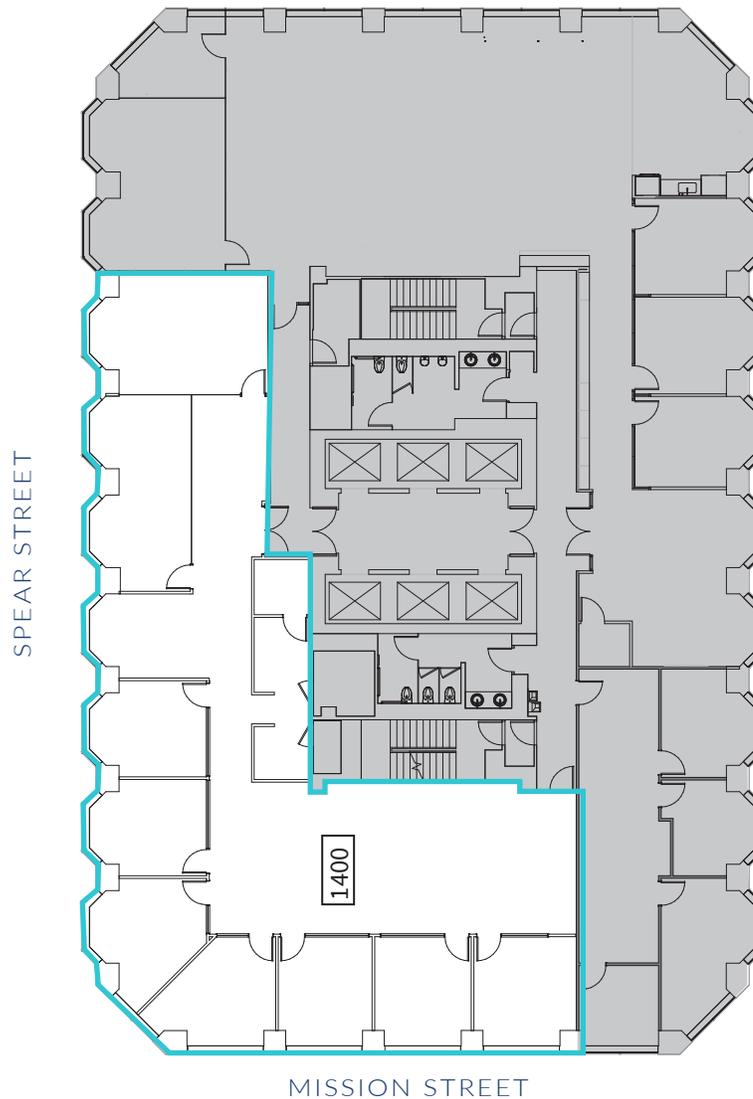
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## SUITE 1400 - 4,821 RSF AVAILABLE NOW

- Water & Bay Bridge Views
- 7 Private Offices
- 2 Large Conference Rooms
- IT/Storage Room
- Open Area



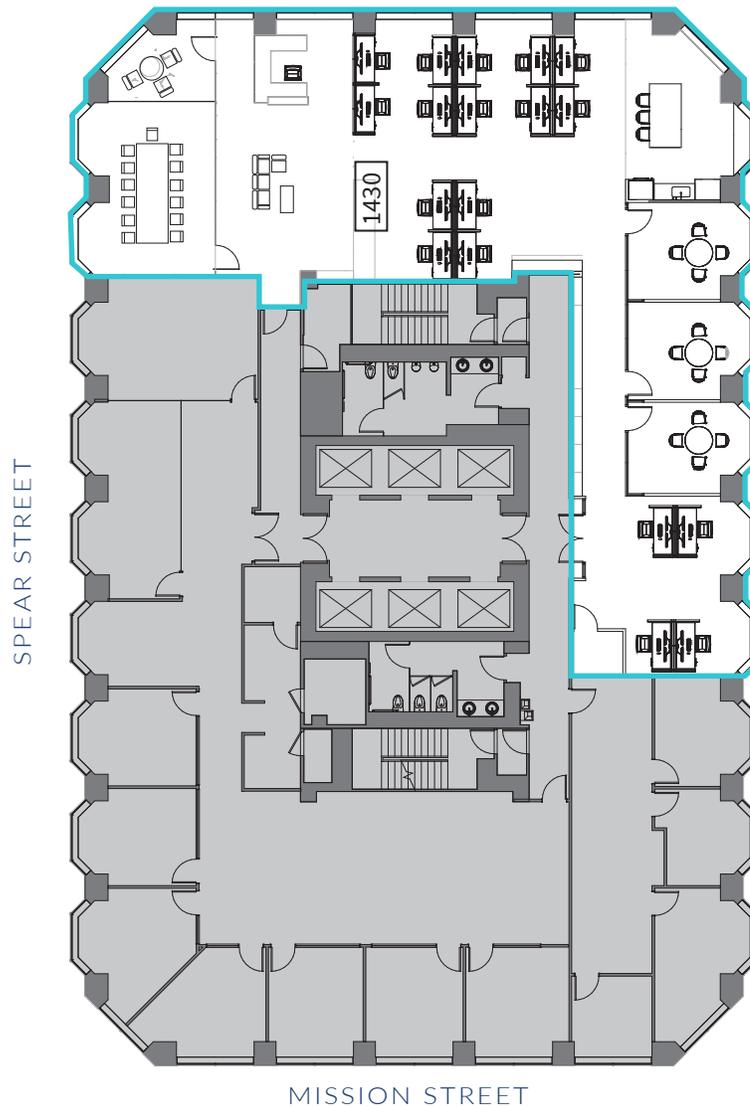
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## SUITE 1430 - 4,717 RSF AVAILABLE NOW

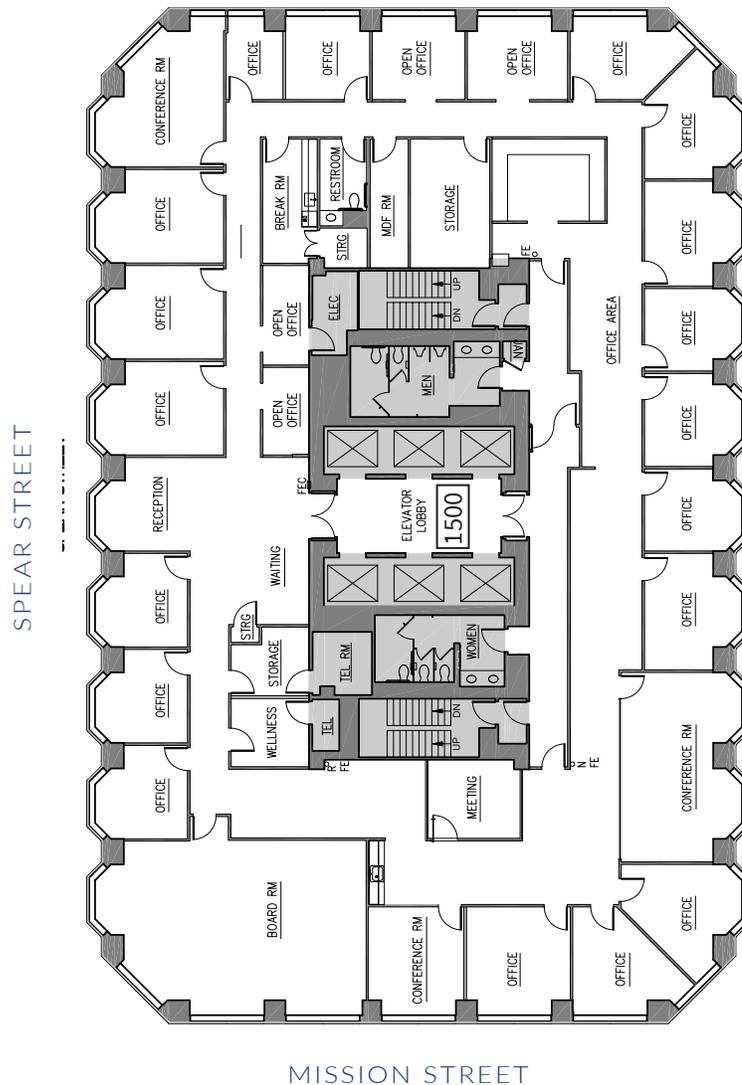
BRAND NEW SPEC SUITE PLANNED

- 3 Private Offices
- 1 Conference Room
- Room for 18 30" x 60" Workstations
- Reception Area
- Kitchen/Break Area
- IT/Storage Room
- Phone Room
- Open Area
- Water & Bay Bridge Views



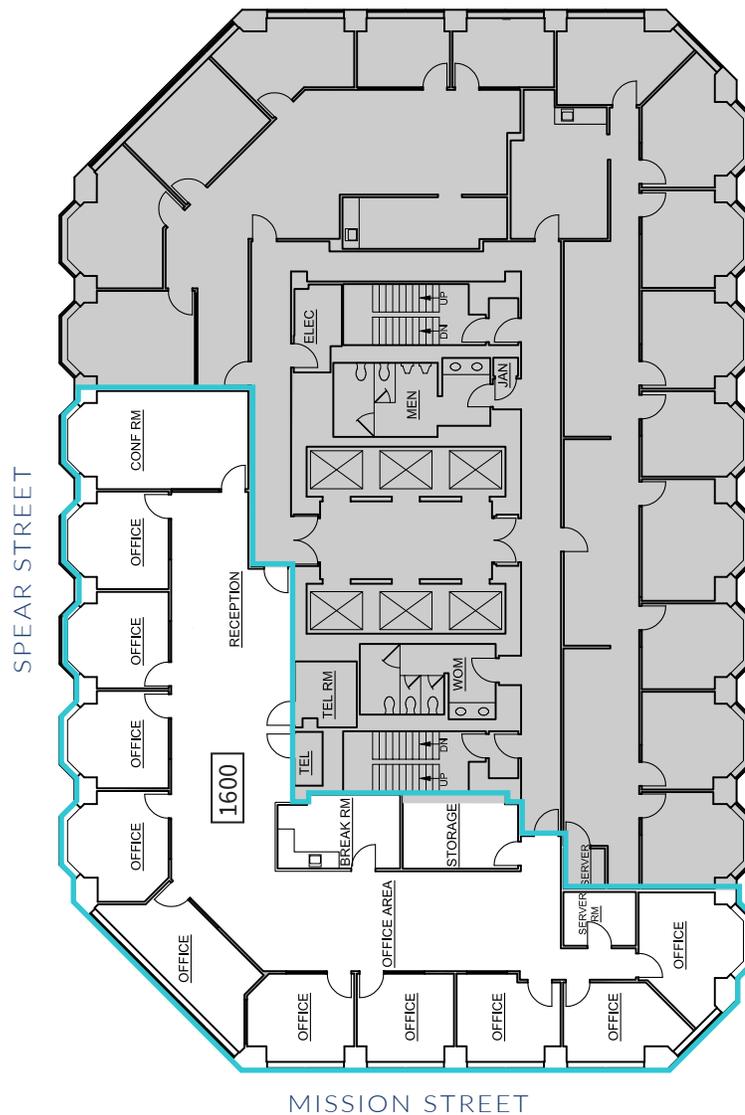
## SUITE 1500 - 10,854 RSF AVAILABLE NOW

- Water & Bay Bridge Views
- 22 Private Offices
- 4 Conference Rooms
- 1 Large Boardroom
- Reception Area
- Kitchen/Break Area
- IT Room
- 4 Storage Rooms
- Wellness Room
- Restroom
- Open Area



## SUITE 1600 - 4,715 RSF AVAILABLE NOW

- Water & Bay Bridge Views
- 10 Private Offices
- 1 Large Conference Room
- Kitchen/Break Room
- Reception Area
- 2 Storage Rooms
- IT Room
- Open Area





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