

160 Spear Street



Premier Plug-and-Play Sublease | Multiple Floors, Move-In Ready

118,716 RSF Available December 1, 2026

Term Through September 30, 2027 / March 31, 2029



Highlights & Features



Proximity to BART/Muni, Ferry Building and Salesforce Park



Landscaped plaza with seating between building lobby and Spear Street



Bicycle storage facility access



Institutional ownership and on-site management by Tishman Speyer



All spaces have potential for extended lease term on a direct basis



* Views of Salesforce Park from sublease premises

Rare Multi-Floor Opportunity

118,716 RSF Total



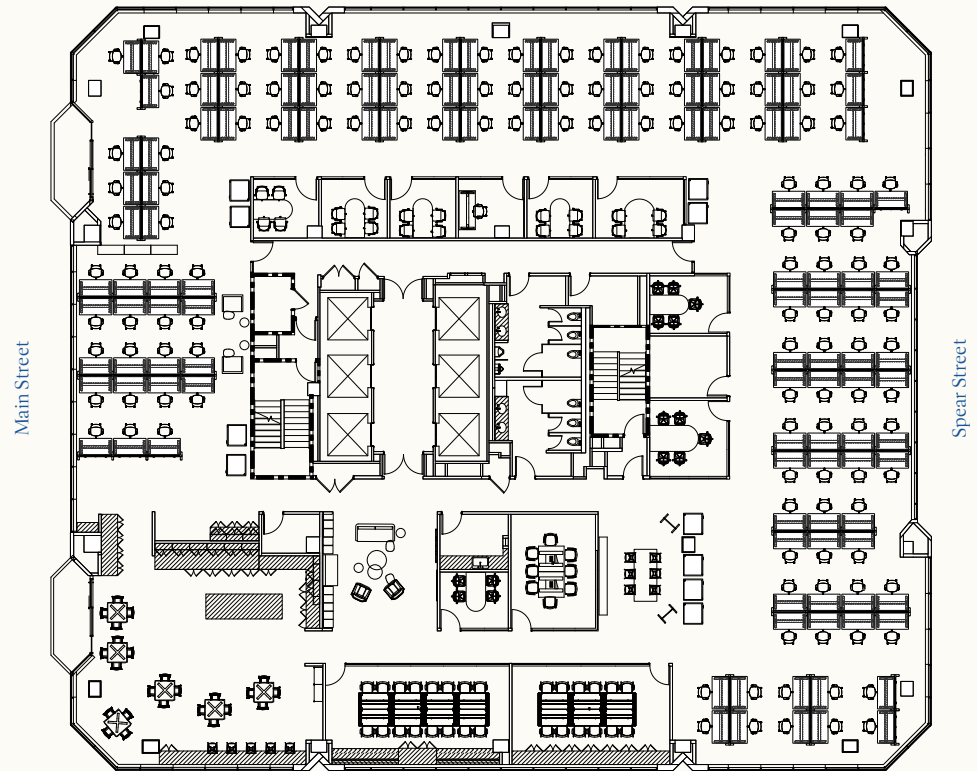
19th floor

16,065 RSF

Term Through 09/30/2027



*Photos of representative space



- 134 workstations
- 2 large meeting rooms
- 1 wellness room with plumbing
- 10 medium meeting rooms
- 10 phone booths
- Pantry on window line

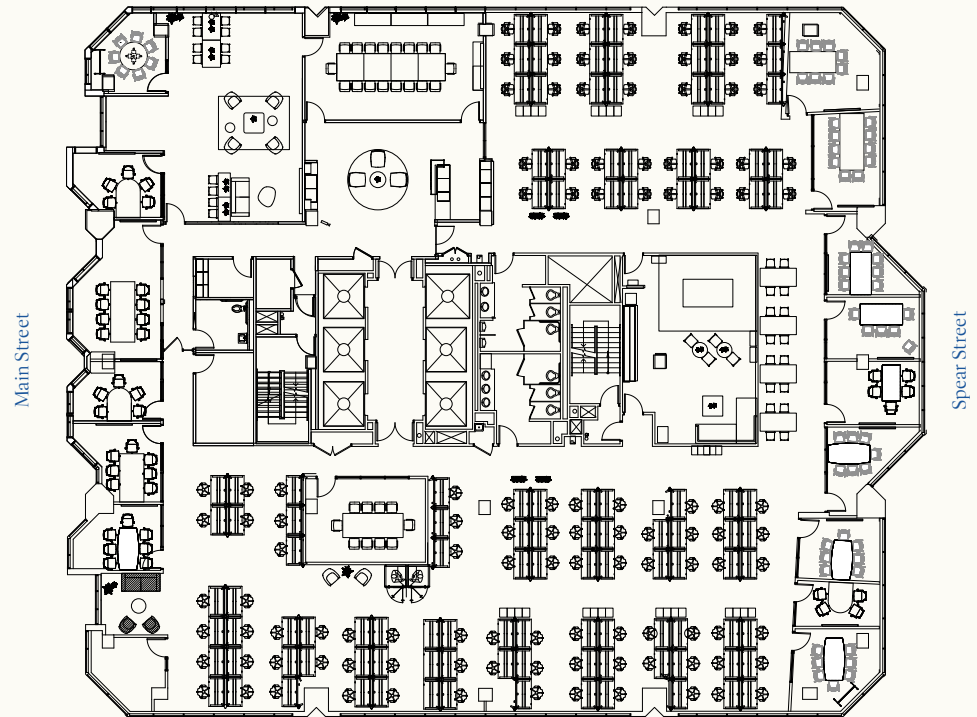
15th floor

16,476 RSF

Term Through 09/30/2027



*Photos of representative space



- 109 workstations
- 2 large meeting rooms
- 16 medium meeting rooms
- 2 phone booths
- 1 supplemental, single-stall restroom
- Pantry

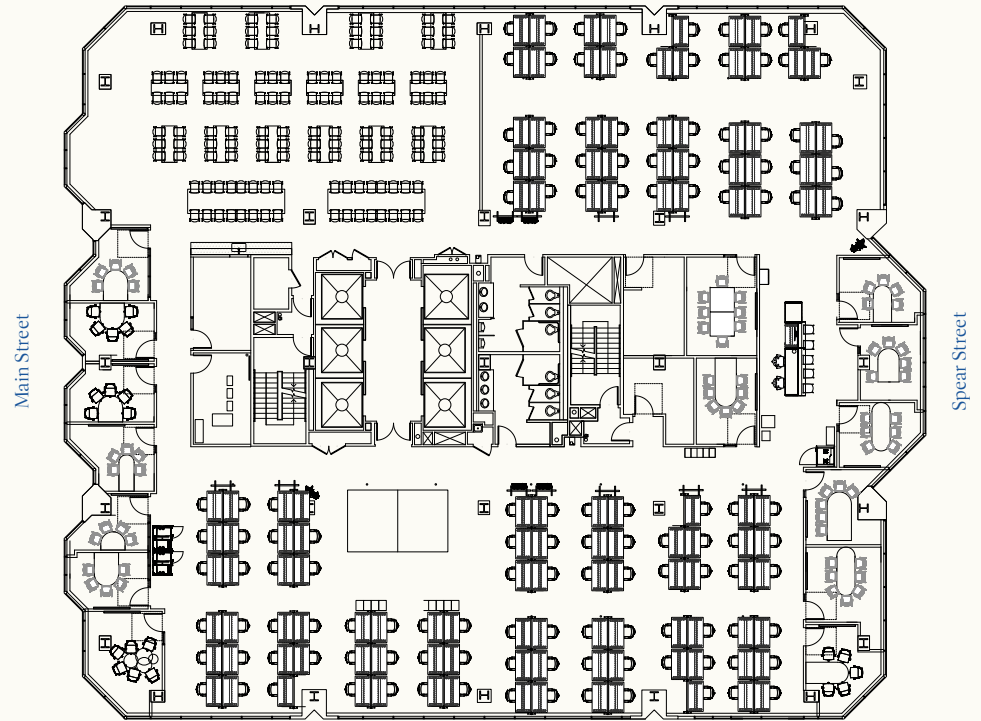
14th floor

16,586 RSF

Term Through 09/30/2027



*Photos of representative space



- Large gathering / dining area on window line
- 128 workstations
- 15 medium meeting rooms
- 3 phone booths

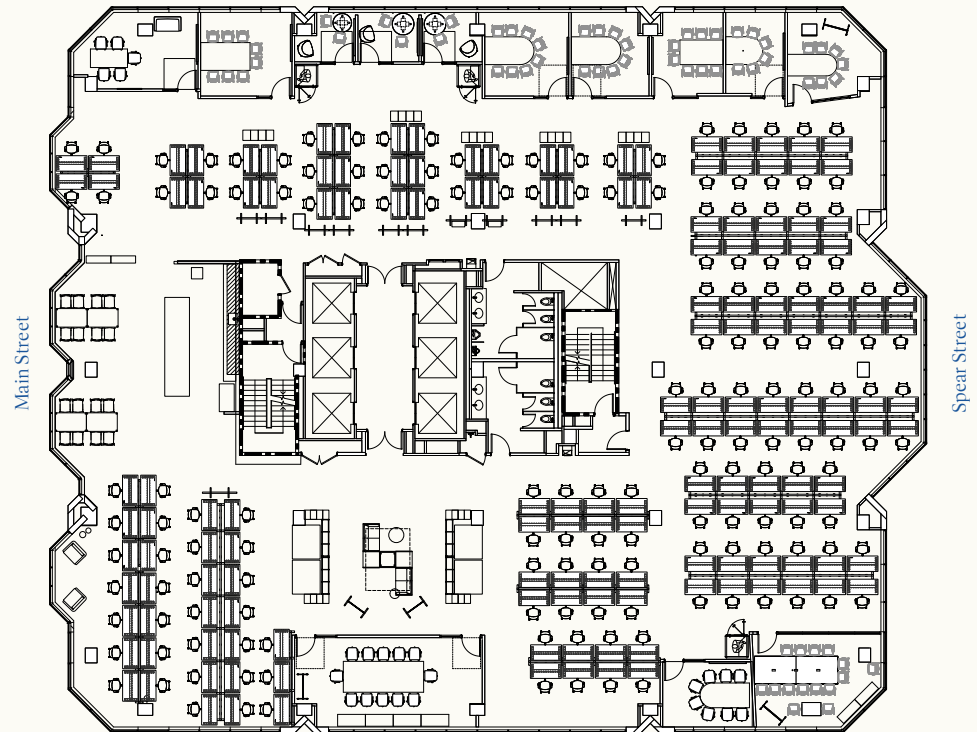
13th floor

16,586 RSF

Term Through 09/30/2027



*Photos of representative space



- 163 workstations
- 1 board room with seating for 12
- 9 medium meeting rooms
- 3 small meeting rooms
- 3 phone booths
- Pantry on window line

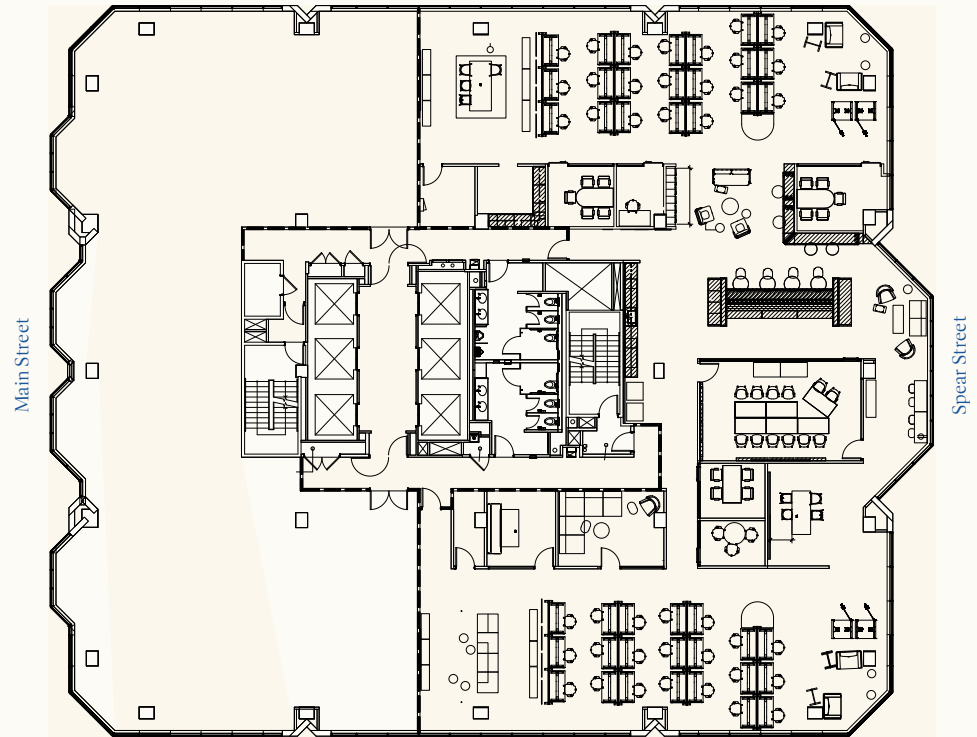
12th floor

9,595 RSF

Term Through 09/30/2027



*Photos of representative space

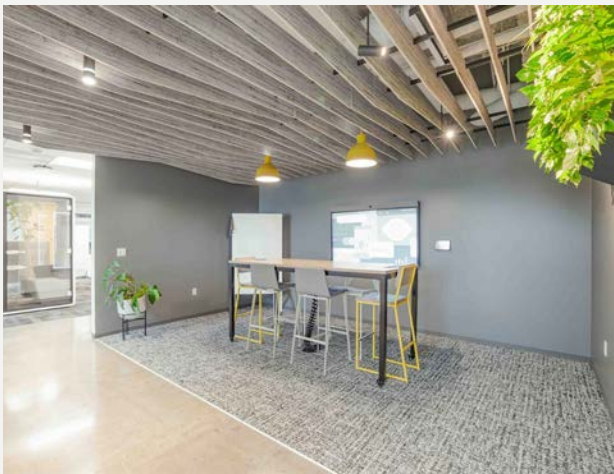


- 42 workstations
- 1 large meeting room
- 6 medium meeting rooms
- 2 phone rooms
- Pantry/lounge on window line

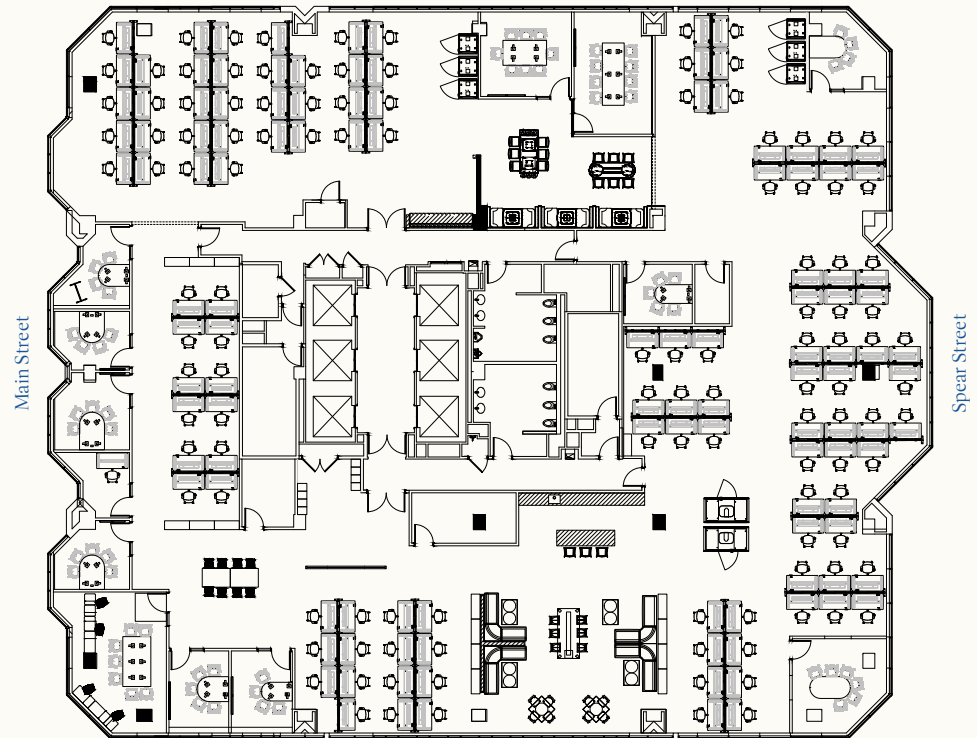
11th floor

16,681 RSF

Term Through 03/31/2029



*Photos of representative space



- 122 workstations
- 2 large meeting rooms
- 10 medium meeting rooms
- 1 small phone room
- 8 phone booths
- Pantry and lounge on window line

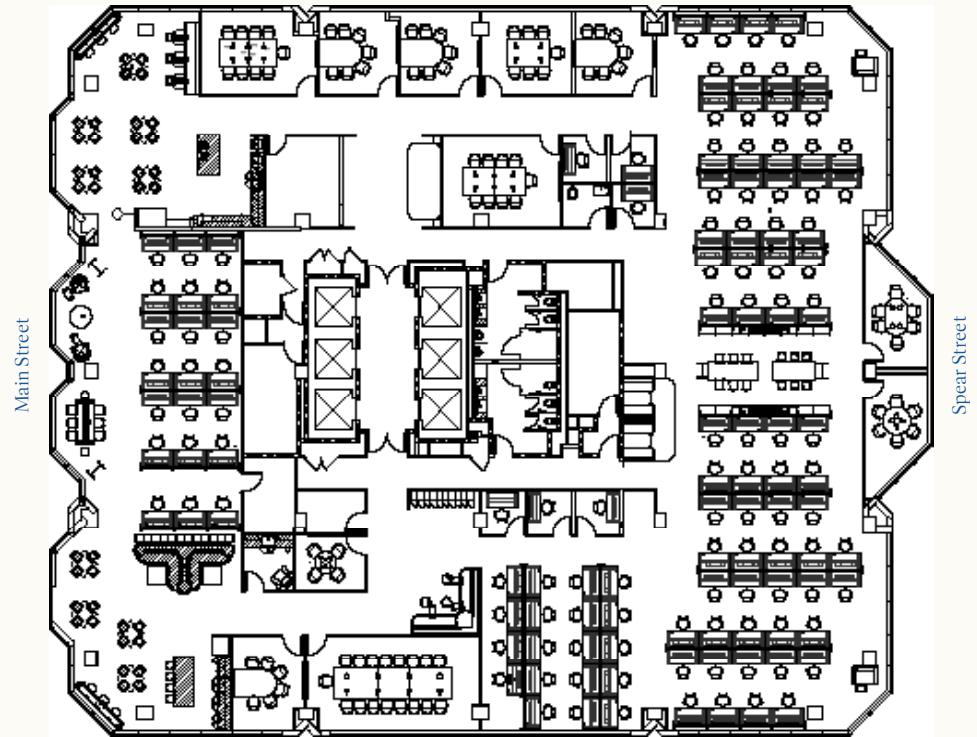
10th floor

16,679 RSF

Term Through 03/31/2029



*Photos of representative space



- 1 boardroom seating 18
- 107 workstations
- 1 wellness room with plumbing
- 10 medium meeting rooms
- 6 phone booths
- 1 supplemental, single-stall restroom
- Pantry on window line

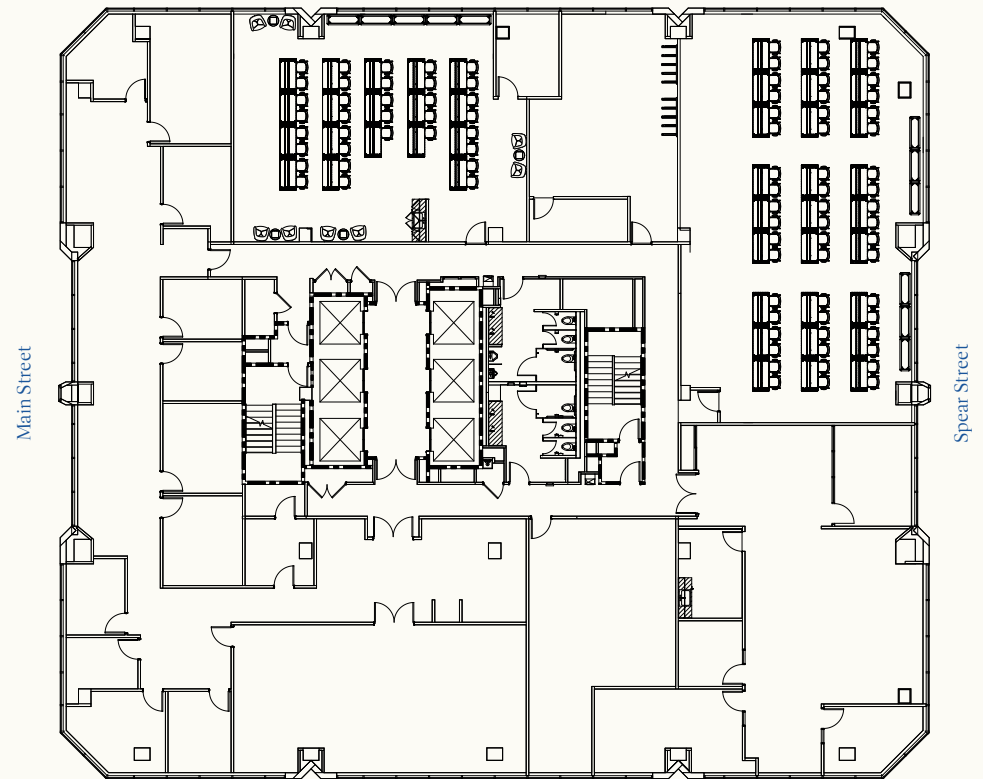
3rd floor

10,048 RSF

Term Through 09/30/2027



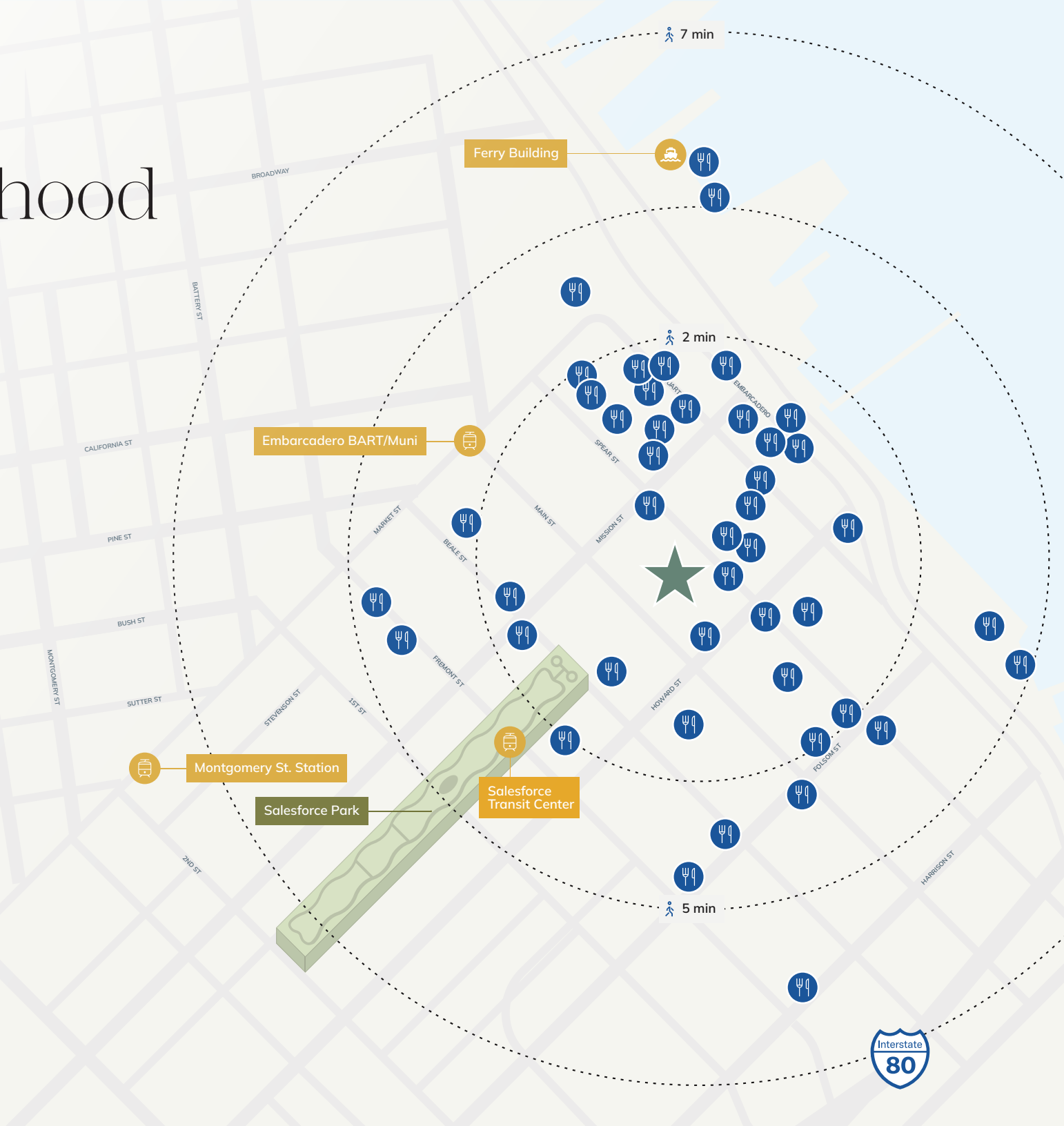
*Photos of representative space



- 2 Training rooms accommodating 36 & 54 seated, classroom style
- Private, secure bicycle storage room

The Neighborhood

- ★ 160 Spear St
- ☪ Dining/Cafes
- ☪ Transportation





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