



# *New Large Block Sublease*

**111,422 SF**  
**22 4<sup>th</sup> Street**

SEVEN SUITES - Term Through Feb. 28th, 2025

3rd Floor - 16,372 RSF

4th Floor - 16,373 RSF

5th Floor - 16,374 RSF

6th Floor - 16,374 RSF

8th Floor - 16,285 RSF

9th Floor - 14,822 RSF

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# Building Highlights



Efficient Floor plates  
and easily configured  
side core design



On site  
parking garage



Secure bike storage  
and fix-it station



Easy access to BART,  
MUNI, ferries and  
highways 101 and 280



Café  
in lobby



Walking distance to  
San Francisco's Union Square  
and Westfield Center



Energy  
Star Certification



24/7  
Security



LEED  
Gold Certification

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## 3<sup>rd</sup> Floor

Creative Suite  
16,372 RSF  
Available Now

## 4<sup>th</sup> Floor

Creative Suite  
16,373 RSF  
Available Now

## 5<sup>th</sup> Floor

Traditional Suite  
16,374 RSF  
Available Now

## 6<sup>th</sup> Floor

Traditional Suite  
16,374 RSF  
Available Now

## 8<sup>th</sup> Floor

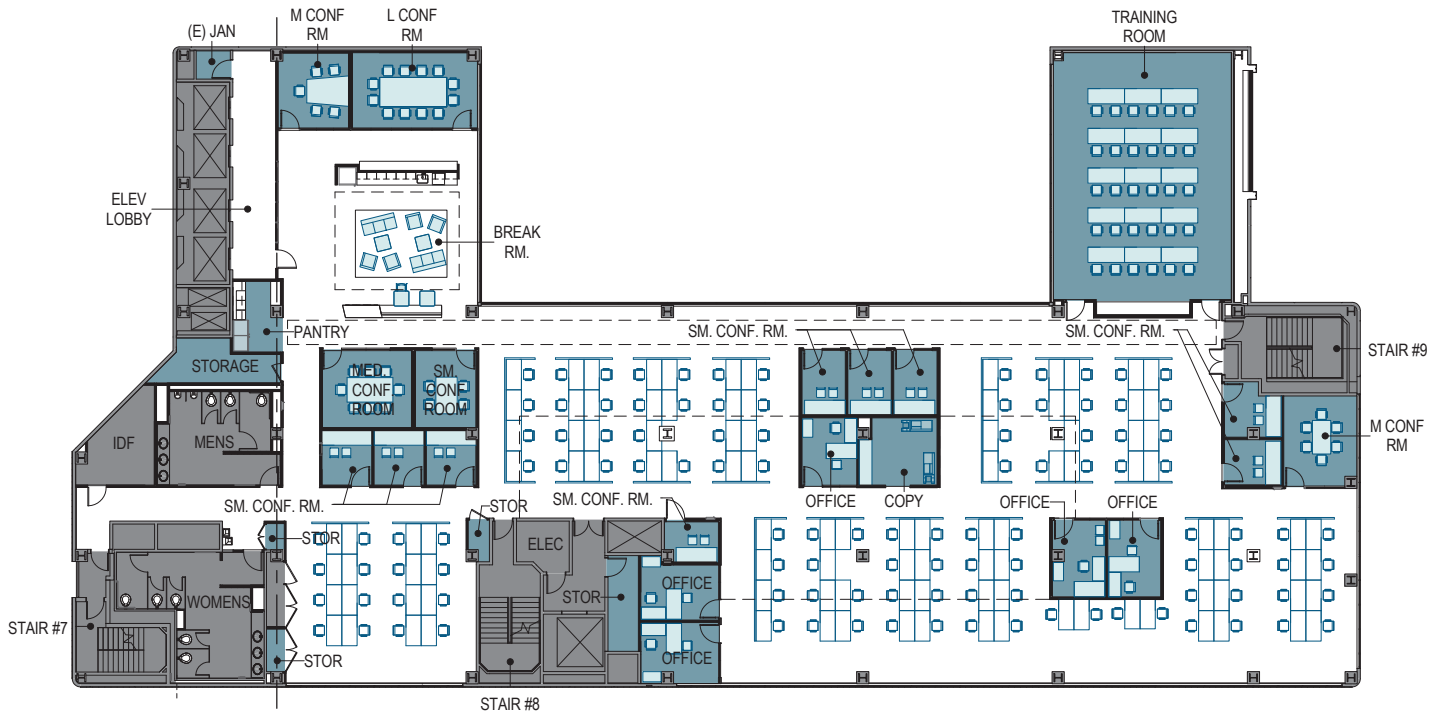
Creative Suite  
16,285 RSF  
Available Now

## 9<sup>th</sup> Floor

Creative Suite  
14,822 RSF  
Available Now

# Floor Plan

3<sup>rd</sup> Floor - 16,372 SF



\*Hypothetical Furniture Layout



Available Now



Fully Furnished



Creative Suite



Exposed Ceiling



Reception Area



2 Large, 3 Medium & 9 Small Conference rooms



5 Private Offices & Room for 107 Workstations



Copy Area



Large Kitchen/Break Area



Server Room

For more information:

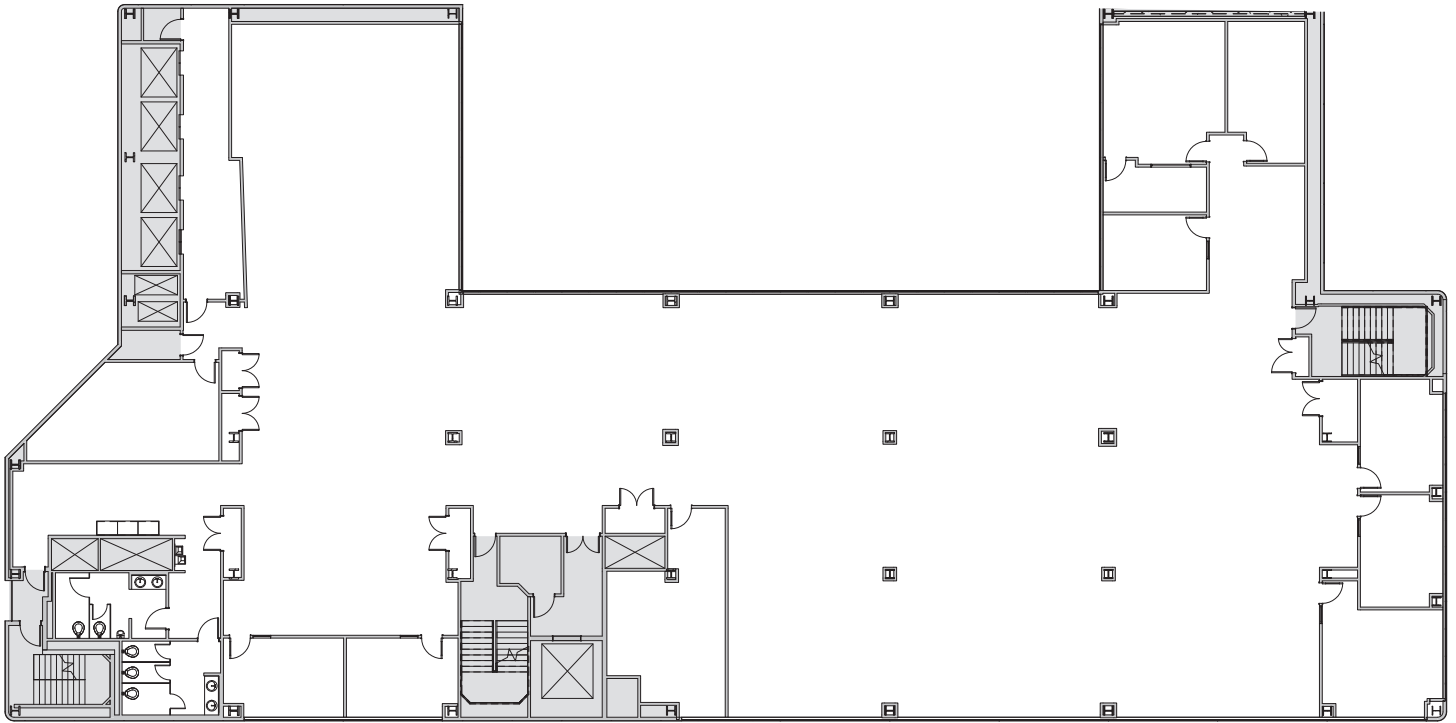
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# Floor Plan

4<sup>th</sup> Floor - 16,373 SF



\*Hypothetical Furniture Layout



Available Now



Fully Furnished



Creative Suite



Exposed Ceiling



Reception Area



3 Conference Rooms



6 Private Offices



Copy Area



Large Kitchen/Break Area



Server/Storage Room

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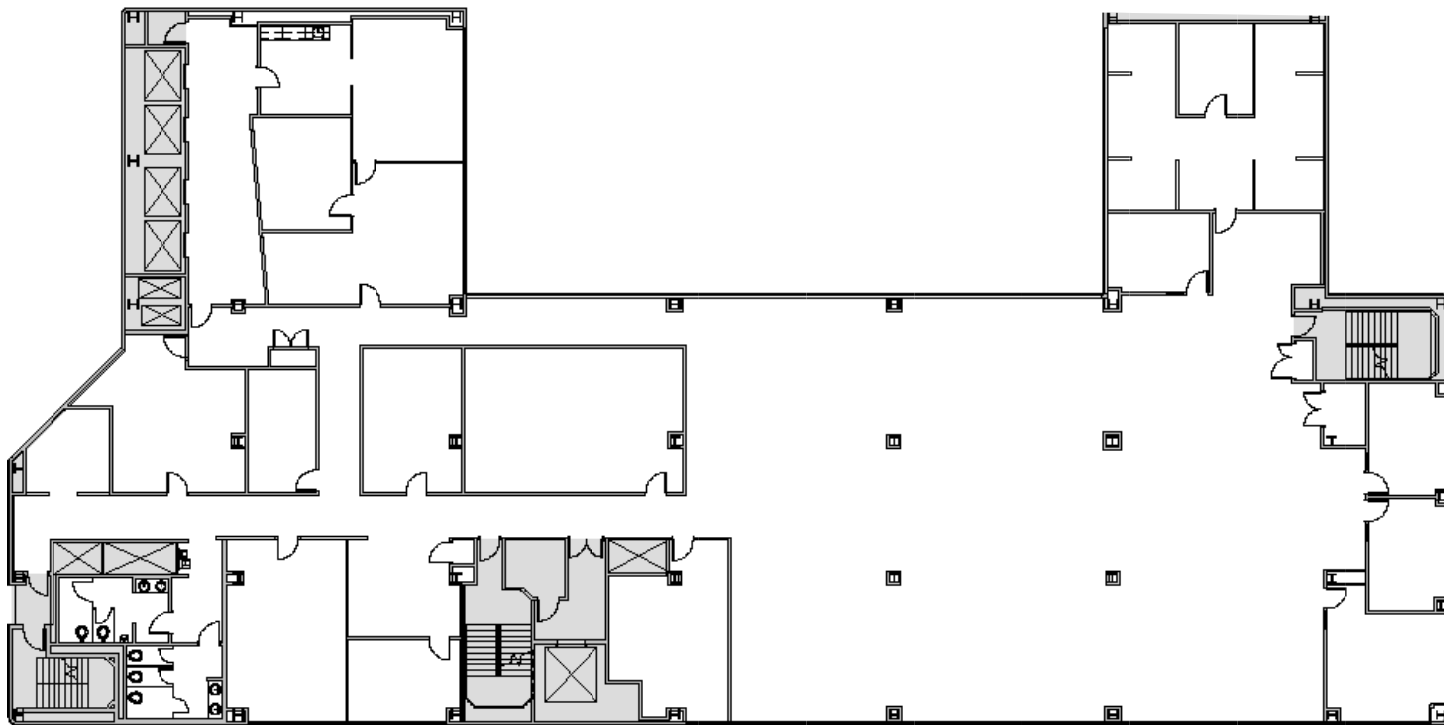
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# Floor Plan

5<sup>th</sup> Floor - 16,374 SF



\*Hypothetical Furniture Layout



Available Now



Fully Furnished



Reception Area



2 Large & 4 Medium  
Conference Rooms



2 Private Offices



Copy Area



Large Kitchen/Break Area



Server Room

For more information:

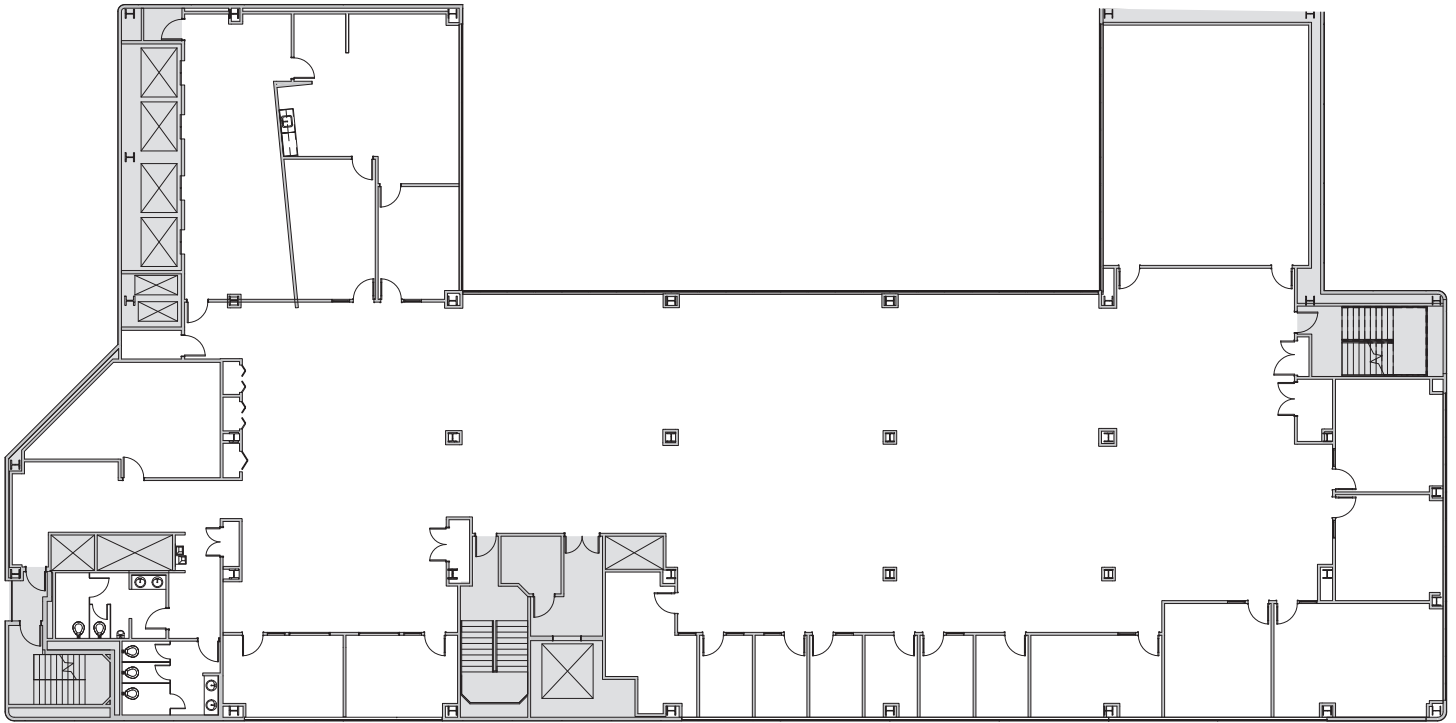
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# Floor Plan

6<sup>th</sup> Floor - 16,374 SF



\*Hypothetical Furniture Layout



Available Now



Reception Area



3 Large & 6 Medium  
Conference Rooms



6 Private Offices



Copy Area



Large Kitchen/Break Area



Server Room

For more information:

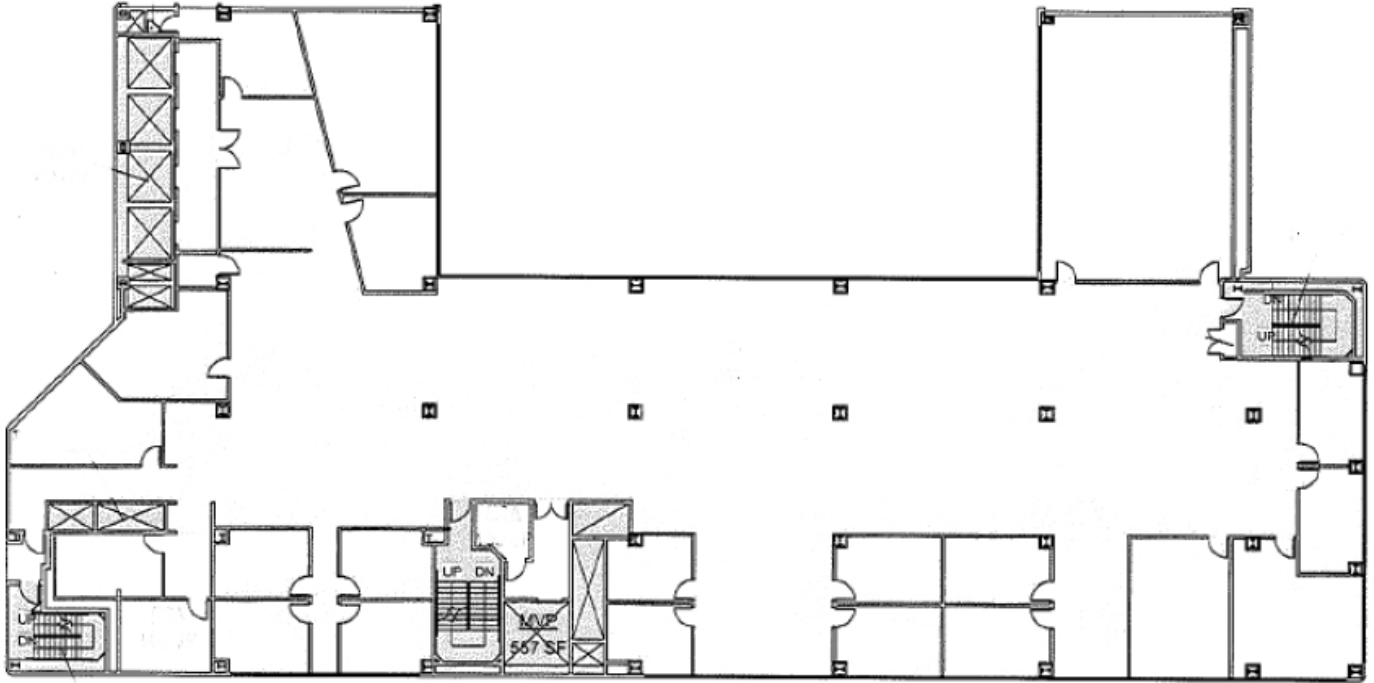
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# Floor Plan

8<sup>th</sup> Floor - 16,285 SF



\*Hypothetical Furniture Layout



Available Now



Creative Suite



Exposed Ceiling & Polished  
Concrete Floors



Reception Area



2 Large, 4 Medium & 10 Small  
Conference Rooms/Private Offices



Copy Area



Large Kitchen/All-hands Area



Server Room

For more information:

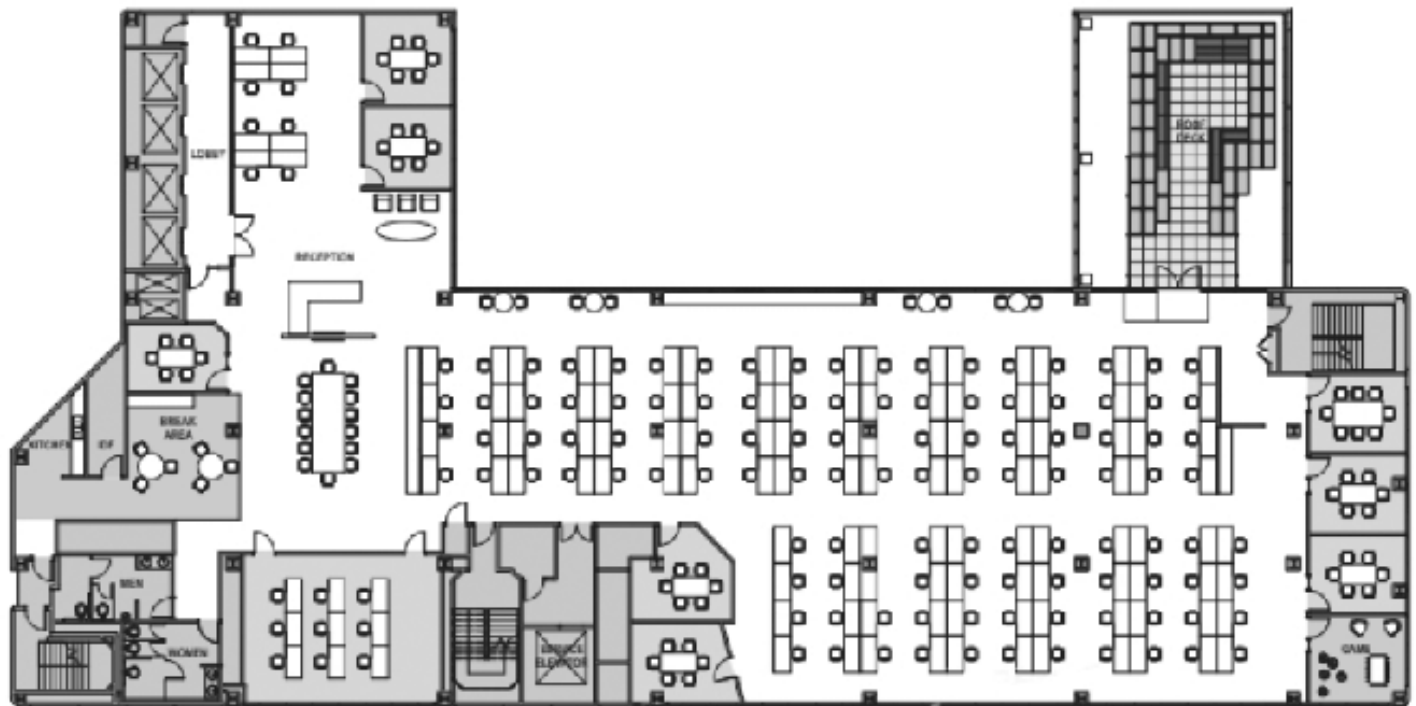
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# Floor Plan

9<sup>th</sup> Floor - 14,822 SF



\*Hypothetical Furniture Layout



Available Now



Fully Furnished



Private Outdoor Deck



Creative Suite



Exposed Ceiling & Polished  
Concrete Floors



Reception Area



1 Large Boardroom & 9  
Medium Conference Rooms



Large Kitchen/All-hands Area



Room for 98 Work Stations

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