



SAN FRANCISCO, CA 94105

577 Howard St.

FOR SUBLEASE

LEX - AUGUST 2027

Creative Brick & Timber Office
in Prime East Cut location

CHARLIE CUTLER

Partner
Email: charlie@calco-sf.com
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DRE #02026787

LIV MASON

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We're Here to Help – Reach Out Today!

425 2nd St. Suite 450, San Francisco, CA 94107 | info@calcosf.com | (415) 970-0000 | calcosf.com

HIGHLIGHTS

| 577 Howard St.

AVAILABLE SPACE

2,000 SF

RATE

CONTACT BROKERS

AVAILABLE

IMMEDIATELY

PROPERTY HIGHLIGHTS

- Cool, Creative office
- Brick & Timber Aesthetics
- High Ceilings
- Hardwood Flooring
- Delivered Furnished
- One (1) Conference Room
- Two (2) Phone Booths
- Gorgeous Windowlines
- Incredible Location,
Off the 2nd St. Corridor



GALLERY

| 577 Howard St.

 **CALCO**
COMMERCIAL, INC.



LOCATION OVERVIEW

| 577 Howard St.



Prime location in the heart of San Francisco's Yerba Buena / SOMA district, surrounded by world-class hotels, cultural venues, and major tech and financial offices, with exceptional walkability and transit access.



03 MIN to Yerba Buena Gardens

04 MIN to Moscone Center

06 MIN to Market Street



03 MIN to Financial District

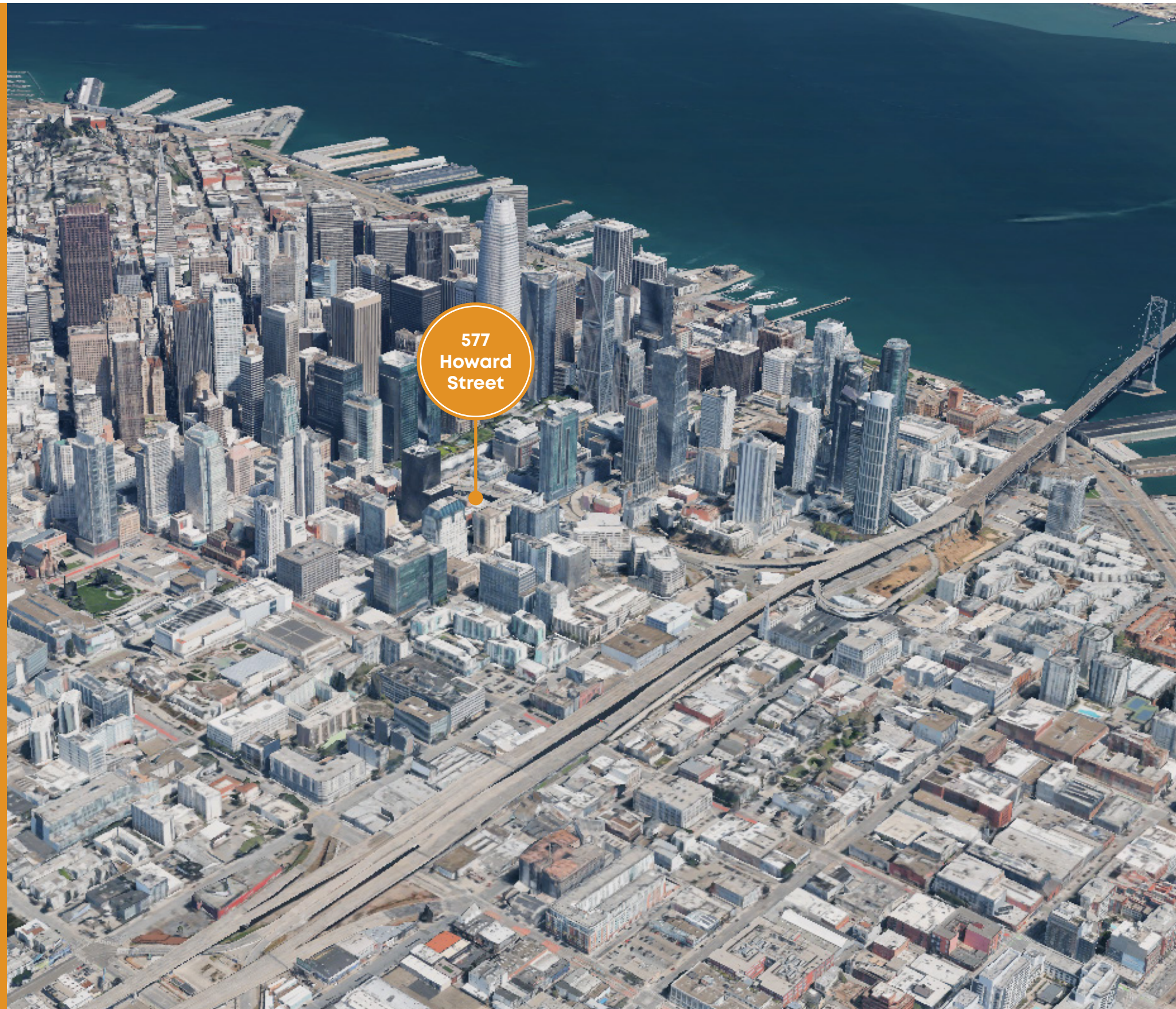
05 MIN to Union Square

07 MIN to Embarcadero Waterfront



02 MIN to I-80 On-Ramp

04 MIN to US-101 Access



NEARBY AMENITIES

| 577 Howard St.

MOST STRATEGIC LOCATION TO SCALE IN SF

Services & Retail

1. Shine Cleaners
2. Fanta Cleaners
3. SOMA Cleaners
4. Walgreens
5. AT&T
6. Moscone Center
7. Shell gas station
8. UPS Store
9. Equinox
10. US Post Office
11. Supercuts
12. Flagship Crossfit
13. Club One Fitness
14. VanBuren Fitness
15. 24 Hour Fitness
16. Crunch
17. Embarcadero YMCA
18. Crossfit

Hotels

1. W Hotel
2. Four Seasons Hotel
3. St. Regis
4. Palace Hotel
5. Marriott Marquis

Food & Drinks

1. Spice Kit
2. Town Hall
3. DragonEats
4. Chipotle
5. Foccacia
6. Starbucks
7. International Smoke
8. Yank Sing
9. Perry's
10. Boulevard
11. Rosa Mexicano
12. Osha Thai
13. Benu
14. Sweetgreen
15. Cafe Du Soleil
16. Mourad
17. Per Diem
18. Local Edition
19. Barcha
20. Philz Coffee
21. Working Girls' Cafe
22. Peet's Coffee
23. Sweetgreen
24. Blue Bottle





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PIONEERING REAL ESTATE SOLUTIONS WITH PROVEN EXPERTISE

Calco Commercial, founded in 2011 by Scott Mason, brings over 35 years of experience and 2,500+ transactions, totaling over \$2.2 billion in sales and leases. Specializing in leasing and sales of commercial real estate in the San Francisco Bay Area and nationwide, we consistently rank as a top-producing firm. With deep knowledge of the Bay Area market, our team offers clients over three decades of expertise and exceptional customer service, providing the tools and guidance to navigate the ever-changing commercial real estate landscape.