

**±1,320 SF
FOR
LEASE**

1600
OWENS
STREET



FOR LEASING INFORMATION

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**STREET LEVEL RETAIL SPACE IN
NEW MEDICAL BUILDING**

PROPERTY HIGHLIGHTS

- 1,320 SF of ground floor retail
- Seeking café / deli concept that will cater to the healthy lifestyle of Mission Bay residents and employees.
- Outdoor seating considered

AREA HIGHLIGHTS

- 1.4M SF of existing research & lab space
- 5,000 existing residential units in Mission Bay
- 4 blocks to new Golden State Warriors Arena



San Francisco: Mission Bay Retail Outlook

SUBMARKET OVERVIEW

- Mission Bay's transformation will continue through 2016 & 2017 as developers break ground on new office, hotel and multi-family projects with nearby redevelopment projects at Candlestick Park and the San Francisco Shipyard. Mission Bay will only grow to become a more attractive submarket for potential occupants in the future.
- Office rental rates in the Mission Bay submarket have increased by 149.1% since the market trough of Q1 2010, and by 11.2% year-over-year. Direct office vacancy is at 5.6%, much lower than citywide vacancy of 8.0%
- Retail is slowly taking shape as new office and housing projects are completed. Very few spaces are available today, but the planned Chase Arena, the new Uber campus, and the completion of The Exchange will bring new retail opportunities to the submarket.
- The Mission Bay district will continue to evolve and thrive with the influx of development bringing companies and residents to the area. Right now, Mission Bay offers a unique opportunity.

CURRENT AREA RETAILERS

SAFEWAY



RÉVEILLE
COFFEE CO.



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