



116 New Montgomery



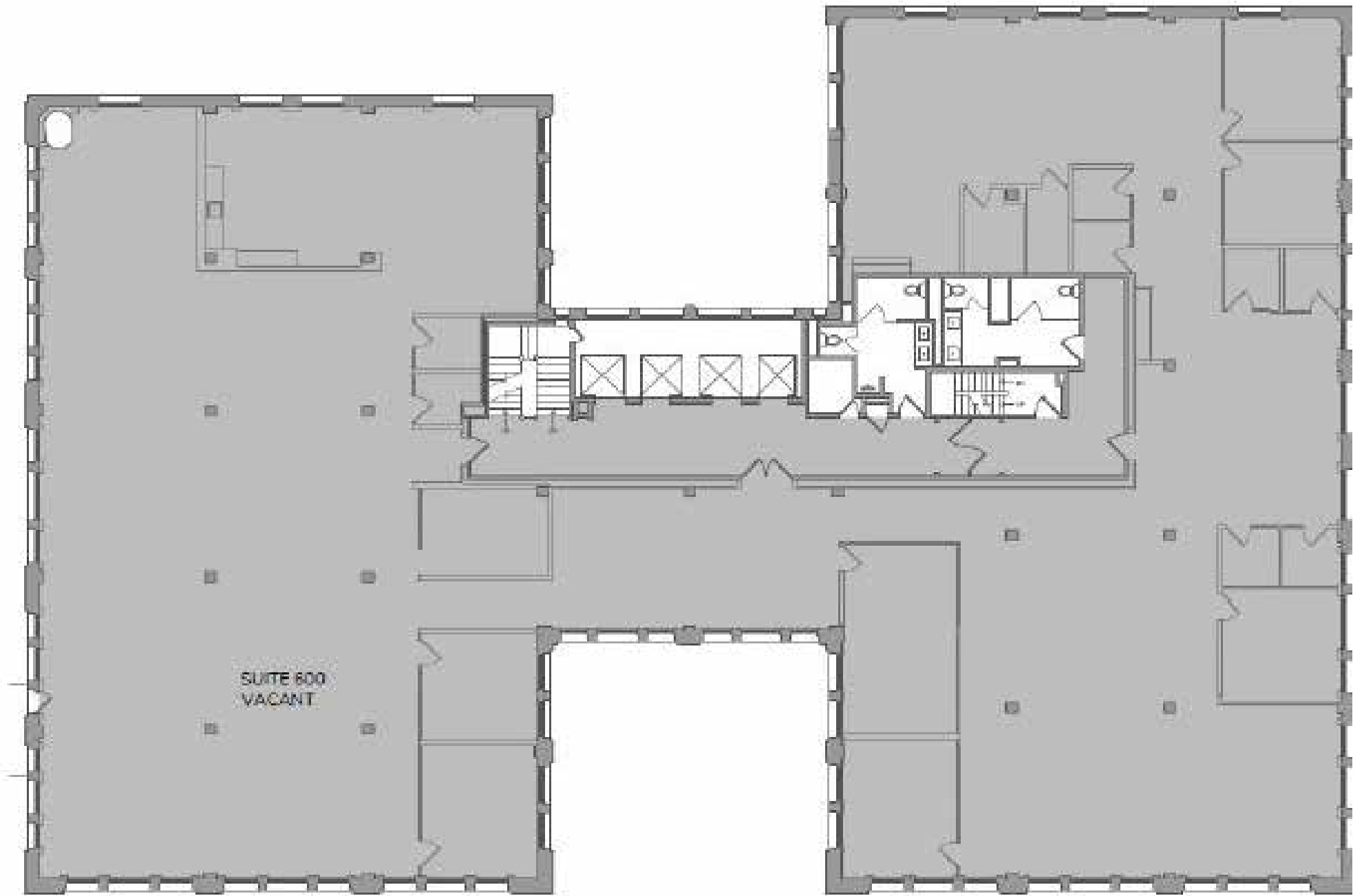
NEWMARK

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Director

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FLOOR PLAN

-  6TH FLOOR – 14,282 SF
-  FLEXIBLE TERM
-  PREVIOUS SPEC SUITE
-  PLUG & PLAY
-  CURRENTLY CONFIGURED WITH 76 DESKS, ROOM FOR 112
-  DEDICATED RECEPTION
-  HIGH-END KITCHEN & SEATING AREA
-  MIX OF BREAKOUT ROOMS, VARIOUS SIZES
-  BELOW MARKET RATE, DEAL READY



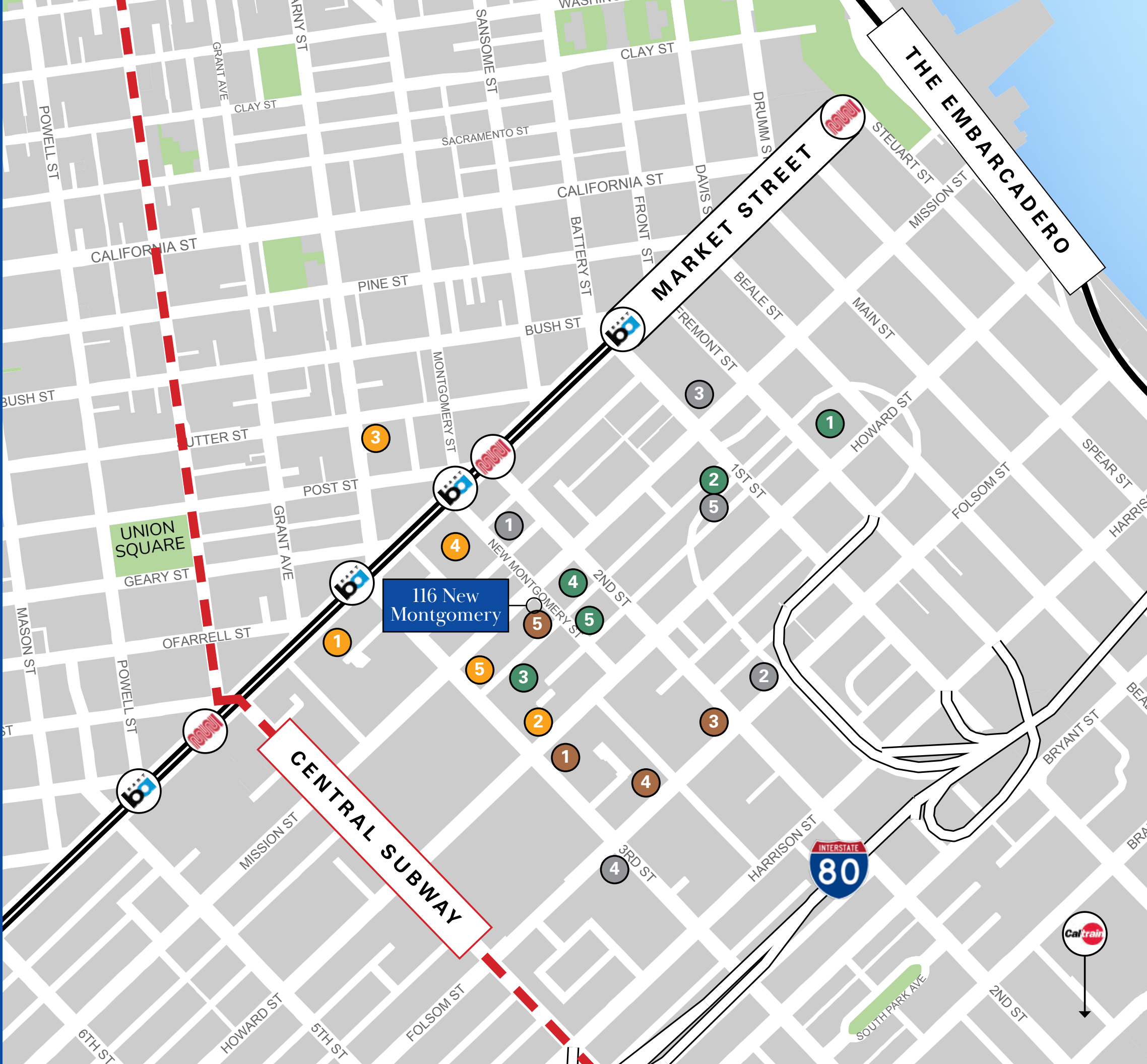
IMAGES



TRANSPORTATION & AMENITIES

	DRIVE	WALK	BIKE
CENTRAL SUBWAY	6 MIN	13 MIN	6 MIN
MONTGOMERY BART	4 MIN	6 MIN	3 MIN
CALTRAIN STATION	6 MIN	20 MIN	10 MIN

	CAFES
1	ANDYTOWN COFFEE ROASTERS
2	PHILZ COFFEE
3	SIGHTGLASS COFFEE
4	RED DOOR CAFE
5	CAFE MADELEINE
	RESTAURANTS
1	FOGO DE CHAO BRAZILIAN STEAKHOUSE
2	LAO TABLE
3	THE FLY TRAP
4	THE PATIO BY ALEXANDER'S STEAKHOUSE
5	TAKOBA
	GYMS
1	CRUNCH FITNESS – NEW MONTGOMERY
2	KINETIC PLAYGROUND
3	SOUL CYCLE
4	CRUNCH FITNESS – YERBA BUENA
5	FITNESS SF – TRANSBAY
	HOTELS
1	FOUR SEASONS HOTEL SAN FRANCISCO
2	W SAN FRANCISCO
3	GALLERIA PARK HOTEL
4	PALACE HOTEL, A LUXURY COLLECTION
5	THE ST. REGIS SAN FRANCISCO





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