

582 6TH STREET

FOR LEASE | RENOVATED FLEX/OFFICE BUILDING w/ LAB INFRASTRUCTURE

TCP
TOUCHSTONE
COMMERCIAL PARTNERS



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PROPERTY SUMMARY

ADDRESS

582 6th Street, San Francisco, CA 94103

AVAILABLE SPACE

Second Floor +/- 1,200 Square Feet
Ground Floor Office +/- 6,800 Square Feet
TOTAL +/- 8,000 Square Feet

RENTAL RATE

\$15,000 / Month, Industrial Gross

AVAILABLE

Immediately

BUILDING ATTRIBUTES

- + 15' x 12' Drive-In Roll Up Door
- + Large Conference Room
- + Two (2) Ground Floor ADA Restrooms
- + Two (2) 2nd Floor Restrooms
- + 2nd Floor Break Area & Kitchenette
- + +/- 1,500 Sq. Ft. of Shop Space
- + Immediate Access to I-280



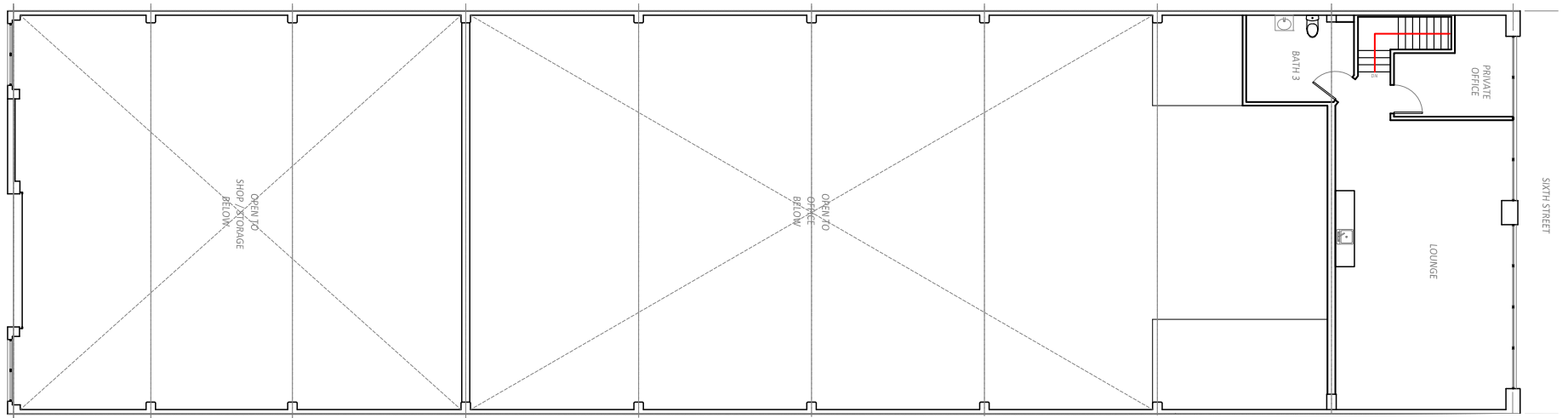
582 6TH STREET



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FLOOR PLANS

Second Floor Office
+/- 1,200 Square Feet

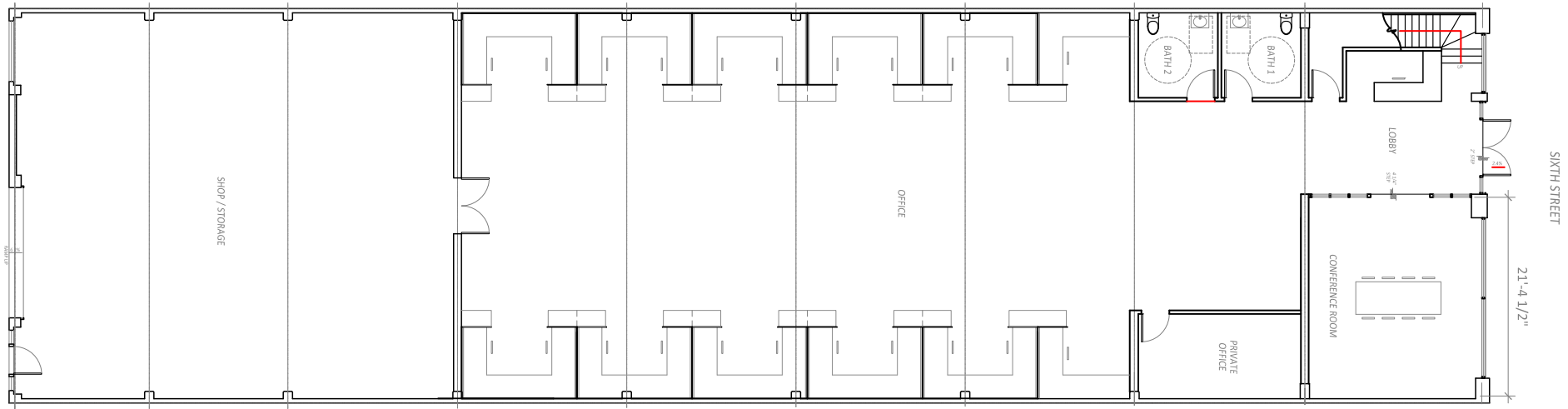


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FLOOR PLANS

Ground Floor

+/- 6,800 Square Feet



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LOCATION OVERVIEW

Desirable South of Market location, walkable to nearby amenities and to surrounding neighborhoods.



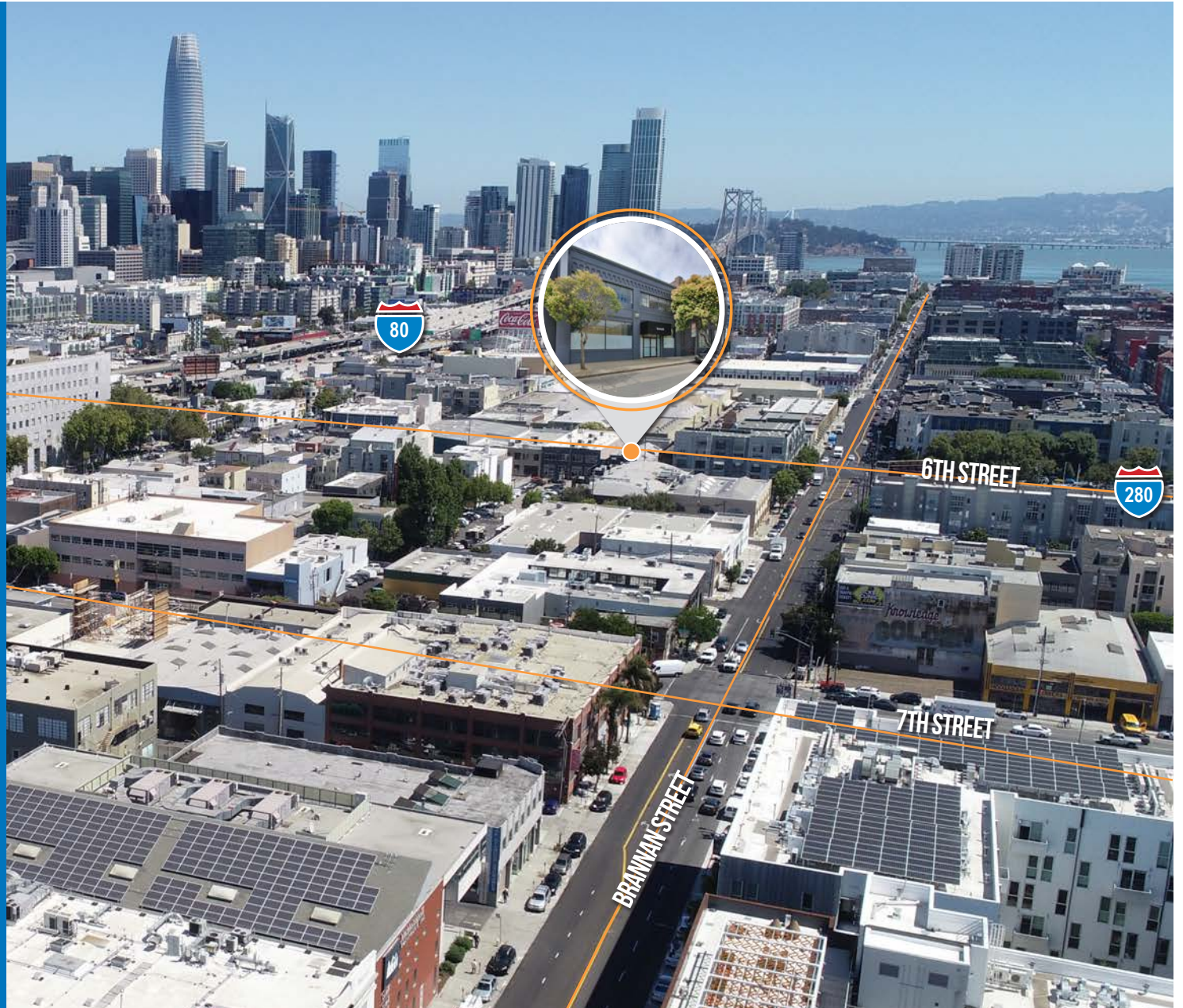
10 MIN to CalTrain Station
17 MIN to Civic Center Bart



07 MIN to Market St.
10 MIN to Financial District



01 MIN to 280 On-Ramp
02 MIN to 80 On-Ramp
06 MIN to 101 On-Ramp



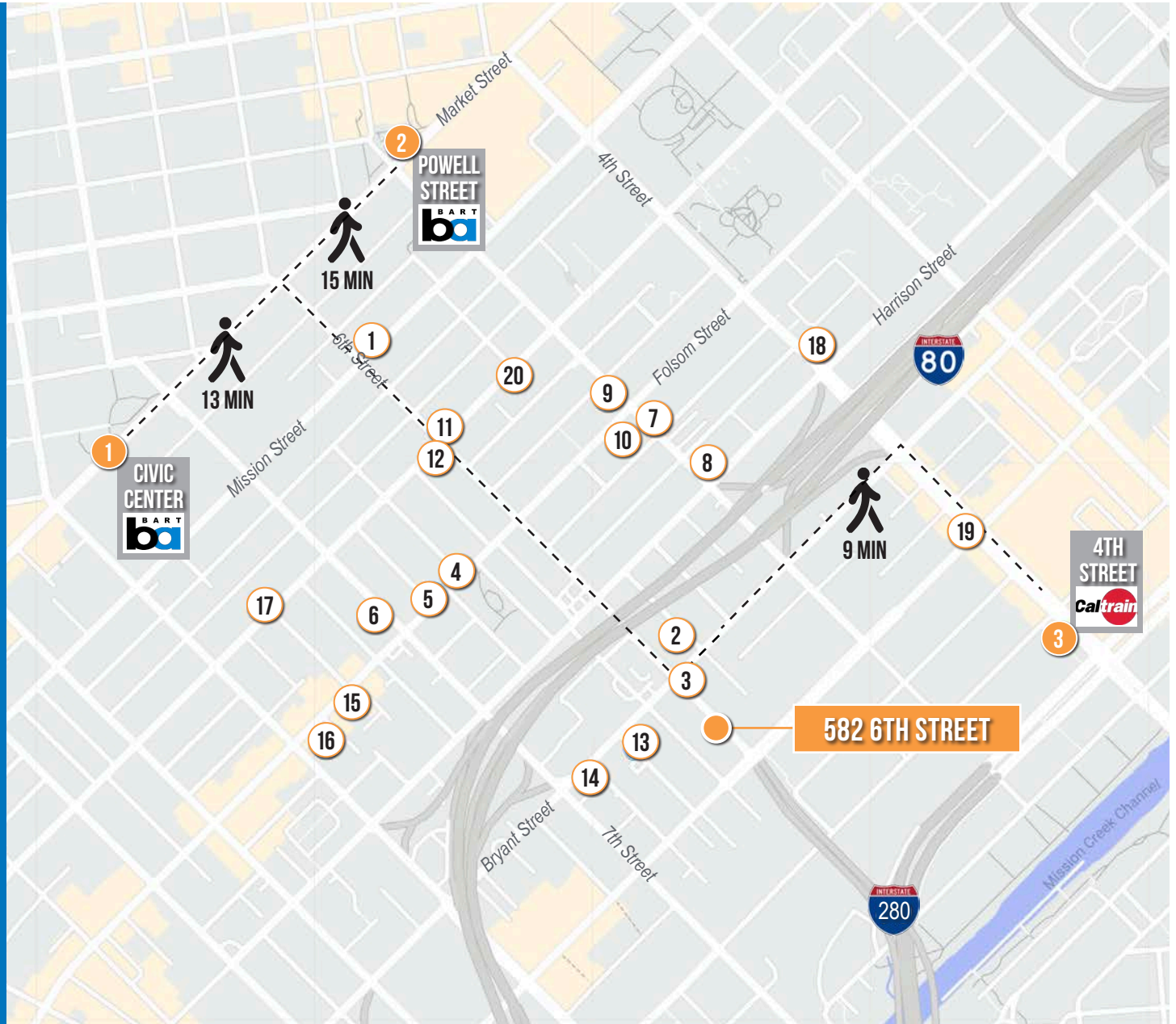
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NEARBY AMENITIES

- 1..... The Bite
- 2..... Frjtz
- 3..... Turtle Tower
- 4..... Deli Board
- 5..... Extreme Pizza
- 6..... Sightglass Coffee
- 7..... Mathilde French Bistro
- 8..... All Star Donuts
- 9..... Vitality Bowls
- 10..... Izakaya Hon
- 11..... Subway
- 12..... Bini's Kitchen
- 13..... Golden Burma Restaurant
- 14..... Caffe Roma Coffee Roasting Co.
- 15..... Iza Ramen SOMA
- 16..... San Francisco Pole and Dance
- 17..... Cellarmaker Brewing Co.
- 18..... Whole Foods Market
- 19..... Marlowe
- 20..... Tin

NEARBY PUBLIC TRANSIT

- 1..... Civic Center Bart Station
- 2..... Powell Street Station
- 3..... 3rd Street Cal Train Station



582 6TH STREET



MARLOWE SF



IZAKAYA HON



SIGHTGLASS COFFEE

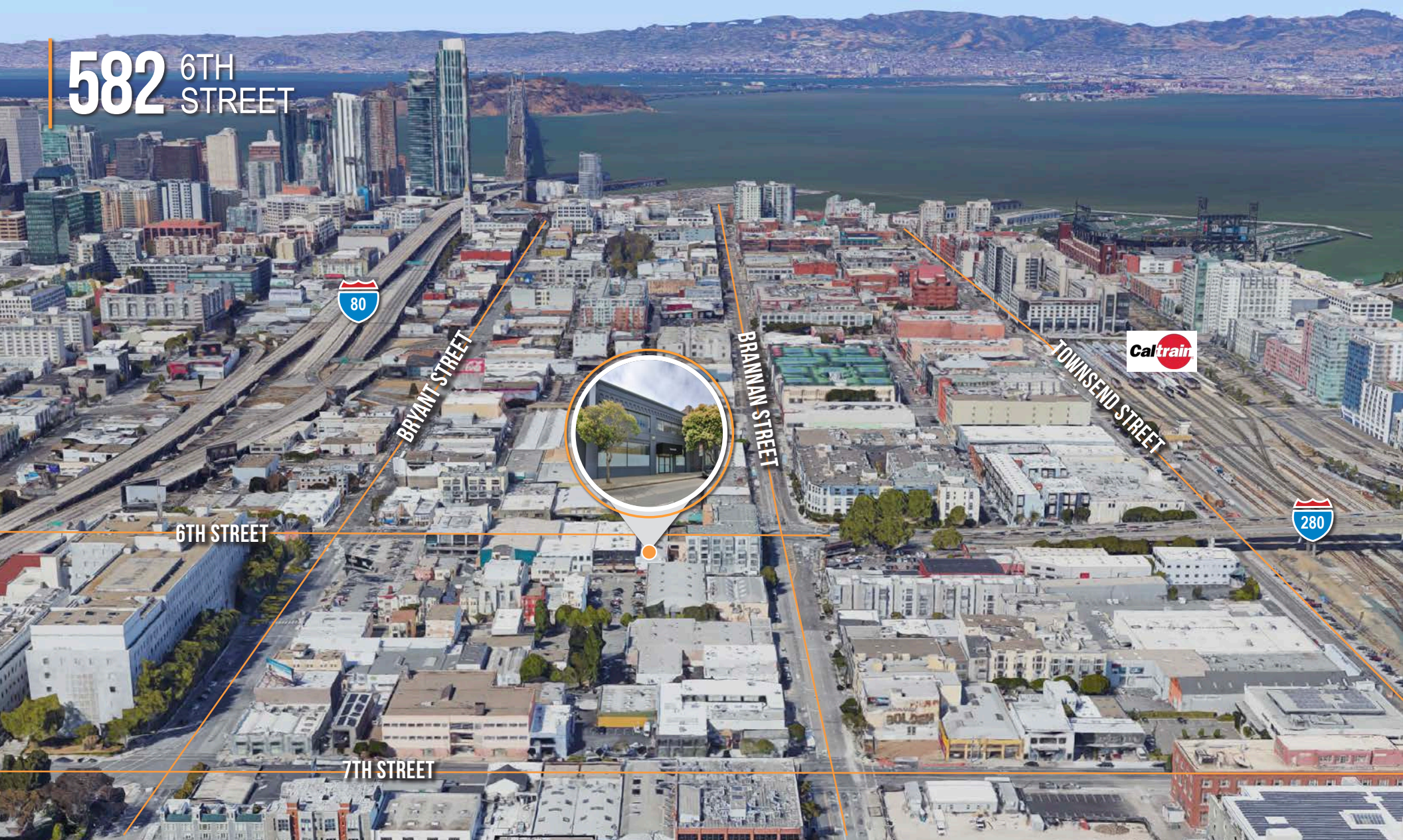


CELLARMAKER BREWING CO.



CHANTAL GUILLON PATISSERIE

582 6TH STREET



BRYANT STREET

BRANNAN STREET

TOWNSEND STREET

6TH STREET

7TH STREET



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