

3140-3150

16TH

MISSION DISTRICT

SAN FRANCISCO



The Albion at 16th Street

20,400 Square Foot Building in Best Mission District Location

FOR LEASE OR SALE

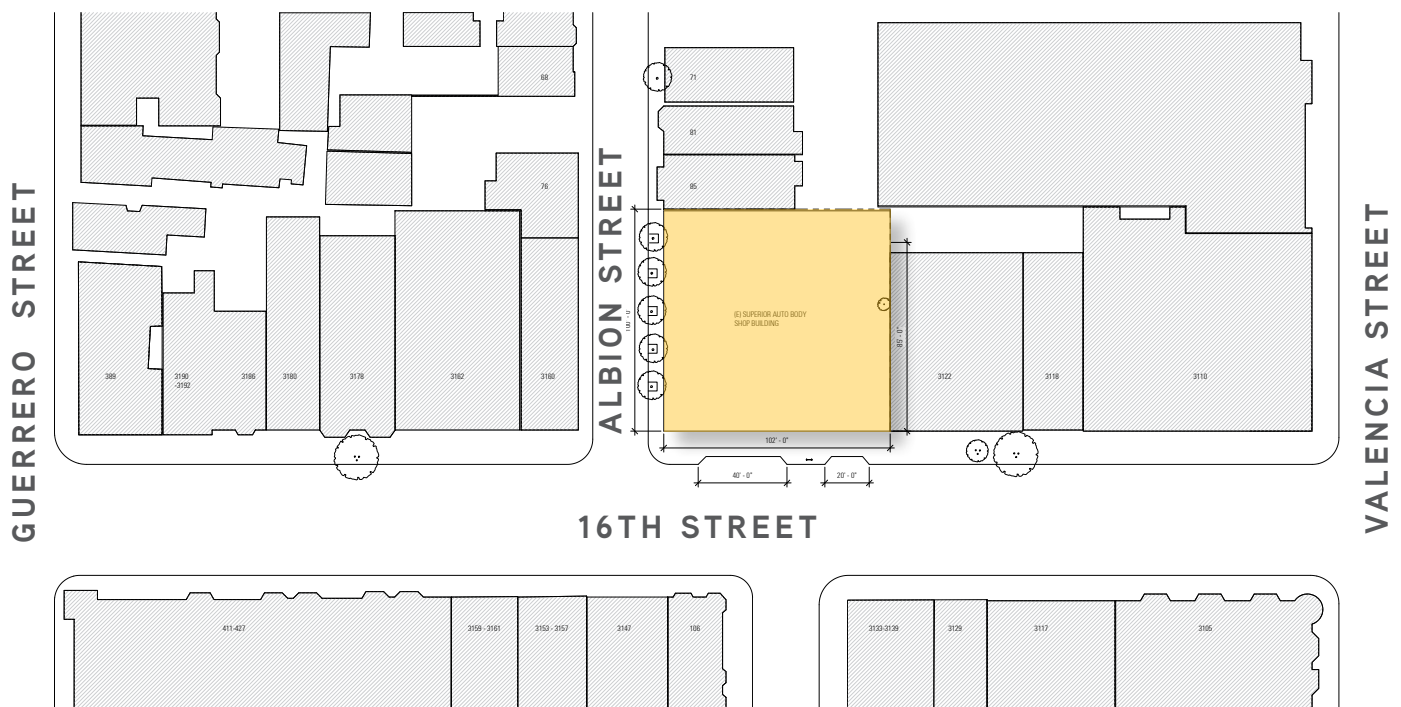


PROPERTY OVERVIEW

ADDRESS	3140-3150 16th Street, San Francisco, CA 94103
APN	3555/018
CURRENT USE	Vacant building
SITE AREA	10,214 SF
GROSS BUILDING AREA	20,400 SF (10,200 SF per floor)
NO. OF STORIES	2
YEAR BUILT	1926
ZONING	NCT - Valencia Street Neighborhood Commercial Transit
HEIGHT LIMIT	55-X

HISTORIC STATUS

National Register Survey Status: B - Potential Historic Resource Inner Mission North
 Historic Resource: A - Historic Resource Present, Individual Historic Resource &
 Contributor to the 16th & Valencia Post-Fire Historic District, Appears eligible for
 CA Register or Historical Resources, Appears eligible for National Register both
 individually and as a contributor to a NR eligible district through survey evaluation



3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL



HIGHLIGHTS

- Beaux-Arts influenced architecture with great natural light and ceiling heights, column free space on 2nd floor, and bow truss roof.
- Fantastic Mission District location within easy walking distance to the Mission District's best restaurants, cafes, bars and retail amenities.
- Easy access to public transportation with 16th & Mission BART located 2 blocks away and Muni 22-Fillmore bus line located within 1/2 block.
- Owner has already developed architectural plans for use by future owner or tenant. Owner has access to capital for tenant renovations.

NCT - VALENCIA STREET ZONING USES

*** PERMITTED OR CONDITIONAL USES SUBJECT TO CONFIRMATION**

- » Design Professionals - Architecture, Engineering, Industrial Design
- » Trade Office - Construction, Contractor, Plumbing, Electrical
- » General Retail - Personal Items, Household Goods, Gifts
- » Real Estate or Other Professional Services
- » School
- » Child Care Facility
- » Residential Care Facility
- » Non-Profit Administrative Services
- » Community or Social Service Facility
- » Job Training Center
- » Private, For-Profit Club
- » Instructional Services - Art, Dance, Music, Exercise, Martial Arts
- » Gym
- » Parking Garage
- » Personal Services - Salons, Spas
- » Neighborhood Agriculture

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL



2ND FLOOR

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL



2ND FLOOR



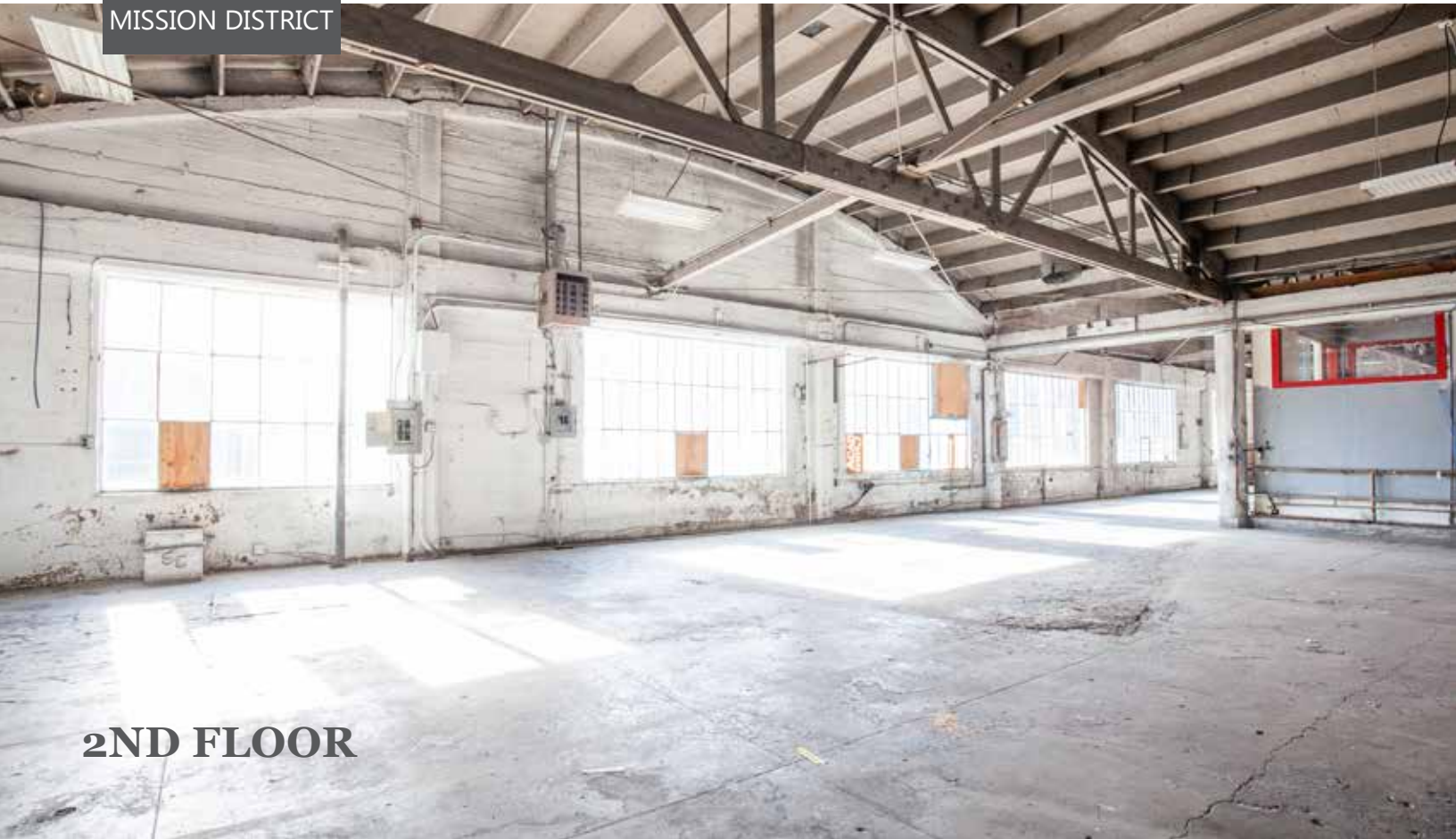
2ND FLOOR

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL



2ND FLOOR



GROUND FLOOR

3140-3150

16TH

MISSION DISTRICT

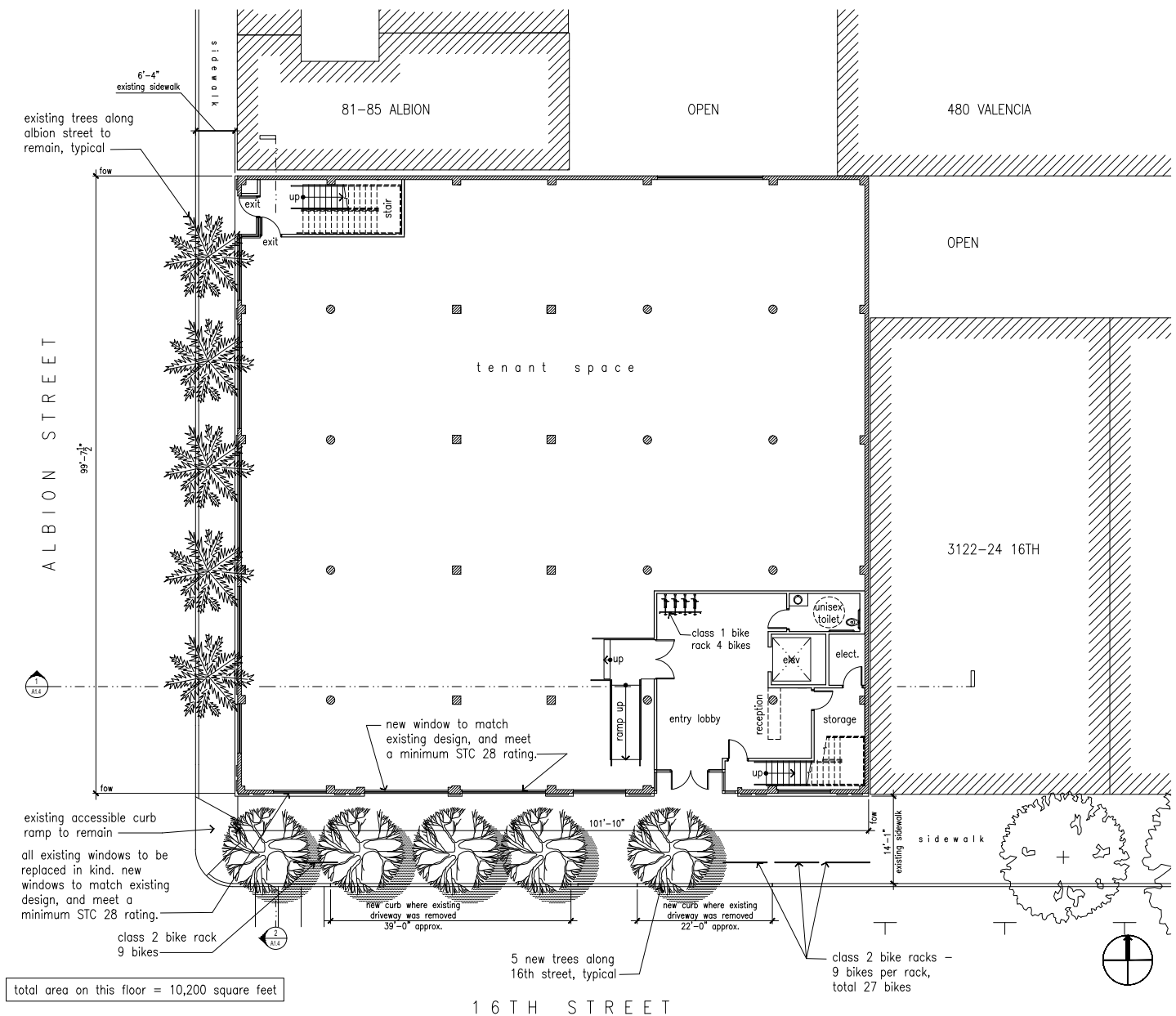
Colliers
INTERNATIONAL



GROUND FLOOR

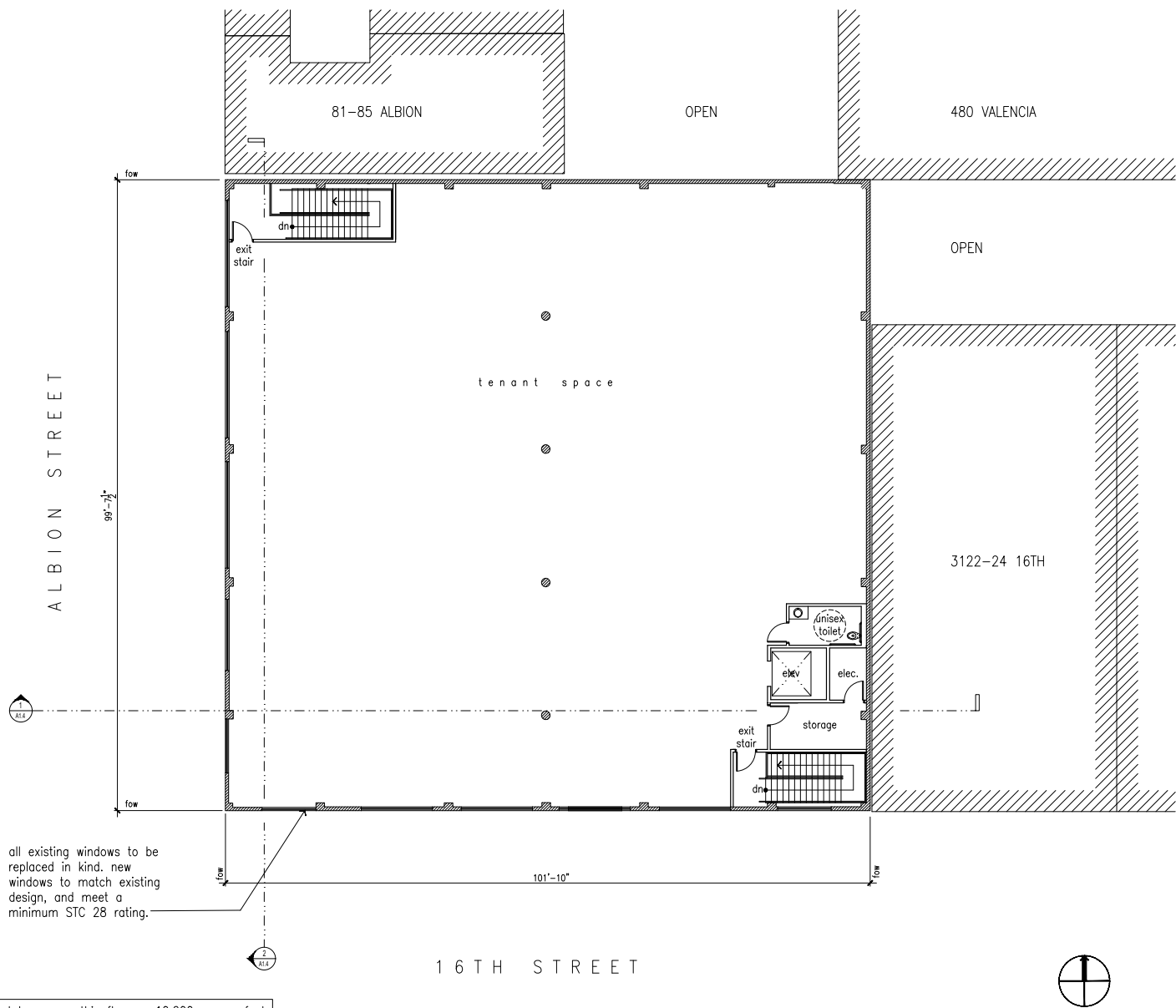
HYPOTHETICAL FLOOR PLAN

1ST FLOOR

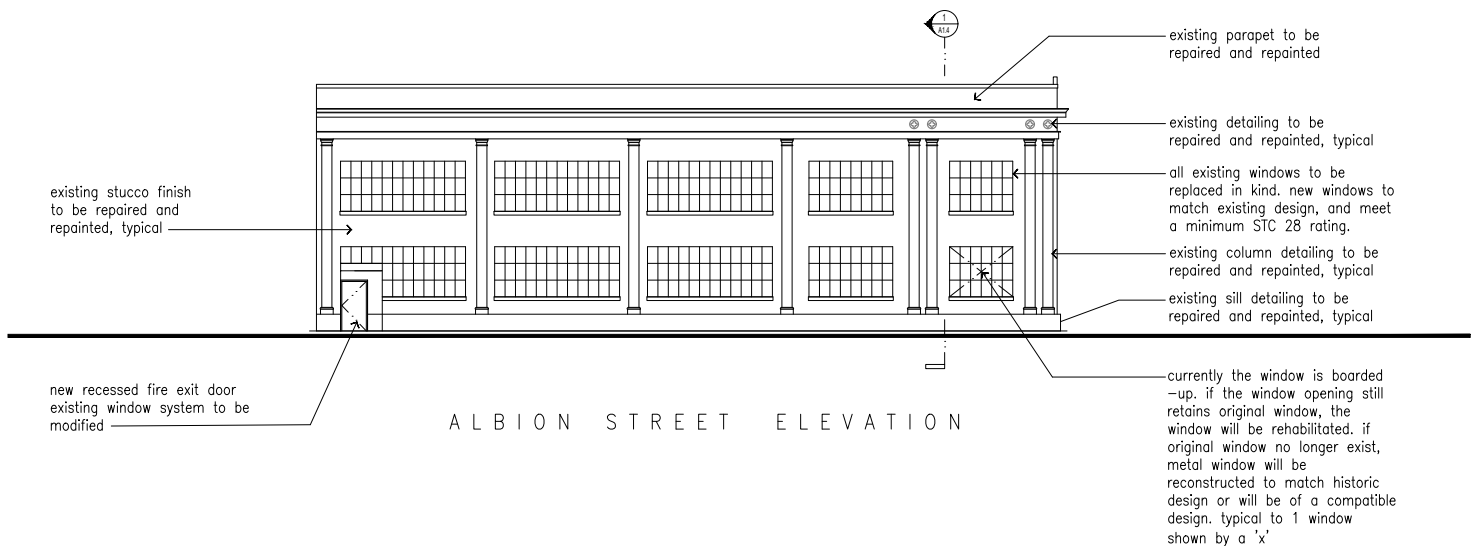
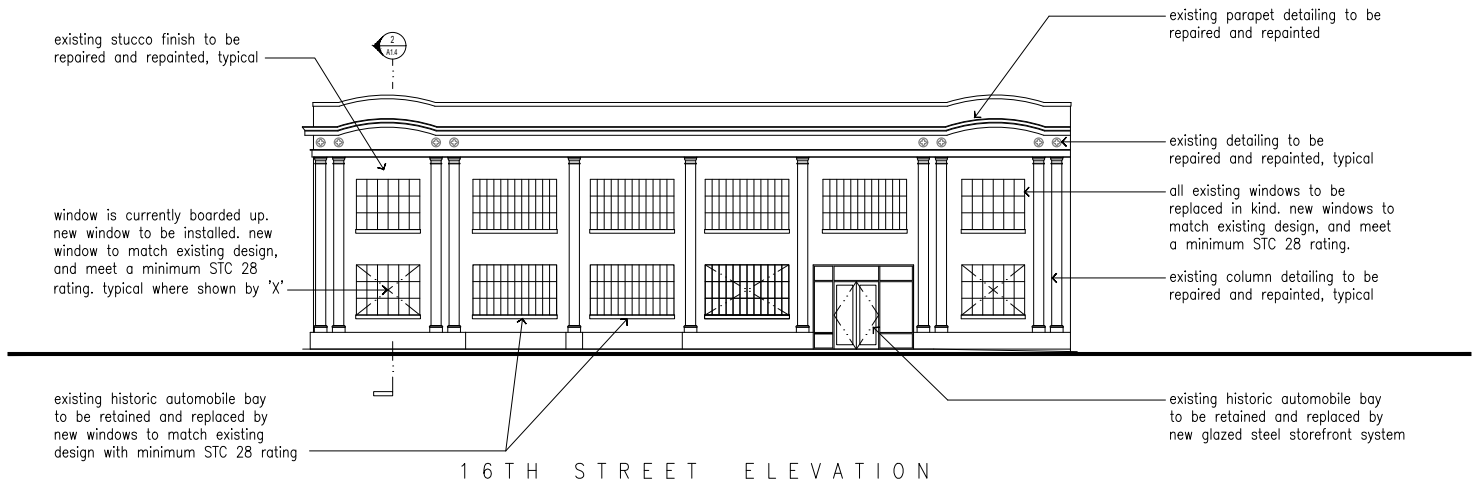


HYPOTHETICAL FLOOR PLAN

2ND FLOOR



ELEVATIONS



CEILING HEIGHTS

1ST FLOOR

13' 5" deck to deck

11' 0" to bottom of beam

2ND FLOOR

18' 5" to apex of barrel vault

14' 10" to bottom of beam

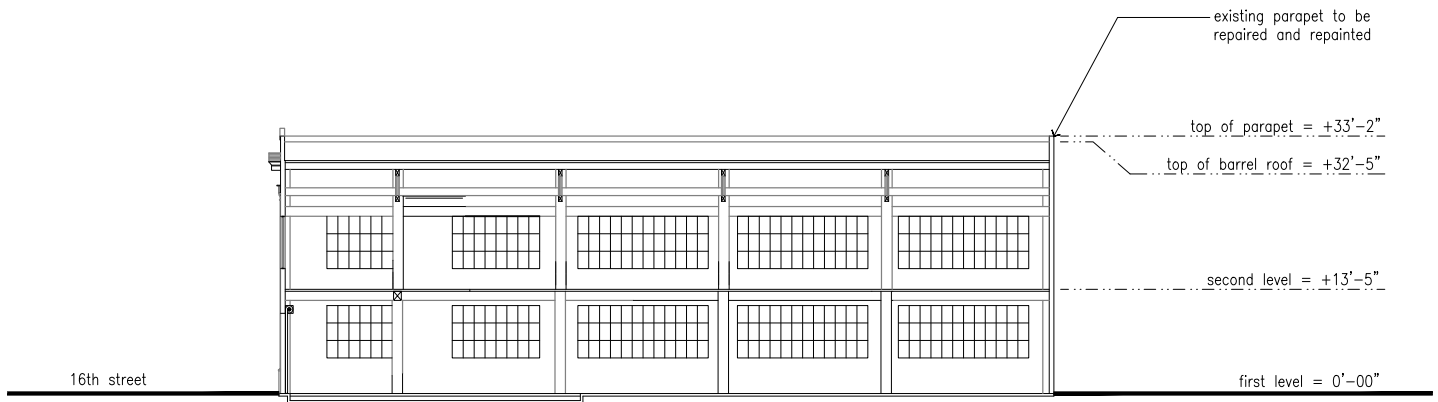
3140-3150

16TH

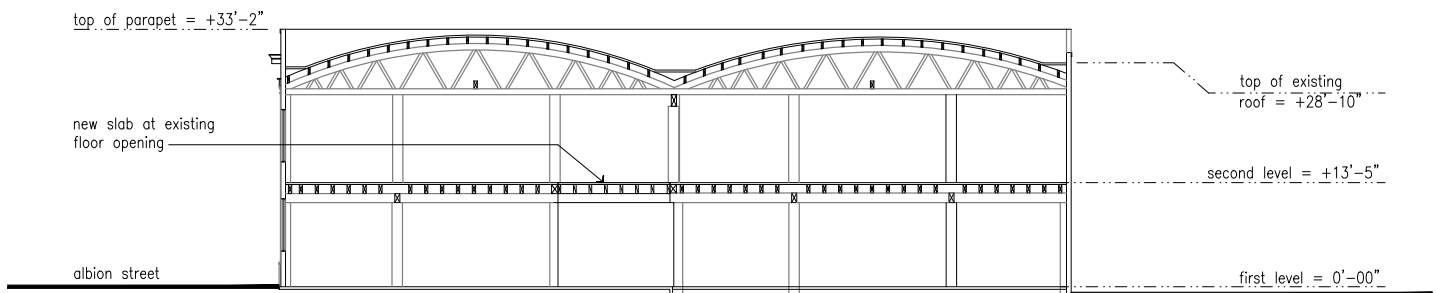
MISSION DISTRICT

Colliers
INTERNATIONAL

SECTIONS



SECTION 1 - ALONG ALBION STREET



SECTION 2 - ALONG 16TH STREET

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL

BEST DINING LOCATION

- On same block as Stanza Coffee, The Monk's Kettle, Foodhall, Kilowatt Bar, Katz, Picaro, Giardono Bros, Dalva, ABV, CREAM, Double Dutch, Lers Ros Thai, Big Lantern, Pork Street Cafe, Ushio Ramen, Gestalt, Truly Mediterranean, Sunflower

3140-3150

16TH



DANCING YAK
Nepali Cuisine & Bar



ZITTIEST SF



FOURBARREL

SAMOVAR



LAZY
BEAR



16TH STREET



18TH STREET



Etcetera Wine Bar

Mission Cheese

DANDELION
SMALL-BATCH
CHOCOLATE



MISSION STREET



20TH STREET



VALENCIA STREET

foreigncinema



GUERRERO STREET

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL

EASY TRANSIT ACCESS

- Located directly on the Muni 22-Fillmore bus line.
- Within walking distance of the J-Church light rail, the 14-Mission, 14R-Mission Rapid, 33-Ashbury/18th Street, 49-Van Ness/Mission, 55-16th Street bus lines, and the 16th and Mission BART Station.
- Easy freeway access to 101 and 80

CHURCH STATION



3140-3150

16TH

101

14TH STREET

16TH & MISSION



55

14, 14R

49

33

18TH STREET

22

16TH STREET

MISSION STREET

VALENCIA STREET

GUERRERO STREET

DOLORES STREET

CHURCH

J

3140-3150

16TH

MISSION DISTRICT

Colliers
INTERNATIONAL

KEY TENANTS NEARBY

MID-MARKET



SOMA



3140-3150

16TH

MISSION/POTRERO



MISSION BAY



3140-3150

16TH

MISSION DISTRICT
SAN FRANCISCO



CONTACT

JOHN JENSEN

Lic: 01102014

+1 415 867 1178

john.jensen@colliers.com

101 Second Street, 11th Floor

San Francisco, CA 94105

www.colliers.com

This marketing piece has been prepared by Colliers International for general information only. Information contained herein has been obtained from sources deemed reliable and no representation is made as to the accuracy thereof. Colliers International does not guarantee, warrant or represent that the information contained in this document is correct. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes equivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes liability for loss and damages arising there from.

