

---

# For Lease

---



**329 Bryant Street**  
San Francisco. CA

*Creative South Beach boutique office campus featuring a variety of office sizes*

***Exclusively Represented By:***

**Mark Gedymin**  
**[mark@beacon-cre.com](mailto:mark@beacon-cre.com)**  
**(415) 343-7289**  
**#01397159**



# AVAILABLE SUITES



---

## **Suite 2C: +/- 5,253 RSF**

---

- Open plan with one conference room & two meeting rooms
  - Operable windows
  - In suite kitchenette & in suite restroom
  - Can be demised (down to +/- 3,947 RSF)
  - Available 6/1/2023
- 

**Asking \$36.00 PSF/YR, IG**

---

---

## **Suite 2D: +/- 1,306 RSF**

---

- Primarily open plan with one window line conference room
  - Operable windows
  - In suite kitchenette
  - Two sides of windows
- 

**Asking \$36.00 PSF/YR, IG**

---

# AVAILABLE SUITES



---

## Suite 3D: +/- 1,745 RSF

---

- Open plan with one partial glass meeting room
  - Two sides of operable windows
  - +/- 10' painted concrete ceiling
  - In suite kitchenette & in suite restroom
  - Virtual tour [here](#)
- 

**Asking \$36.00 PSF/YR, IG**

---

---

## Suite 4D: +/- 2,742 RSF

---

- Furnished with 16 desks, two partial glass conference rooms & one separate meeting room
  - Four sides of operable windows; +/- 10' ceiling
  - Updated in suite kitchenette, lounge, & in suite restroom
  - Bay views, two phone booths
  - Virtual tour [here](#)
- 

**Asking \$42.00 PSF/YR, IG**

---

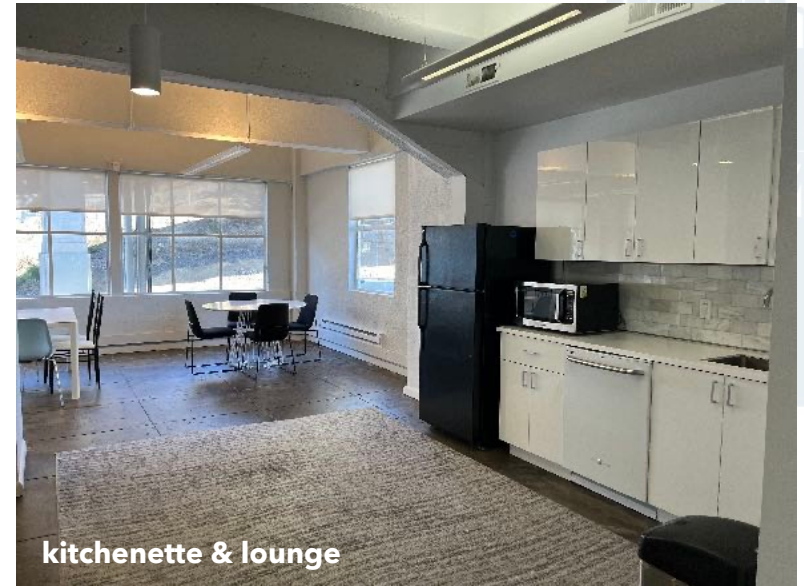
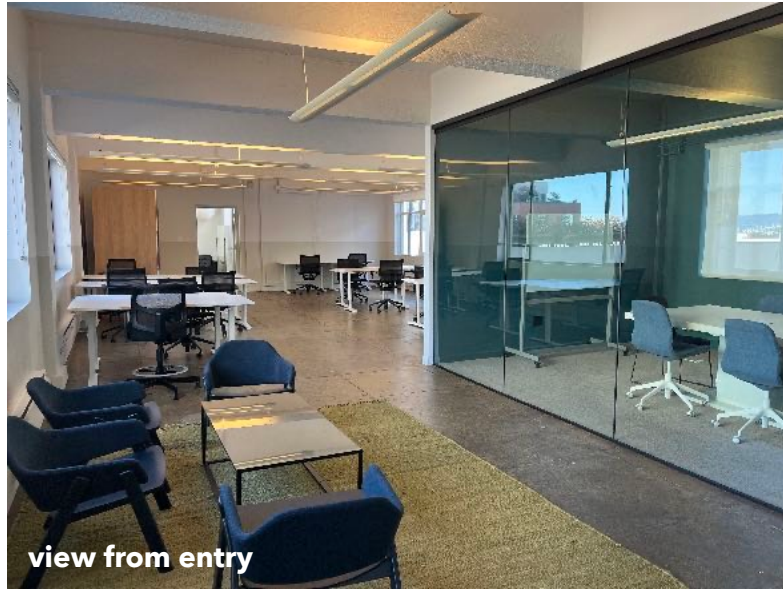
# SUITE 2C INTERIOR IMAGES



# SUITE 3D INTERIOR IMAGES



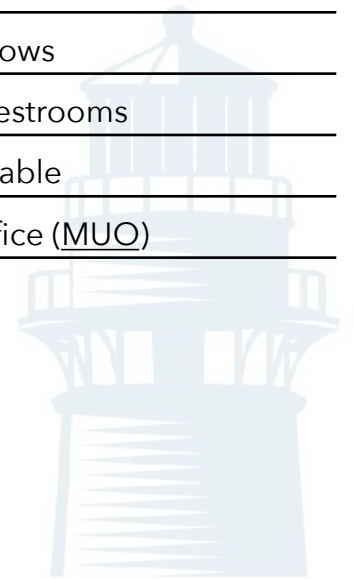
# SUITE 4D INTERIOR IMAGES



# BUILDING HIGHLIGHTS



- Shared roof deck featuring picnic table seating & benches
- Lobbies accessible via Bryant Street & Federal Street
- Passenger elevator
- Courtyard featuring picnic seating area
- Onsite, dedicated parking for forty-one vehicles
- Common bicycle parking
- Units featuring operable windows
- Various units feature in-suite restrooms
- Webpass internet access available
- Property zoned Mixed Use Office (MUO)



# LOCATION HIGHLIGHTS



- Prime South Beach location overlooking San Francisco Bay
- A block and a half to South Park
- Steps from restaurants, bars, and coffee shops along the Second Street Corridor
- Two blocks to the Embarcadero waterfront
- Steps to Muni bus line and Muni streetcar lines
- Short walk to Caltrain depot & Montgomery Station BART
- Few blocks to ballpark
- Close to bridge & freeway ramps
- Both metered parking & parking garages/lots nearby

---

**For more information, please contact:**

---

---

**Mark Gedymin**, Managing Principal #01397159

---

[mark@beacon-cre.com](mailto:mark@beacon-cre.com)

---

(415) 343-7289

---

---

870 Market Street, Suite 1065

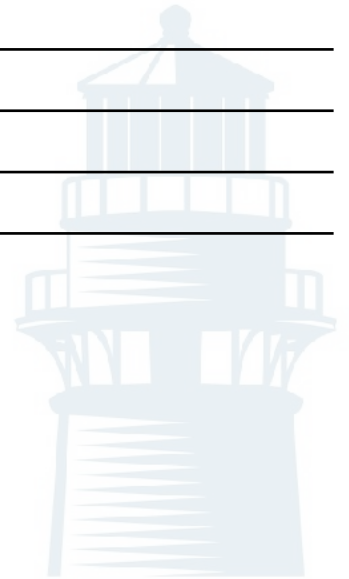
---

San Francisco, CA 94102

---

Lic. #02105085

---



The information herewith has been obtained from sources deemed reliable; however, no warranty or representation, expressed or implied, is made as to the accuracy of the information contained herewith.