

MAJOR PRICE REDUCTION

1414 HYDE STREET | SAN FRANCISCO



FOR SALE | 3,088 SF BUILDING / FORMER RELIGIOUS FACILITY

maven
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COMMERCIAL



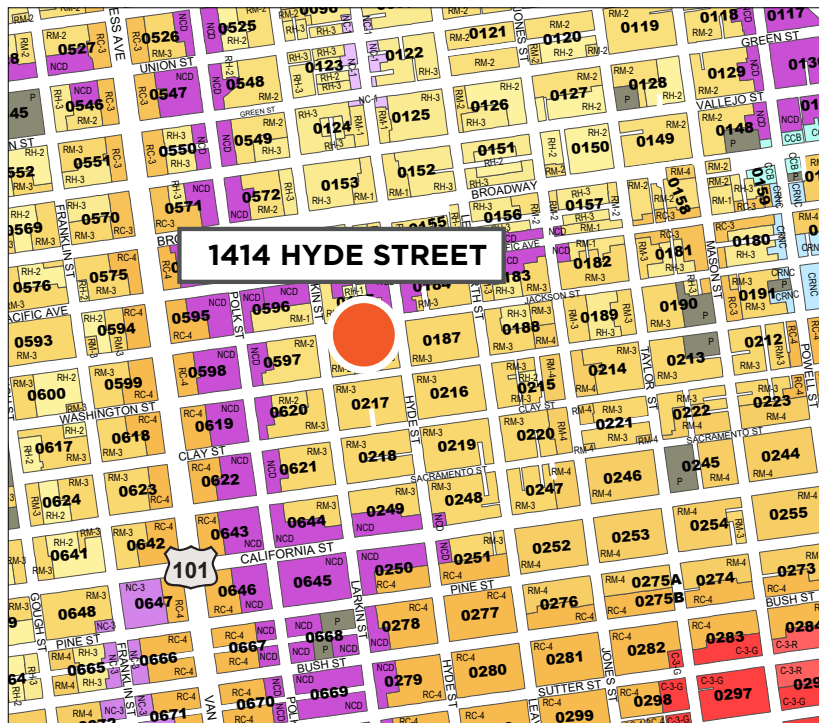
THE OFFERING

ASKING PRICE	\$1,300,000
SQUARE FOOTAGE (PUBLIC RECORD)	3,088 SF
ASKING PRICE/PSF	\$420
LOT SIZE	2,187 SF

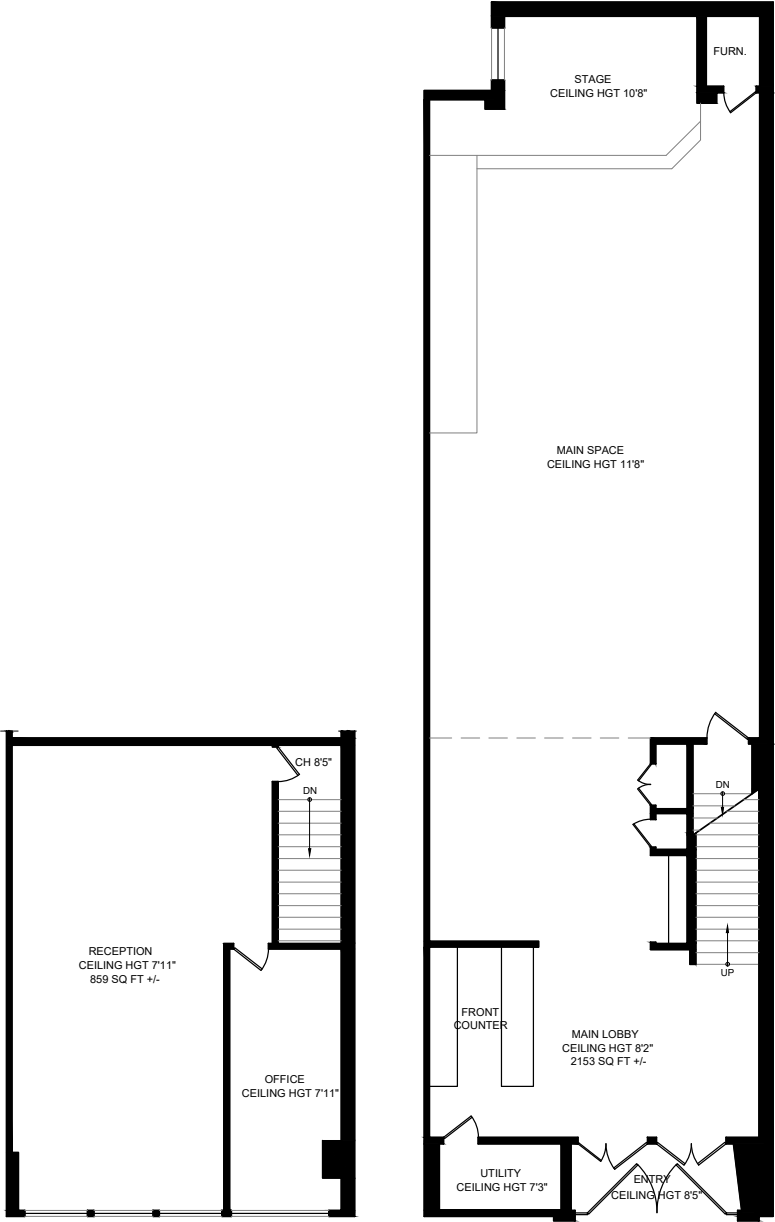
EXECUTIVE SUMMARY

1414 HYDE STREET

ADDRESS	1414 HYDE STREET, SAN FRANCISCO, CA
YEAR BUILT	1912
DISTRICT	Russian Hill
PROPERTY SUBTYPE	Religious, Church, Worship
ZONING	RM-3
APN	0187-017





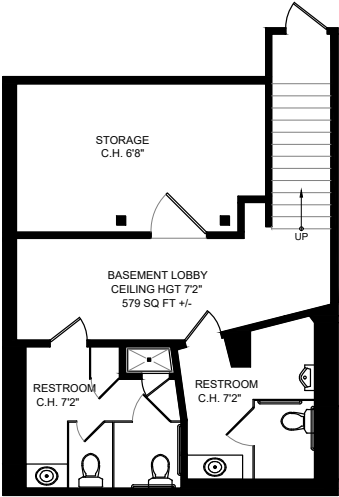


SECOND FLOOR

GROUND FLOOR
HYDE STREET

FEATURES

- 3,088 SF over 2 levels + basement
- Open floorplan
- Sprinklered
- 2 blocks from Polk Street
- Easy access to North Beach, Nob Hill, & Cow Hollow



BASEMENT

NEIGHBORHOOD - RUSSIAN HILL

1414 HYDE STREET

Situated within San Francisco's Russian Hill district, 1414 Hyde Street finds itself minutes from the vibrant Polk Street corridor. This prime location falls within the Upper Polk section of Russian Hill, which has recently welcomed an array of exciting establishments including Bi-Rite, Zero &, Modern Animal, and Nisei. Upper Polk Street boasts a captivating array of boutiques, dining venues, cafes, and fitness concepts, creating an alluring haven for both residents and visitors. The neighborhood exudes an irresistible blend of historical charm and contemporary developments, combining classic San Francisco architectural with modern innovations. A pedestrian-friendly ambiance encourages leisurely strolls, inviting exploration of the distinctive boutiques and eateries. The culinary landscape of the area is a tapestry of diverse flavors, ranging from upscale dining destinations to casual eateries showcasing global cuisine. Access to the area is painless, with public transportation and parking nearby.

WALK SCORE

100

TRANSIT SCORE

85

BIKE SCORE

80





MAISON PACIFIC

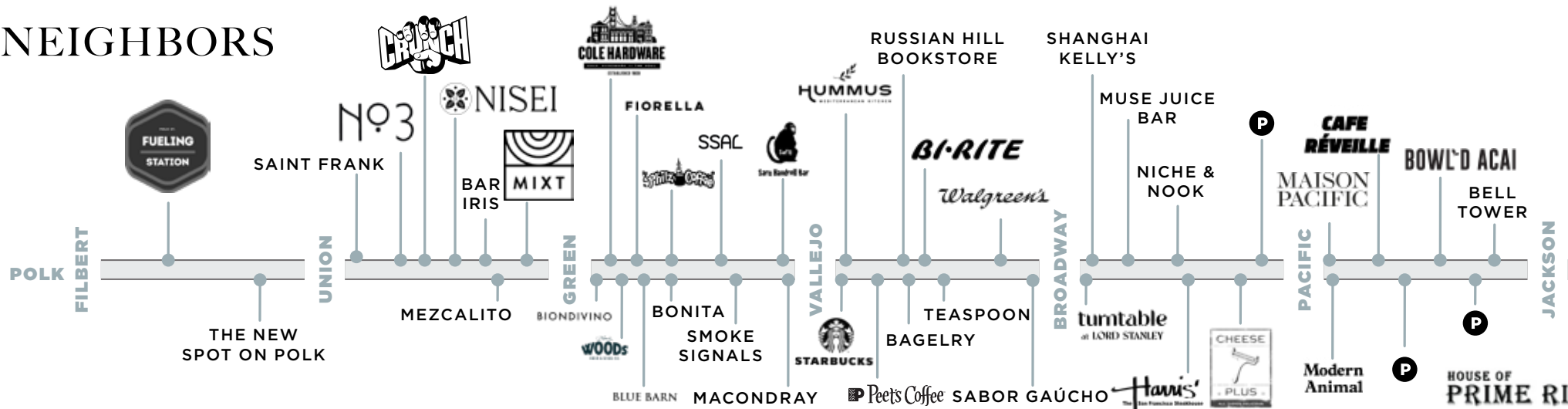


BODY ROK



RUSSIAN HILL BOOKSTORE

NEIGHBORS



COLE HARDWARE



SAINT FRANK COFFEE



FIGORELLA



SWAN OYSTER



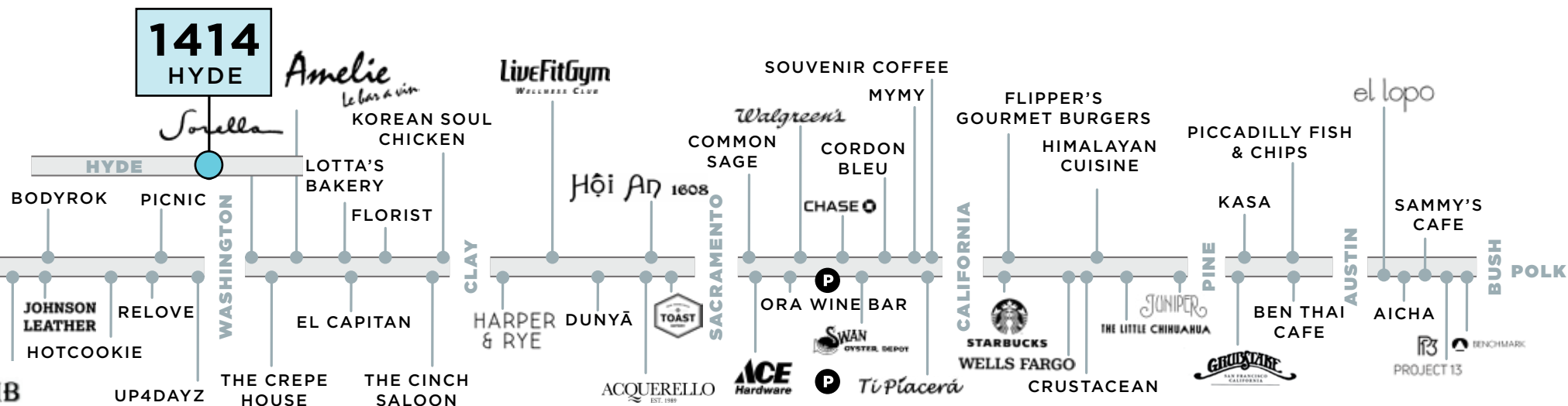
RE



BI-RITE



SORELLA



DEPOT



SARU HANDROOM BAR



BLUE BARN



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