

522 OCTAVIA

Hayes Valley



PREPARED BY:

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PROPERTY OVERVIEW

Prime Hayes Valley ground floor retail space available now.
Approximately 450 SQFT.



Rental Rate

\$6,000 Per Month (Gross)

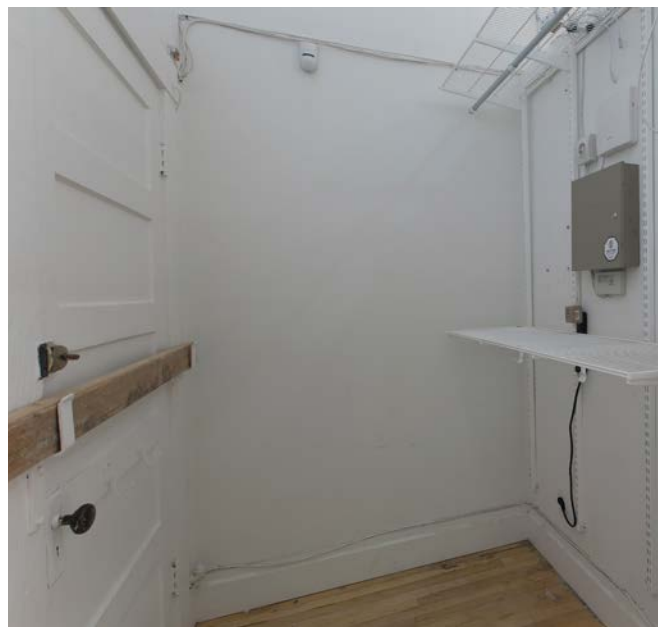
Property Overview

Prime Hayes Valley ground floor retail space available now. Approximately 450 SQFT with a roll up door and high foot traffic. Perfect for a coffee shop or small retailer.

Location Overview

Hayes Valley is small; its five square blocks have the feel of a cultural village. The under-the-radar boutiques have made the neighborhood a destination for cool hunters in search of the latest design trends. For those who crave a spiritual awakening, Hayes Valley is home to the San Francisco Zen Center, a light-filled Italianate building designed by Julia Morgan. Transportation options simplify getting to and from work. More than a dozen Muni lines and a Bay Area Rapid Transit (BART) station at the foot of Grove Street connect the district. Hayes Valley homes for sale are predominately single- and multifamily Victorians, the most famous of which are the postcard-perfect Painted Ladies along Alamo Square.

Demographics	0.5 Miles	1 Mile	1.5 Miles
Total Households	13,809	60,732	122,571
Total Population	25,861	109,825	227,420
Average HH Income	\$70,583	\$69,818	\$88,115



NEIGHBORHOOD- HAYES VALLEY



RESTAURANTS

1. Robin
2. Johnny Doughnuts
3. Absinthe Brasserie & Bar
4. Souvla
5. Salt & Straw
6. Rich Table
7. Zuni Café
8. Sushi Zone
9. Burma Love
10. Little Star Pizza

DRINK

11. Smuggler's Cove
12. ANINA
13. Brass Tacks
14. Martuni's
15. Zeitgeist
16. The Crafty Fox Ale House
17. Standard Deviant Brewing

CAFÉS

18. Ritual Coffee Roasters
19. Blue Bottle Coffee
20. Boba Guys Hayes Valley
21. Four Barrel Coffee

EXERCISE

22. Yoga Tree Hayes
23. FITNESS SF
24. Orangetheory Fitness
25. Equinox Van Mission
26. Pilates on Page, POP!

COMMUNITY

27. San Francisco Opera
28. San Francisco Symphony
29. SFJAZZ
30. Chinese American International School
31. SF Ballet
32. Wag Hotels

FINANCE

33. Chase Bank
34. First Republic Bank
35. Bank of America



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VANGUARD COMMERCIAL

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