



Commercial Property For Lease

The Merrill's Building

1089 MARKET STREET, SAN FRANCISCO, CA 94103

8,000 square feet, mezzanine, and 5,000 square foot basement for lease in the rapidly changing Mid Market neighborhood. This single tenant building has 18' ceilings with rare signage and building identity. The space could be vented for restaurant use and has rear loading to Stevenson Street.

Get in touch

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COMPASS
COMMERCIAL

Executive Summary



Offering Summary

Lease Rate:	\$8 per month (Gross)
Available SF:	8,000 SF
Basement:	5,000 SF
Mezzanine:	Yes
Ceilings:	18'
Loading:	On Stevenson Street
Year Built:	1920
Zoning:	C-3-G - Downtown- General

Location Overview

1089 Market Street is located in the heart of the Mid-Market neighborhood, the hottest new home for San Francisco's tech startups such as Twitter, Zendesk, One King's Lane, Spotify, Match.com, and more. Between the tech boom, its close proximity to BART, MUNI, and shopping, and its bike friendly streets, developers have flocked to the area bringing over 3,000 new residential unit to market in the upcoming years. The neighborhood is surrounded by San Francisco's most upscale hotels (including the Four Seasons, The Palace, the St. Regis, The Hilton, the St. Francis), shopping centers (Westfield San Francisco Center, 9X9) and some of San Francisco's known entertainment destination such as the Warfield Theater, Golden Gate Theater, and ACT's new Strand Theater.

Property Highlights

- Heart of Mid Market
- Less than 1 block from BART, two blocks from Westfield's San Francisco Center
- Nearby to Warfield Auditorium, Golden Gate Theater, and the Orpheum Theater
- Withing walking distance to many of San Francisco's many finest hotels

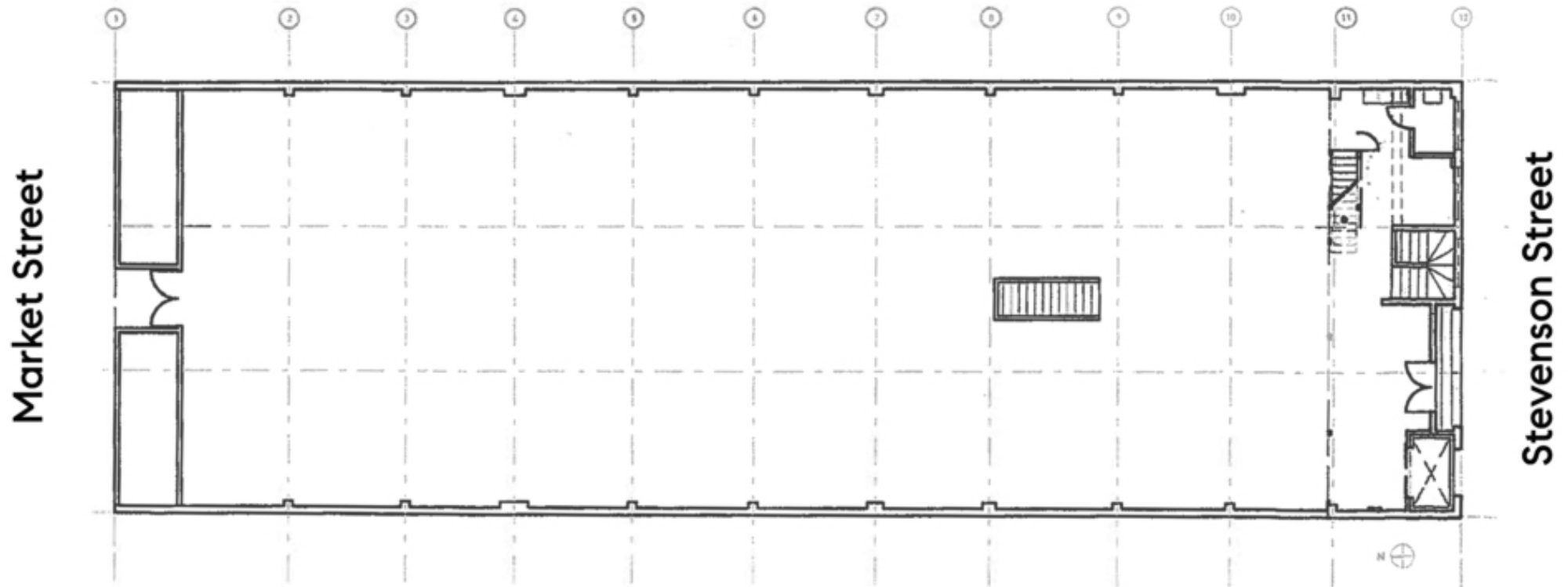
Location Maps



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Additional Photos

Exisitng Floor Plan ~8,000 SF



Demographics Map & Report

Population	0.5 Miles	1 Mile	1.5 Miles
Total Population	32,864	98,543	210,531
Average age	41.3	41.4	40.5
Average age (Male)	42.1	41.7	40.4
Average age (Female)	41.3	40.6	40.3

Households & Income	0.5 Miles	1 Mile	1.5 Miles
Total households	19,050	57,147	113,518
# of persons per HH	1.7	1.7	1.9
Average HH income	\$37,601	\$60,291	\$77,626
Average house value	\$631,941	\$672,819	\$794,297

* Demographic data derived from 2010 US Census

