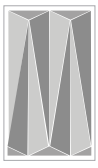


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MONTGOMERY



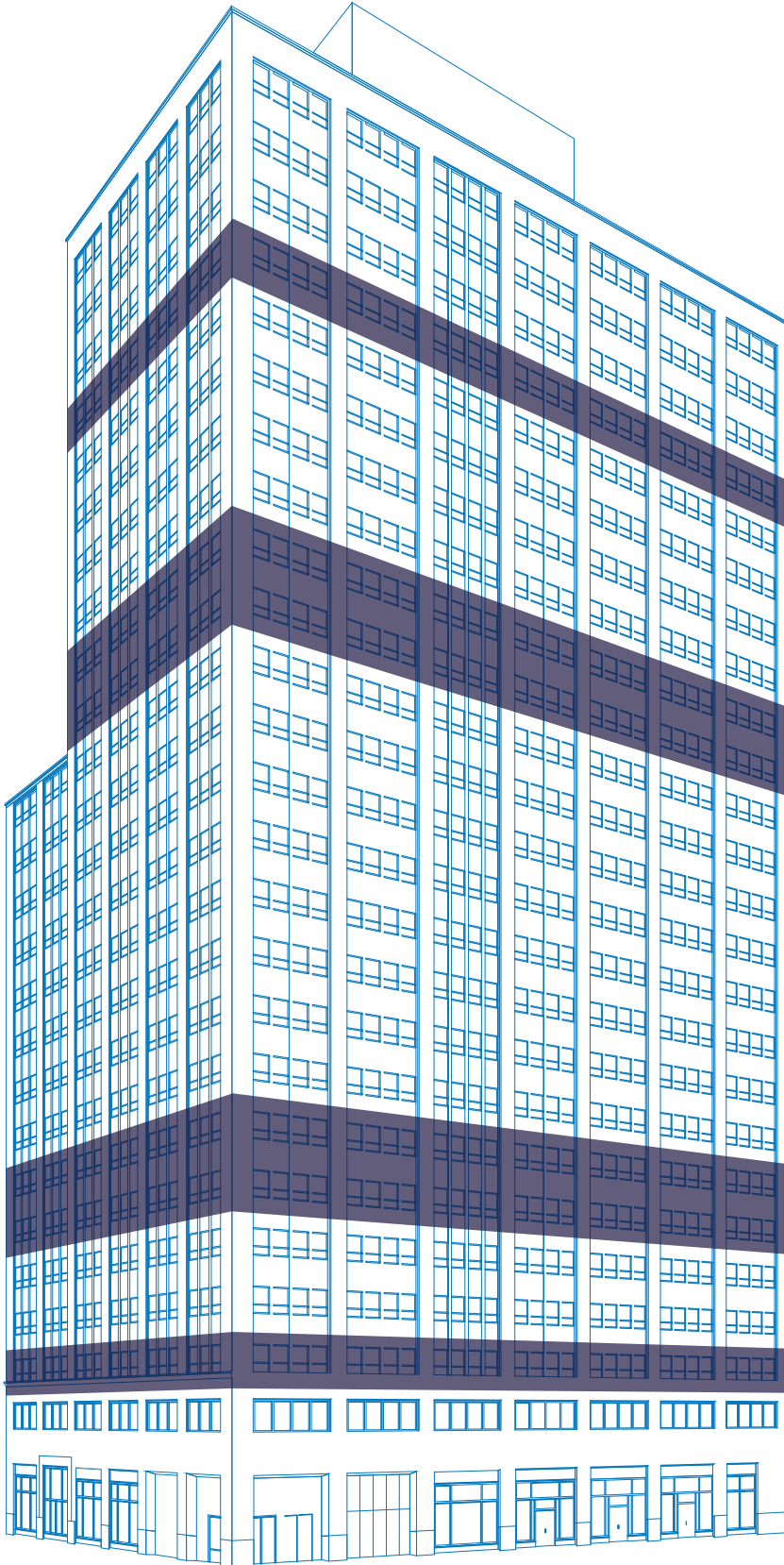
 VANBARTON
GROUP

 CUSHMAN &
WAKEFIELD



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Available Space



25	Virtual Tour	Suite	RSF	Available	Rent
24		2200	4,385	Now	\$64 PSF
23		2250	3,271	Now	\$64 PSF
22		2290	858	Now	\$64 PSF
21					
20					
19		1790	748	Now	\$64 PSF
18		1750	1,481	Now	\$64 PSF
17		1725	2,988	Now	\$64 PSF
16		1600	5,092	Now	\$64 PSF
15					
14					
13					
12					
11					
10					
9					
8		750	5,976	Now	\$59 PSF
7		725	8,031	12/1/25	\$59 PSF
6		650	3,663	Now	\$59 PSF
5					
4					
3		340	3,229	Now	\$59 PSF
2					
1					





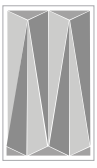
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Building Highlights

- Creative and traditional build-outs
- Immediate access to Montgomery BART/Muni Station
- On-site gym with showers & lockers
- Secure bike storage
- 16th floor roof deck
- Conference Center
- Great natural light
- Operable windows & HVAC
- Prime corner location

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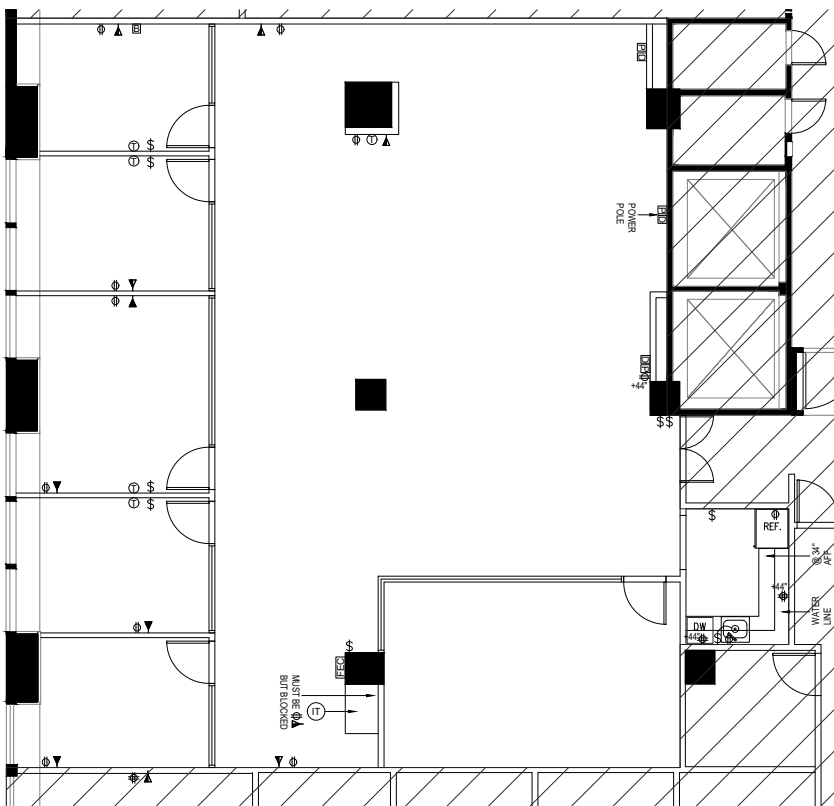


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Available Space Floor Plans

► SUITE 340

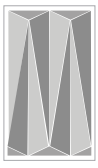
- 3,229 RSF
- 5 Private Offices
- 1 Conference Rooms
- Kitchen
- HVAC and Operable Windows



▶ VIRTUAL TOUR

VANBARTON
GROUP

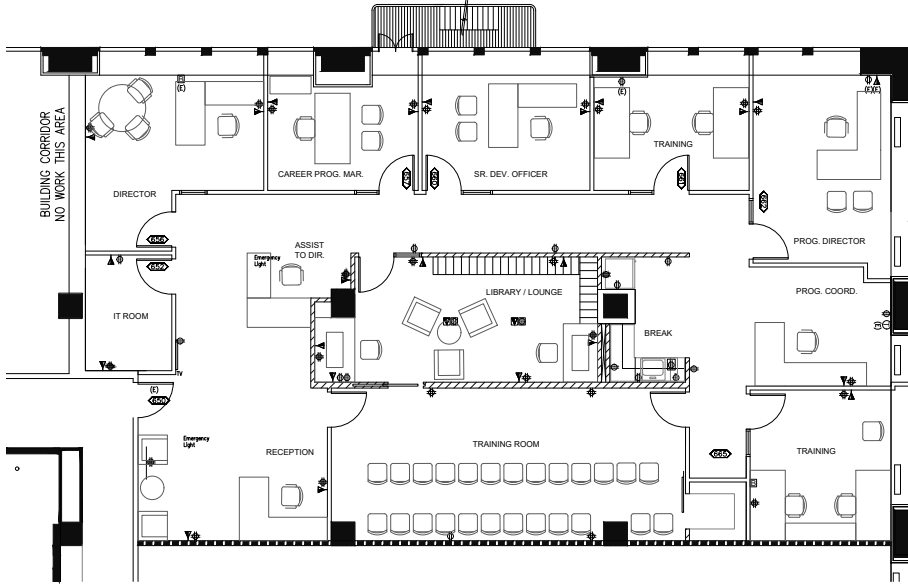
CUSHMAN &
WAKEFIELD



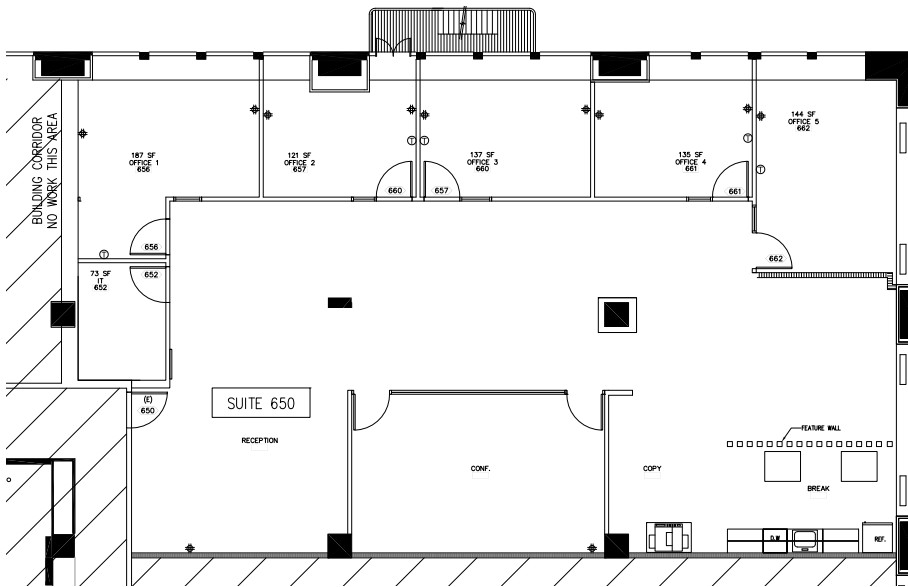
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Available Space Floor Plans

► SUITE 650



Existing Condition



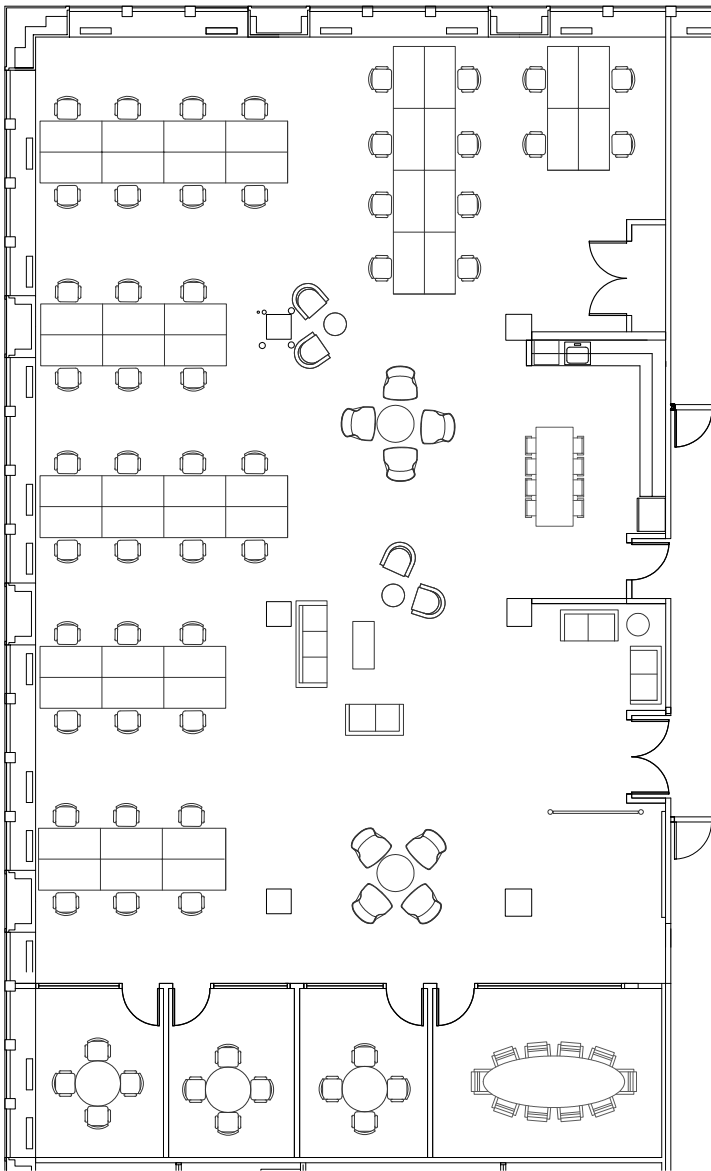
- 3,663 RSF
- Corner Suite
- 6 Private Offices
- 1 Conference Rooms
- Kitchen
- HVAC and Operable Windows
- Large File Room



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Available Space Floor Plans

► SUITE 750

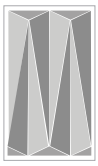


- 5,976 RSF
- **Creative Spec Suite**
- Corner Suite
- 3 Private Offices
- 1 Conference Room
- Open Kitchen/Break Area
- HVAC and Operable Windows

► VIRTUAL TOUR

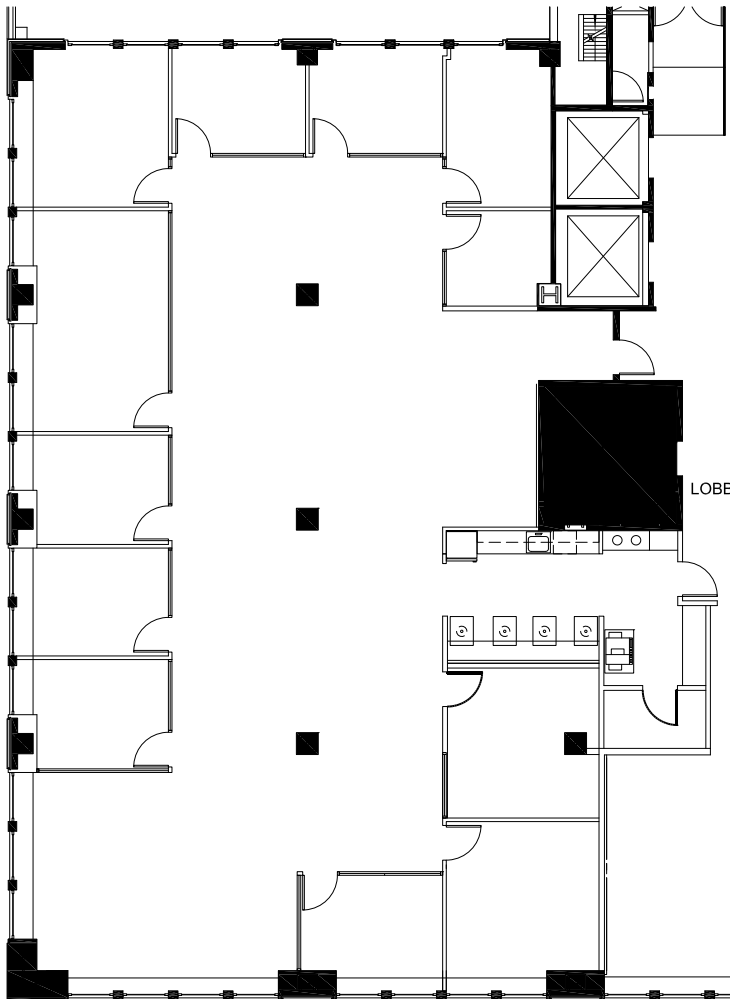
VANBARTON
GROUP

CUSHMAN &
WAKEFIELD



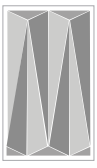
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► SUITE 1600



- 5,092 RSF
- 11 Private Offices
- 1 Conference Room
- 2 Phone Rooms
- Kitchen/Break Area
- Open Area
- HVAC and Operable Windows

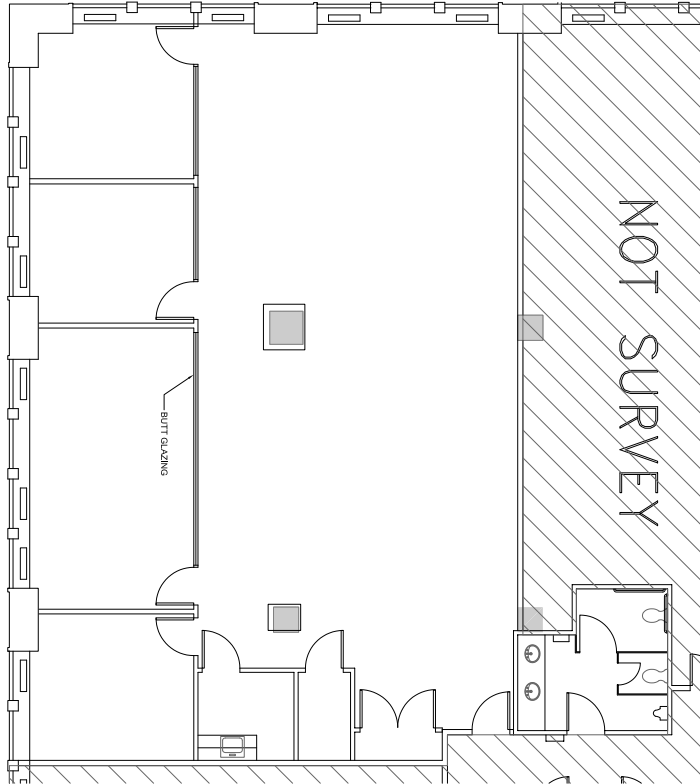
▶ VIRTUAL TOUR



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Available Space Floor Plans

► SUITE 1725

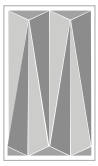


- 2,988 RSF
- 3 Private Offices
- Conference Room
- Kitchen
- IT Room
- Open Area
- Corner Location
- Abundant Natural Light

▶ VIRTUAL TOUR

VANBARTON
GROUP

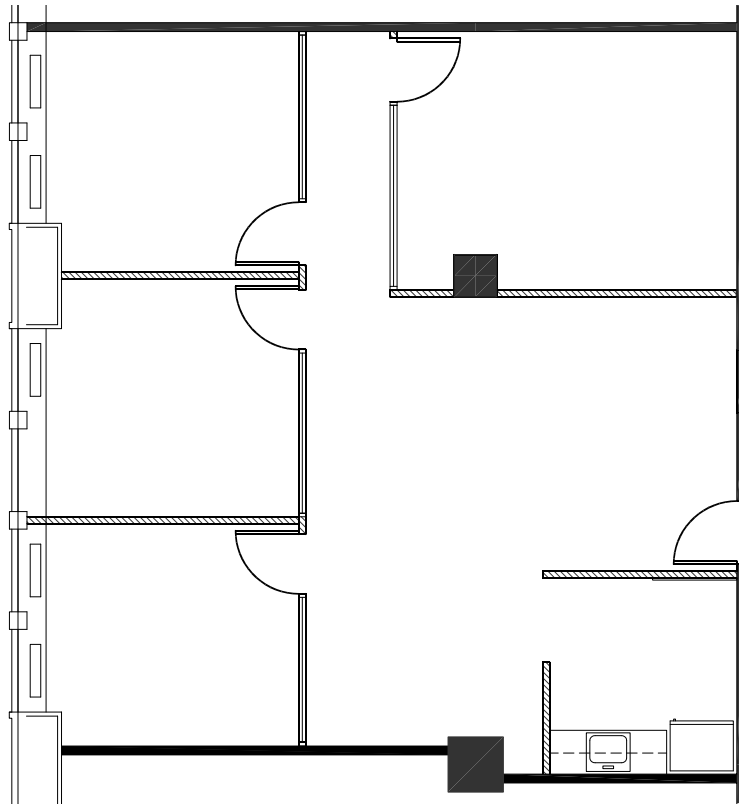
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Available Space Floor Plans

► SUITE 1750

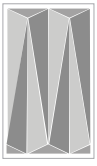


- 1,481 RSF
- 3 Private Offices
- Interior Conference Room
- Kitchen
- Open Area

► VIRTUAL TOUR

V | VANBARTON
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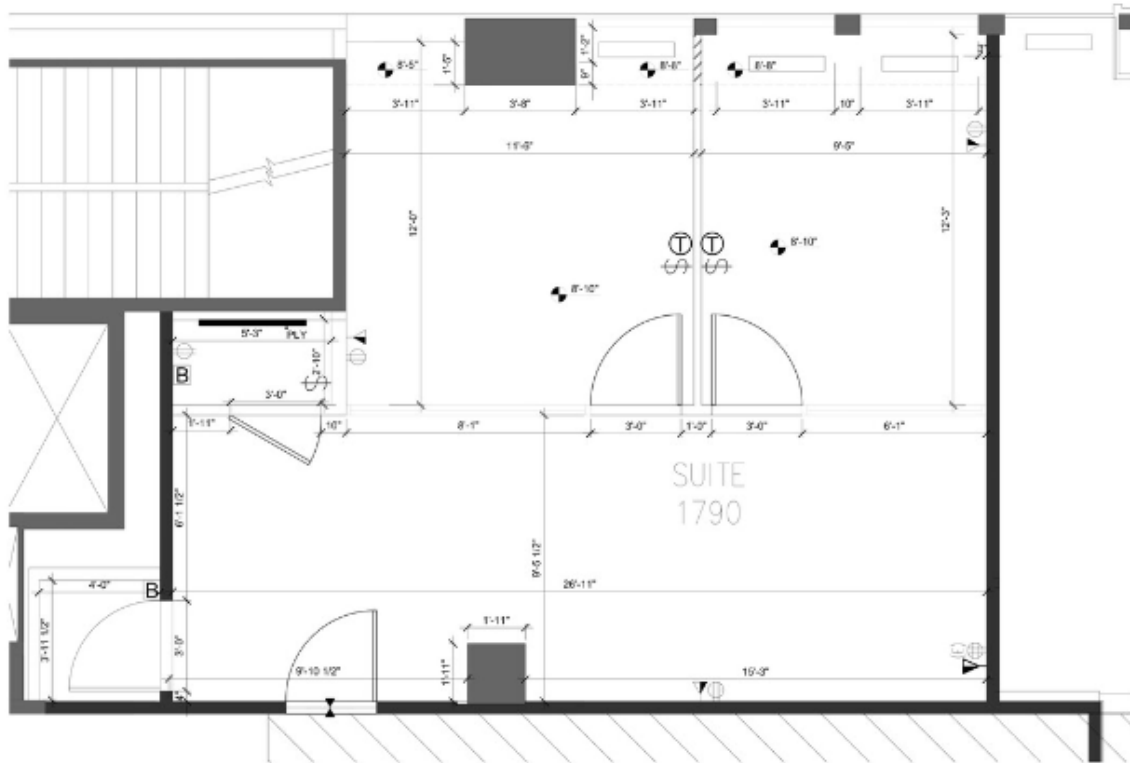
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Available Space Floor Plans

► SUITE 1790

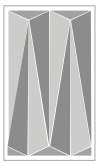


- 748 RSF
- 2 Private Offices
- IT Room
- Open Area

▶ VIRTUAL TOUR

VANBARTON
GROUP

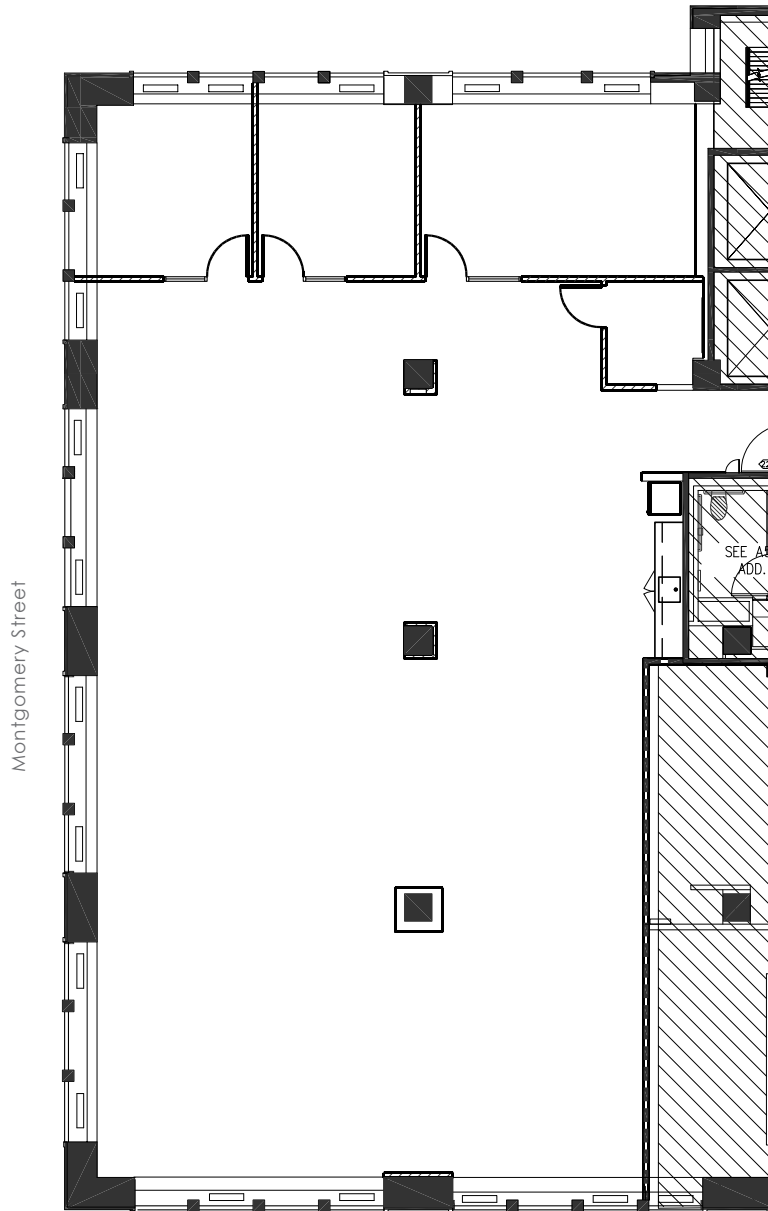
CUSHMAN &
WAKEFIELD



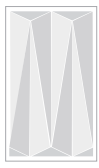
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Available Space Floor Plans

► SUITE 2200



- **Plug & Play Opportunity**
- 4,385 RSF
- 2 Offices
- 1 Conference Room
- Open Kitchen/Break Area
- IT Room
- Full HVAC and Operable Windows
- Corner Location



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Amenities

RESTAURANTS

- 1 — Proper Food
- 2 — Cafe Venue
- 3 — Cafe Tiramisu
- 4 — Credo
- 5 — Sam's Grill & Seafood
- 6 — Sushirrito
- 7 — Wayfare Tavern
- 8 — La Fusion
- 9 — Per Diem
- 10 — La Fromagerie
- 11 — Plentea
- 12 — Ayola
- 13 — Yank Sing
- 14 — The Vault
- 15 — Super Duper Burger
- 16 — Uno Dos Tacos
- 17 — Garden Court
- 18 — Paris Baguette
- 19 — Bouche French Bistro
- 20 — The Irish Bank
- 21 — Mendocino Farms
- 22 — Bun Mee

FITNESS

- 1 — 24 Hour Fitness
- 2 — Equinox

- BART
- MUNI - Metro
- Cable Car
- F Line (Streetcar)
- MUNI Bus 1, 5, 6, 9, 21, 38, 30x, 71

HOTELS

- 1 — Galleria Park Hotel
- 2 — Hotel Des Arts
- 3 — The Park Hotel
- 4 — Grand Hyatt
- 5 — Palace Hotel
- 6 — Four Seasons
- 7 — Hotel Zelos
- 8 — Omni San Francisco

BANKS

- 1 — Chase
- 2 — Wells Fargo Bank
- 3 — Citi
- 4 — First Republic
- 5 — U.S. Bank

STORES

- 1 — Walgreens
- 2 — Apple Store





FOR LEASING INFORMATION

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