

# 111 SOUTH MAPLE AVE

SOUTH SAN FRANCISCO, CA



±27,355 SF  
FREE STANDING BUILDING FOR SUBLEASE





# PROPERTY HIGHLIGHTS



**DECEMBER 31, 2029**  
EXPIRATION DATE



**±1.25 AC**  
PARCEL



**25'**  
CLEAR HEIGHT



**1,200 AMP 480/277V 3 PHASE**  
ELECTRICAL SERVICE



**SPRINKLERED**



**FULL BUILDING**  
CIRCULATION



**FENCED**  
YARD AREA

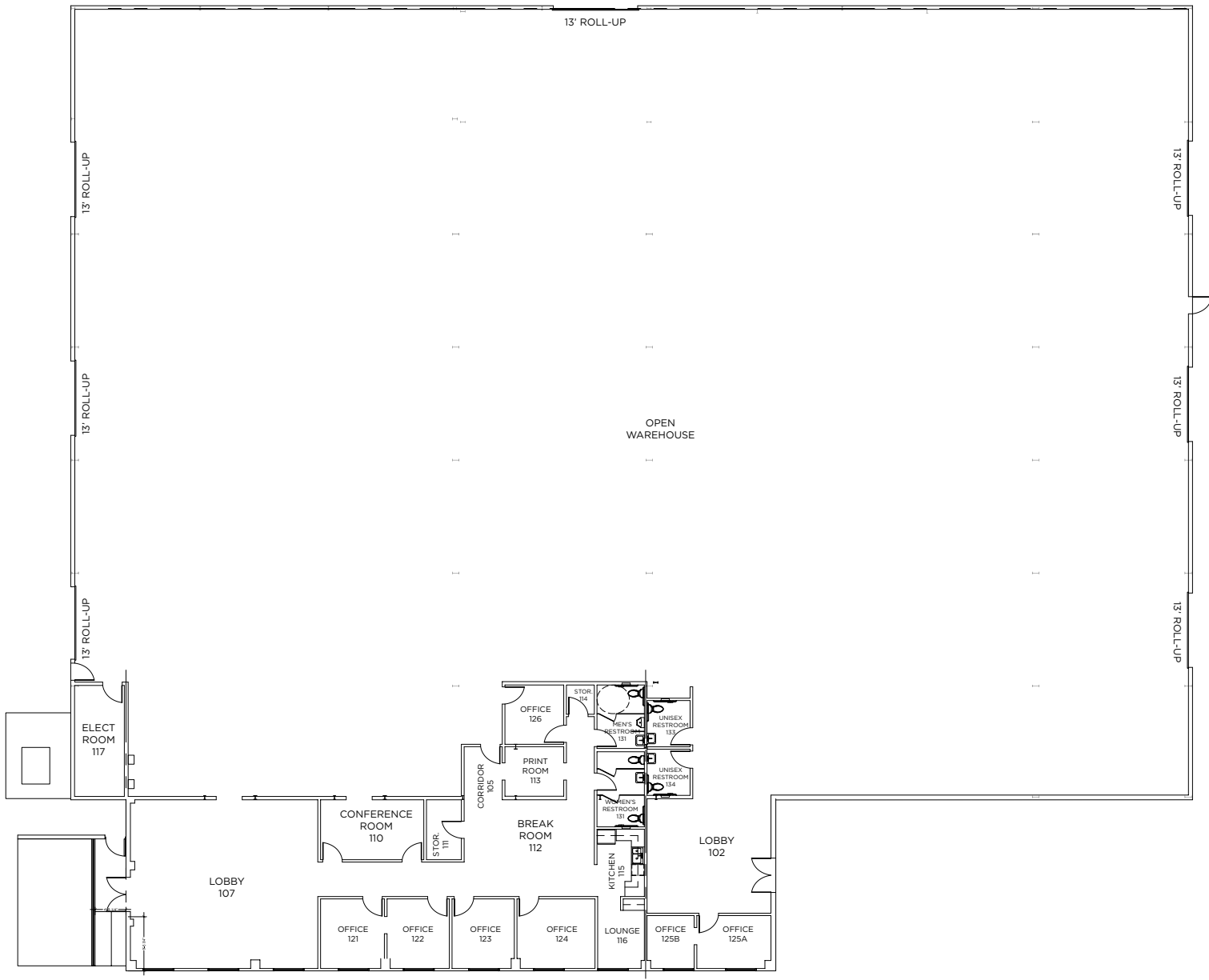


**EXCELLENT ACCESS TO**  
**HIGHWAYS 101, 280, & 380**

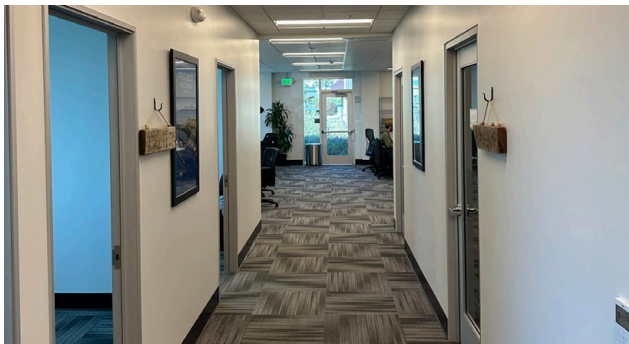
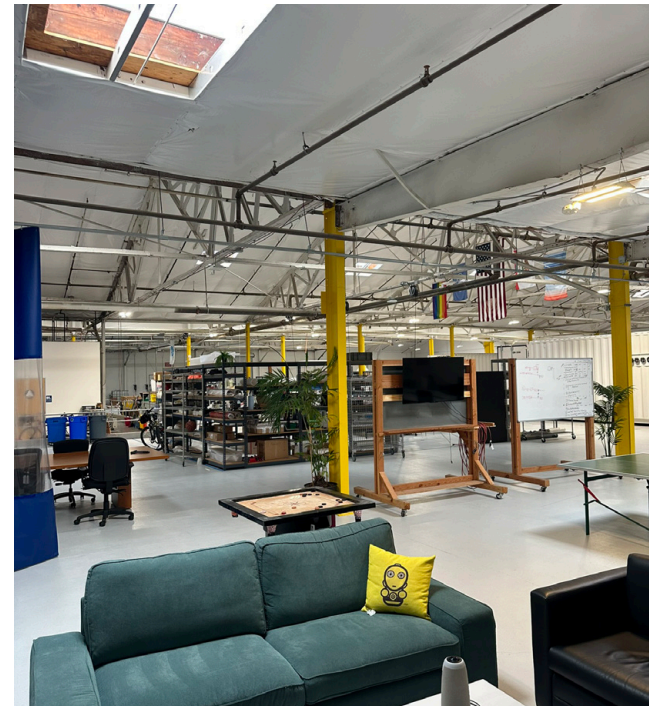
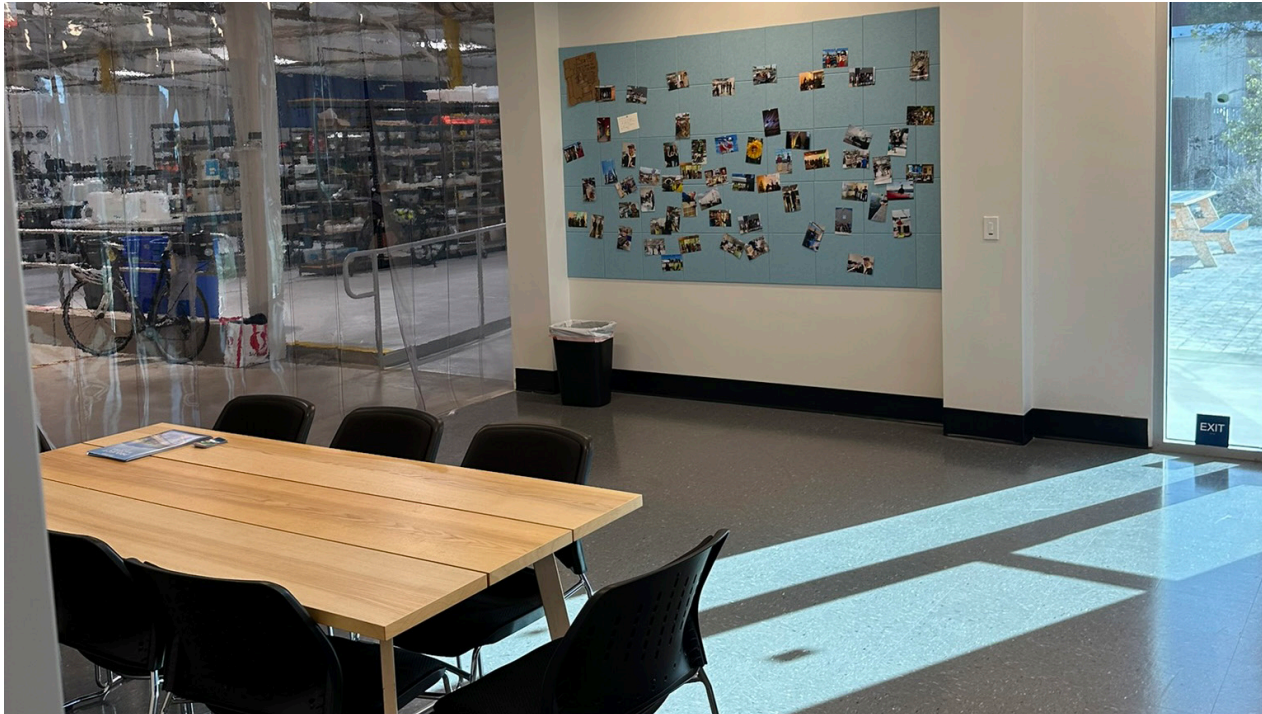


# FLOOR PLAN

±27,355 SF









# TRANSIT MAP

+40 RESTAURANTS AND BARS IN  
DOWNTOWN SOUTH SAN FRANCISCO



# LOCAL AMENITIES

## RESTAURANTS

- 1 Genesis Marina Marketplace
- 2 Focaccia Reserve Inc
- 3 Little Green Cyclo
- 4 Foundry & Lux
- 5 Specialty's Café & Bakery
- 6 Darby Dan's Sandwiches
- 7 Antigua Coffee Shop
- 8 Ben Tre Vietnamese
- 9 El Farolito Taqueria
- 10 Buon Gusto
- 11 Peet's Coffee & Tea
- 12 Villa Del Sol Argentinian Restaurant
- 13 La Tapatia Mexicatessen
- 14 Grand Palace
- 15 Thai Satay
- 16 Basque Cultural Center

## BANKS

- 1 Bank of America
- 2 Wells Fargo Bank
- 3 US Bank

## HOTELS

- 1 DoubleTree by Hilton
- Homewood Suites by Hilton
- 2 Residence Inn by Marriott
- Courtyard by Marriott
- 3 AC Hotel by Marriott
- 4 Larkspur Landing Hotel
- 5 Hilton Garden Inn
- 6 Embassy Suites
- 7 Four Points by Sheraton

## RECREATION

- 1 SSF Ferry Terminal
- 2 Marina
- 3 Park Sierra Point
- 4 Oyster Point Park
- 5 Bay Trail

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SOUTH  
SAN FRANCISCO



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