



SOMA Creative/Warehouse/ Retail Space Available

301 8TH STREET, SAN FRANCISCO, CA

FOR LEASE



PROPERTY FEATURES

MODERN and secure dedicated lobby, with ADA elevator

ENCLOSED and secure loading dock

DEDICATED freight elevator

ADA bathrooms

EXCELLENT ceiling heights

ABUNDANT natural light

GREAT freeway Ingress/Egress

10-MINUTE walk to Civic Center BART Station

AVAILABILITY

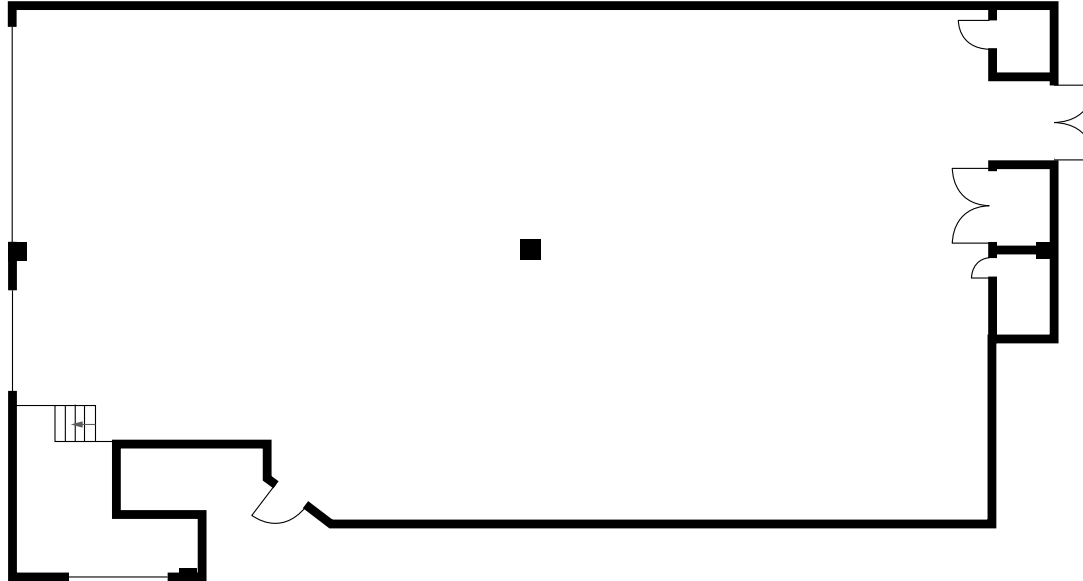
Suite	Floor	SF	Lease Rate
200	Second	±4,104	\$1.75 PSF
210	Second	±2,184	\$1.75 PSF
240	Second	±1,447	\$1.75 PSF
245	Second	±1,335	\$1.75 PSF
250	Second	±3,861	\$1.75 PSF

FOR LEASE

301 8th Street

SAN FRANCISCO, CA

Suite 200



±4,104 SF

LEASE RATE \$1.75 PSF

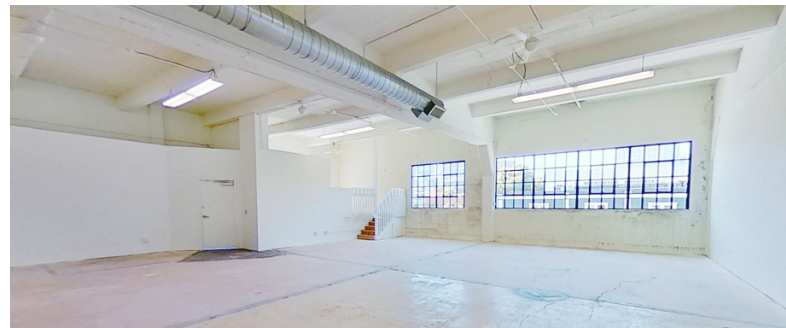
FORCED air and heat

OPERABLE windows

ABUNDANT natural light
(northern exposure facing
Folsom Street)

CEILING fans

FORMER occupant was a
dance studio



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SCOTT VIX

415.309.4015

scott.vix@kidder.com

LIC N° 01407761

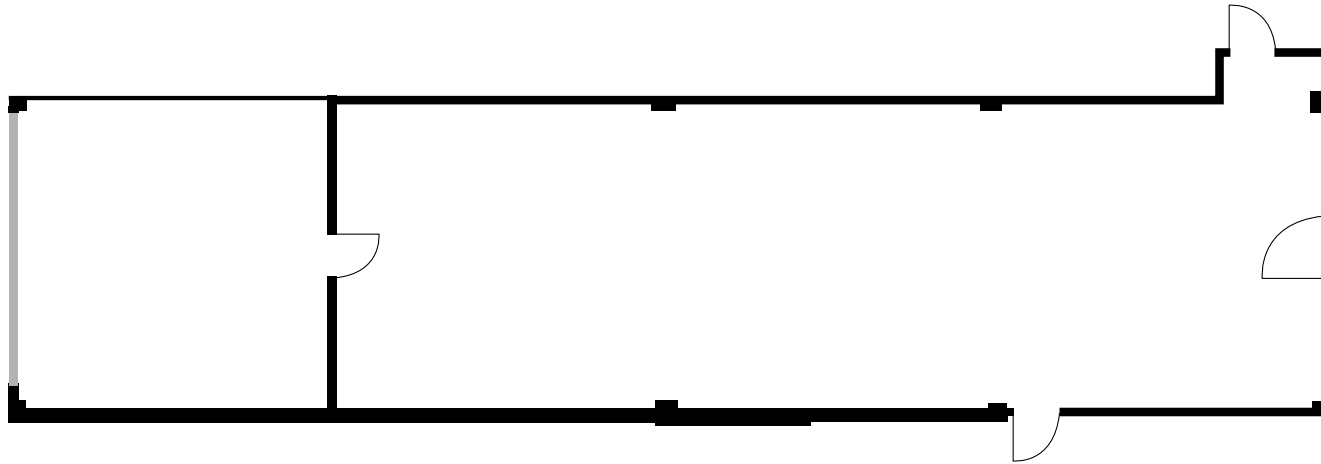


FOR LEASE

301 8th Street

SAN FRANCISCO, CA

Suite 210



±2,184 SF

LEASE RATE \$1.75 PSF

OPEN plan

ONE private office

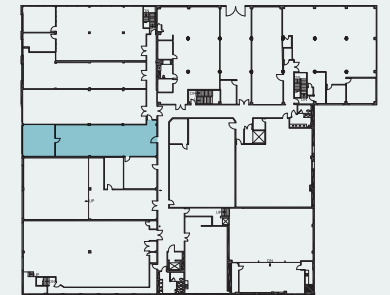
HIGH ceilings

SKYLIGHTS

CONCRETE floor

FORCED air and heat

OPERABLE windows



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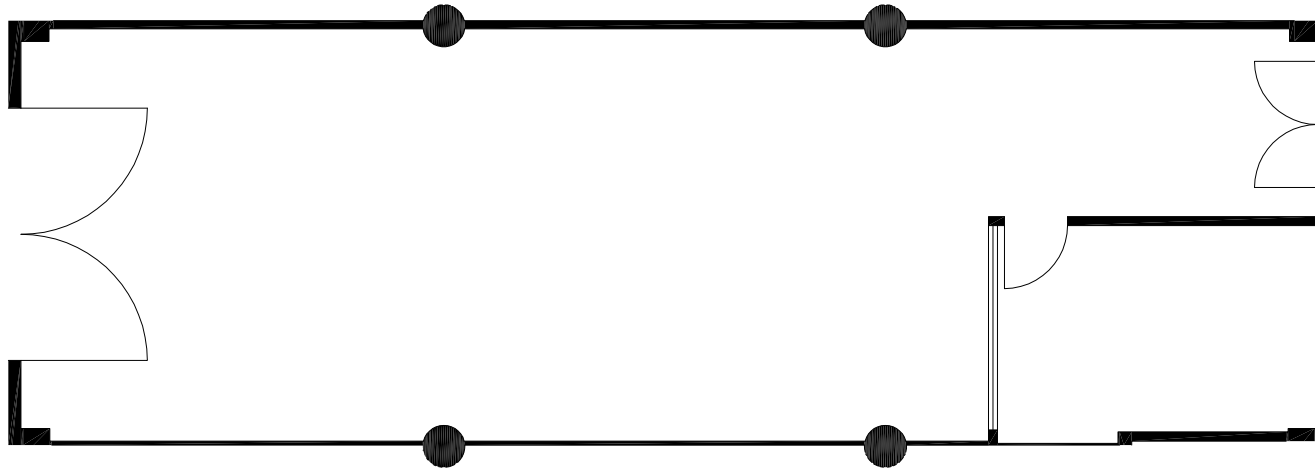


FOR LEASE

301 8th Street

SAN FRANCISCO, CA

Suite 240



±1,447 SF

LEASE RATE \$1.75 PSF

LARGE skylight

ONE medium conference room

KITCHENETTE

HIGH CEILINGS: 13'9"

DOUBLE DOOR entrance



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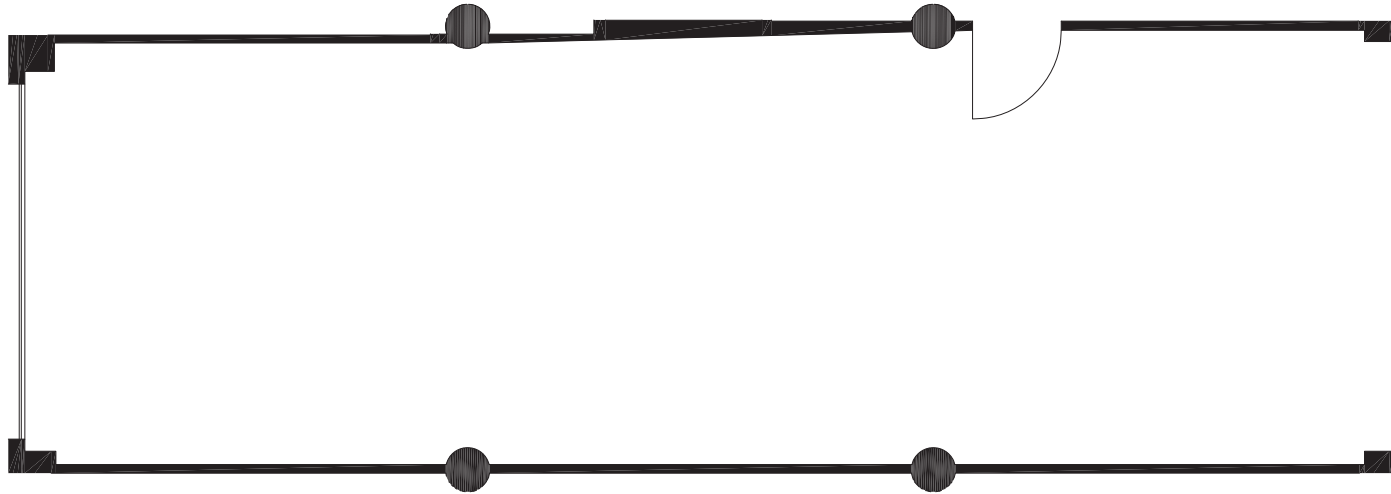
km Kidder Mathews

FOR LEASE

301 8th Street

SAN FRANCISCO, CA

Suite 245



±1,335 SF

LEASE RATE \$1.75 PSF



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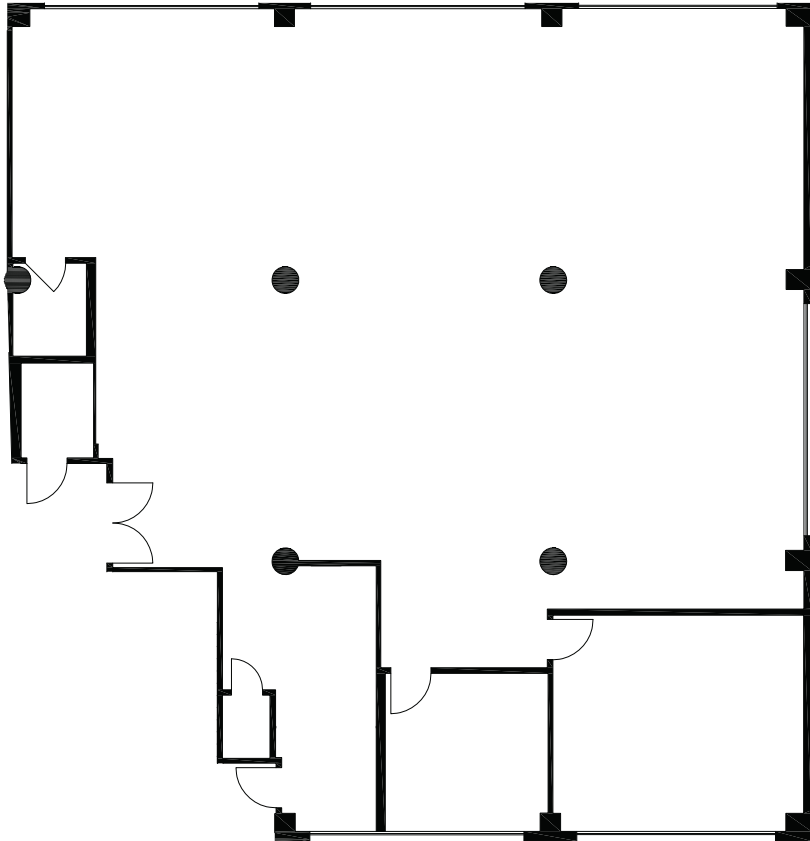
 **Kidder
Mathews**

FOR LEASE

301 8th Street

SAN FRANCISCO, CA

Suite 250



±3,861 SF

LEASE RATE \$1.75 PSF

HIGH ceilings

ONE conference room

ONE private office

KITCHENETTE

NEW lights

OPEN floor plan

EXCELLENT window line

HEATING & forced air system



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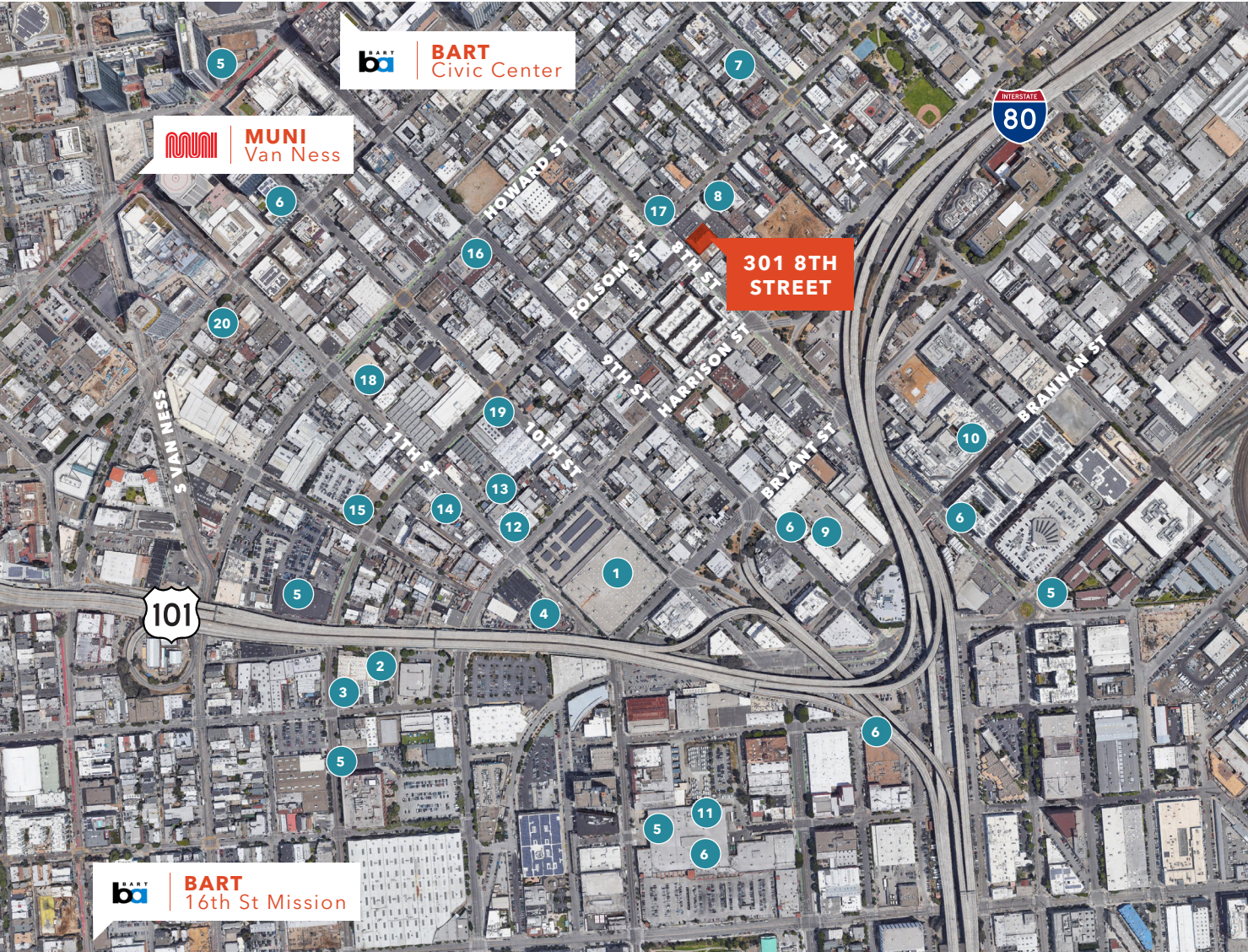
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km Kidder Mathews

FOR LEASE

301 8th Street

SAN FRANCISCO, CA



EAT + DRINK

- 1 Costco
- 2 Rainbow Grocery
- 3 Rintaro
- 4 SOMA STREET FOOD PARK
- 5 Starbucks
- 6 Peet's Coffee
- 7 Sightglass Coffee
- 8 Basil Canteen
- 9 Trader Joe's
- 10 Bellota
- 11 Safeway
- 12 DNA Lounge
- 13 Bar Agricole
- 14 Bergerac
- 15 The Willows
- 16 Chantal Guilon Patisserie
- 17 Wicked Grounds
- 18 Don Ramon's
- 19 Sextant Coffee Roasters
- 20 Forgery

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