

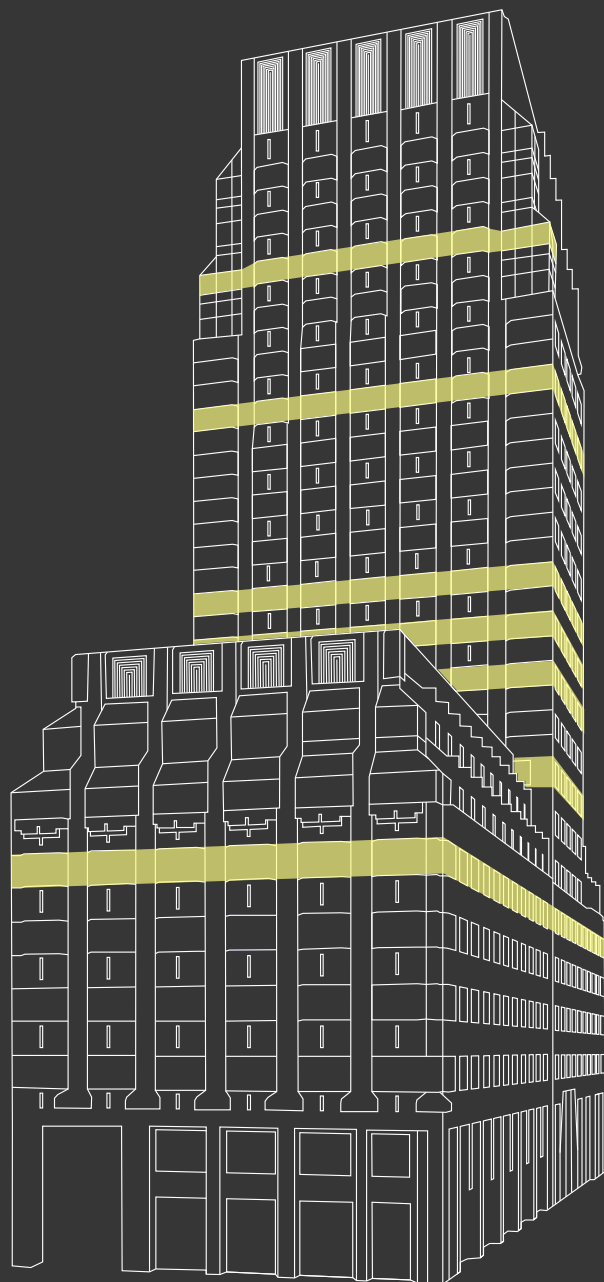


455 MARKET

AVAILABLE SPACE

THE BUILDING

FLOOR PLANS



21st Floor

12,397 RSF

Full Floor Opportunity! 22 offices, large board room, 2 conference rooms, kitchen, IT room, open space. Greenhouse windows and city views.

Available
Now

18th Floor

1,937 RSF

3 offices, conference room, kitchen, IT room, open area.

Available
6/2020

14th Floor

2,531 RSF

6 offices, conference room, kitchen, storage/copy room, reception.

Available
2/2020

12th Floor

5,010 RSF

3 offices, large conference room, kitchen, open area. Double door elevator ID.

Available
Now

11th Floor

1,148 RSF

1 office, conference room, storage/IT room, open area.

Available
5/2020

9th Floor

2,621 RSF

4 offices, conference room, kitchen, open area.

Available
Now

6th Floor

10,074 RSF

6 offices, large conference room, small conference room, kitchen, open area. Divisible to 7,865 RSF.

Available
Now



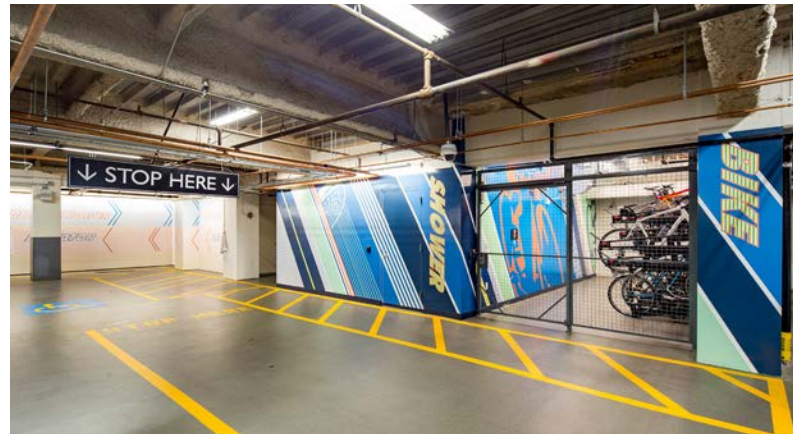
AVAILABLE
SPACE

THE
BUILDING

FLOOR
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- Prime CBD location
- 2 levels of valet parking
- LEED Gold rated; Fitwel Certified
- Renovated lobby & retail arcade
- New seating in lobby with Wi-Fi
- Immediate access to BART, MUNI & the Salesforce Transit Center
- 24/7 security & on-site property management
- New bike storage facility
- New showers & lockers



AVAILABLE
SPACE

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BUILDING

FLOOR
PLANS

CONSTRUCTION TYPE:

Steel frame with Rosa Purina granite façade and solar gray exterior glass.
Unique, 45-degree greenhouse with windows on select floors.

YEAR BUILT:

1987

BUILDING ARCHITECT:

Daniel, Mann, Johnson & Mendenhall

TOTAL BUILDING SIZE:

23 stories; 374,203 square feet

RETAIL ARCADE:

12,493 square feet on the ground floor

STANDARD CEILING HEIGHT:

9 feet

ELEVATORS:

9 high-speed passenger elevators finished with Custom Art Glass paneling, limestone flooring and stainless steel doors; 1 freight elevator with loading dock access.

MAJOR TENANTS IN THE PROJECT:

Dell EMC; Chubb Insurance; Chicago Title Company; City National Bank; Small Business Administration; California Coastal Commission; Knotel

PARKING:

2-floor, valet garage for ±150 cars. Monthly, daily & hourly parking available.
Current rate: \$440/month for building tenants.

STANDARD HVAC HOURS:

Monday-Friday: 7:00 a.m. - 6:00 p.m.

**APPROXIMATE AFTER-HOURS
VENTILATION/COOLING COST:**

Fans Only: \$35.00 per hour, per floor
With Chiller: \$235.00 per hour, per floor
\$275.00 per hour, per floor, Sundays or "11th" hours

RETAIL AMENITIES:

Starbucks, Focaccia Bakery, Fog City News, Copymat, Onigilly, The Organic Coup, The Melt

BUILDING AMENITIES:

Cable television access; fully automated after-hours HVAC; bike storage facility; tenant showers & lockers.

ON-SITE BUILDING MANAGEMENT:

Cushman & Wakefield of California, Inc.

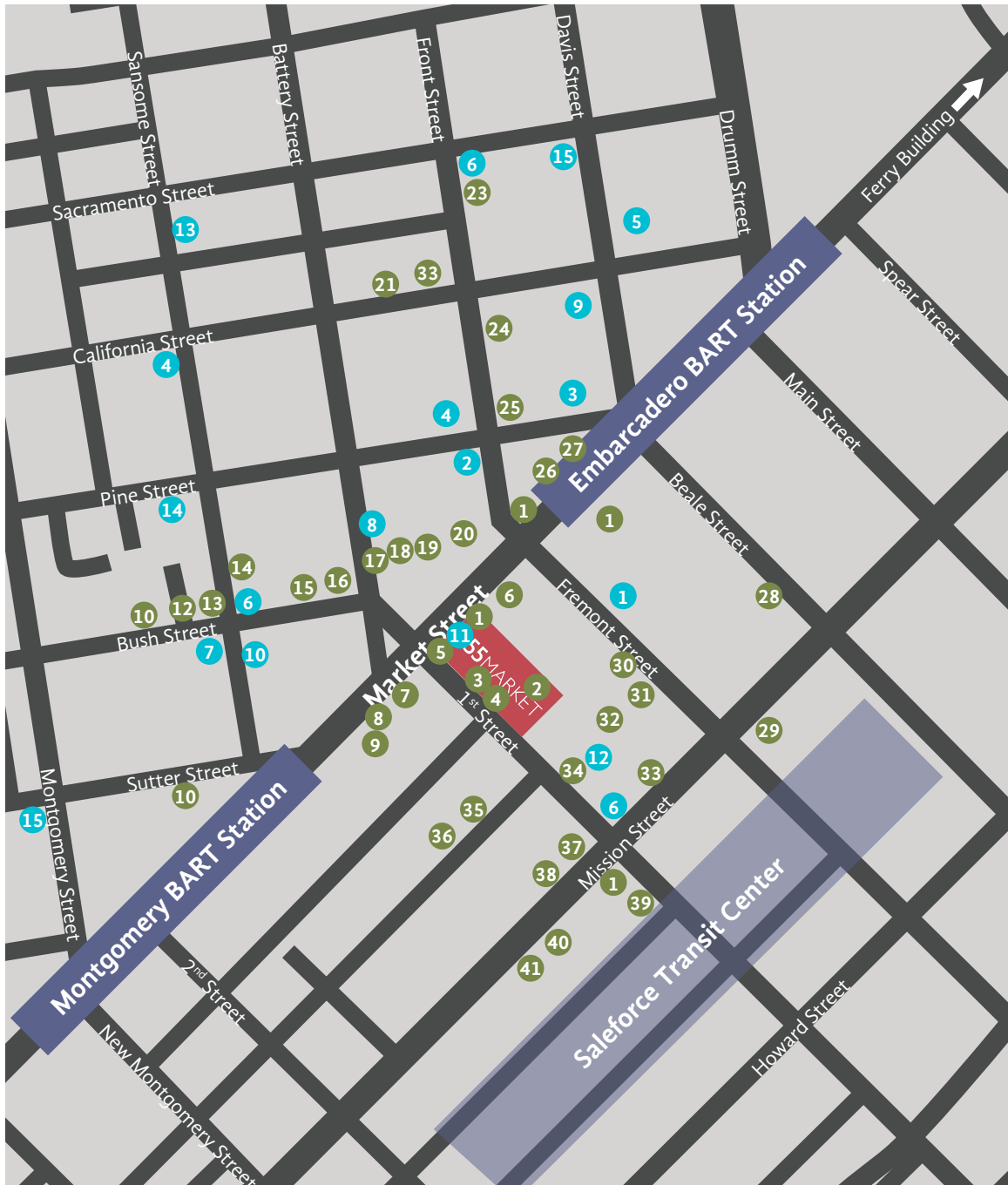
LEASING AGENT:

Cushman & Wakefield of California, inc.

AVAILABLE
SPACE

THE
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FLOOR
PLANS



Food & Drink

- 1 Starbucks
- 2 Focaccia
- 3 Onigilly
- 4 The Organic Coup
- 5 The Melt
- 6 Halal Cart
- 7 Proper Food
- 8 Joe & the Juice
- 9 Chipotle
- 10 Per Diem
- 11 Freshroll
- 12 The Treasury
- 13 Blue Bottle Coffee
- 14 Mixt Greens
- 15 Chez Julien
- 16 Noah's Bagels
- 17 Peet's Coffee
- 18 Jamba Juice
- 19 Specialty's Cafe & Bakery
- 20 Philz Coffee
- 21 Tadich Grill
- 22 Barbacco & Perbacco
- 23 Schroeder's Restaurant
- 24 PABU
- 25 The Plant Cafe Organic
- 26 Sushirrito
- 27 Miss Tomato Sandwich Shop
- 28 Cafe Algiers
- 29 International Smoke
- 30 Barcha
- 31 Tender Greens
- 32 Julie's Kitchen
- 33 Truck Stop SF (Food Trucks)
- 34 83 Proof
- 35 Yank Sing
- 36 Louie's Bar
- 37 Portico
- 38 Perilla
- 39 Oasis Grill
- 40 Proper Food
- 41 Salt House

AVAILABLE
SPACE

THE
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PLANS

Services & Fitness

- 1 Wells Fargo Bank
- 2 First Republic Bank
- 3 US Bank
- 4 Chase Bank
- 5 Bank of America
- 6 Walgreens
- 7 Target Express
- 8 Galetti Shoe Repair
- 9 Green Street Cleaners & Tailors
- 10 Elizabeth's Flowers
- 11 Fog City News
- 12 SoulCycle
- 13 Planet Fitness
- 14 Equinox
- 15 24 Hour Fitness

455 MARKET

12,397 RSF

Full Floor Opportunity

22 Offices

Large Board Room

2 Conference Rooms

Kitchen

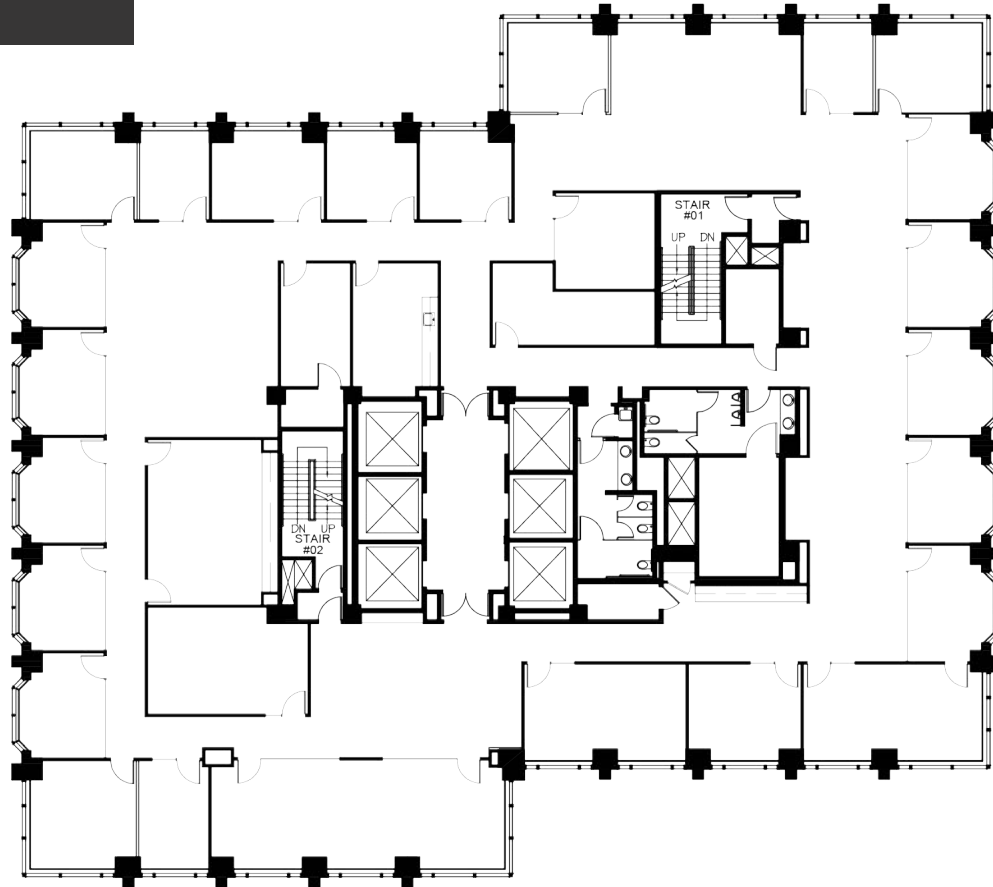
IT Room

Open Area

Greenhouse Windows

City Views

Available Now



AVAILABLE
SPACE

THE
BUILDING

FLOOR
PLANS

SUITE
2100

SUITE
1810

SUITE
1480

SUITE
1200

SUITE
1140

SUITE
950

SUITE
620

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 CUSHMAN &
WAKEFIELD

455 MARKET

1,937 RSF

3 Offices

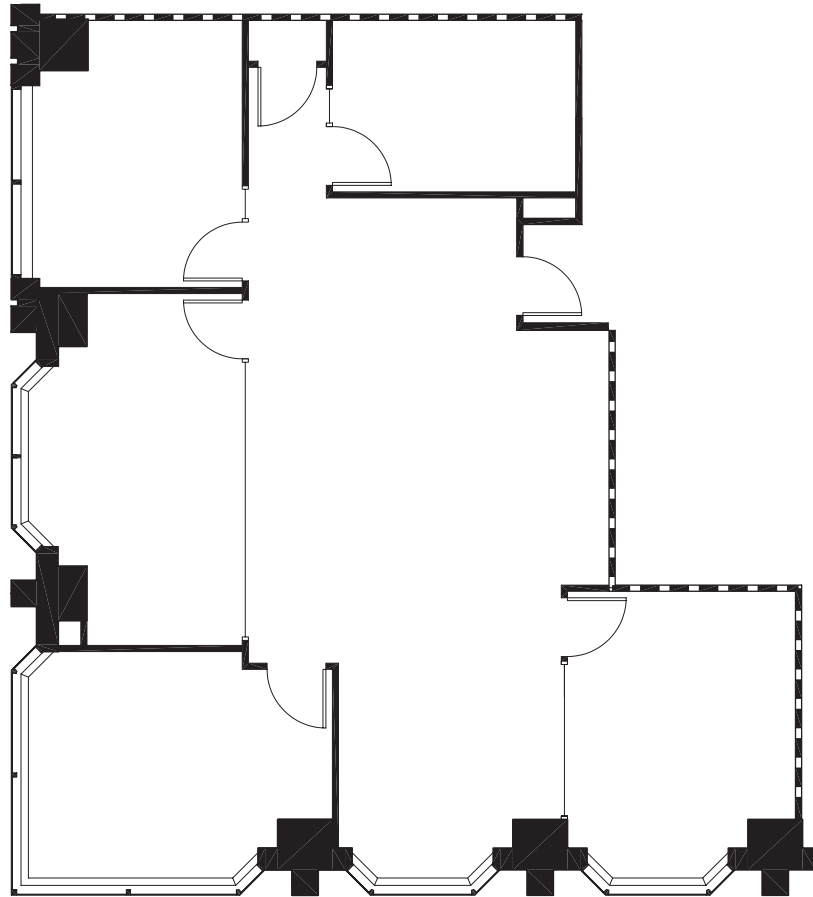
Conference Room

Kitchen

IT Room

Open Area

Available June 1, 2020



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SUITE
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SUITE
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455 MARKET

2,531 RSF

6 Offices

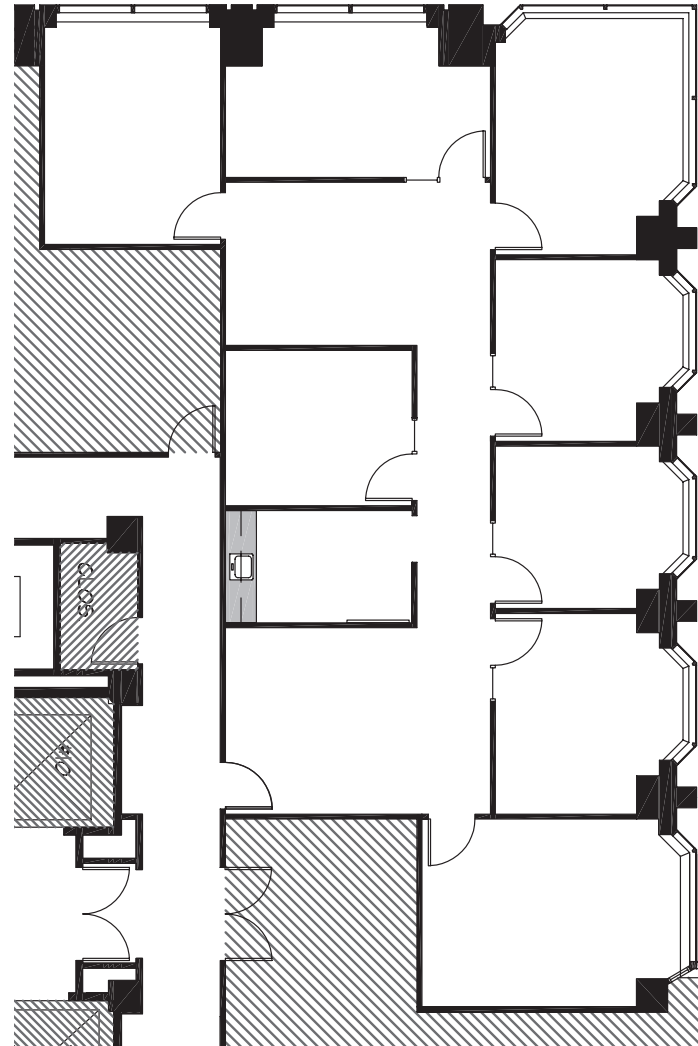
Conference Room

Kitchen

Storage/Copy Room

Reception

Available February 2020



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2100

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1200

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SUITE
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455 MARKET

5,010 RSF

3 Offices

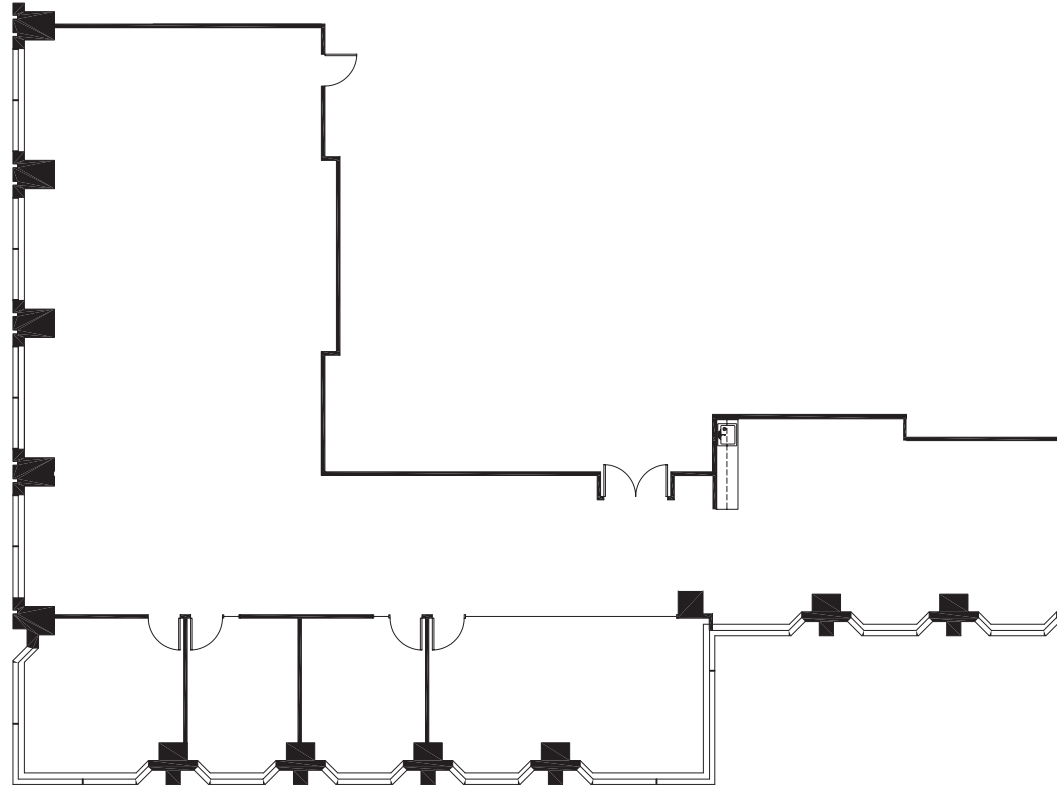
Large Conference Room

Kitchen

Open Area

Double Door Elevator ID

Available Now



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455 MARKET

1,148 RSF

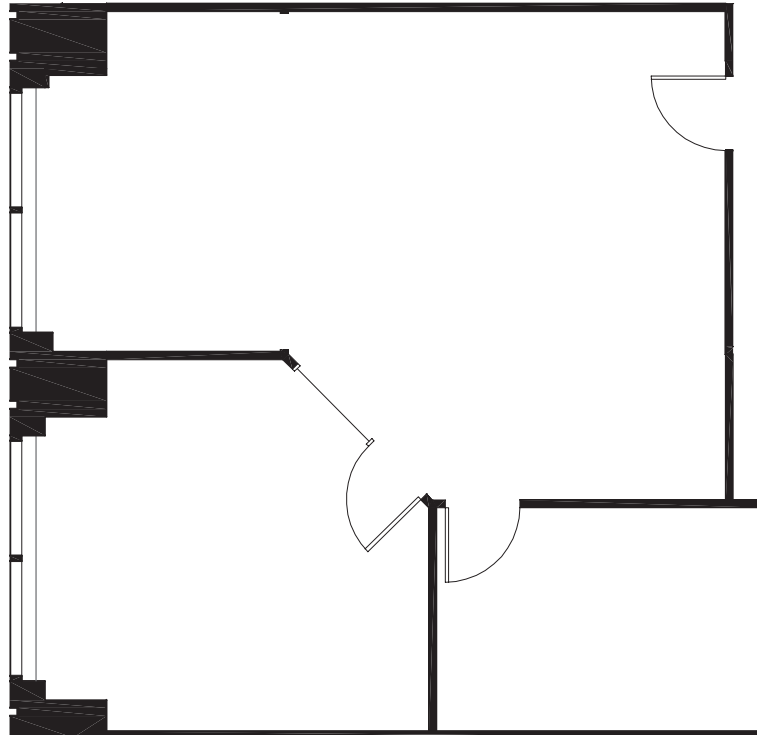
1 Office

Conference Room

Storage/IT Room

Open Area

Available May 2020



AVAILABLE
SPACE

THE
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SUITE
2100

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1810

SUITE
1480

SUITE
1200

**SUITE
1140**

SUITE
950

SUITE
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455MARKET

2,621 RSF

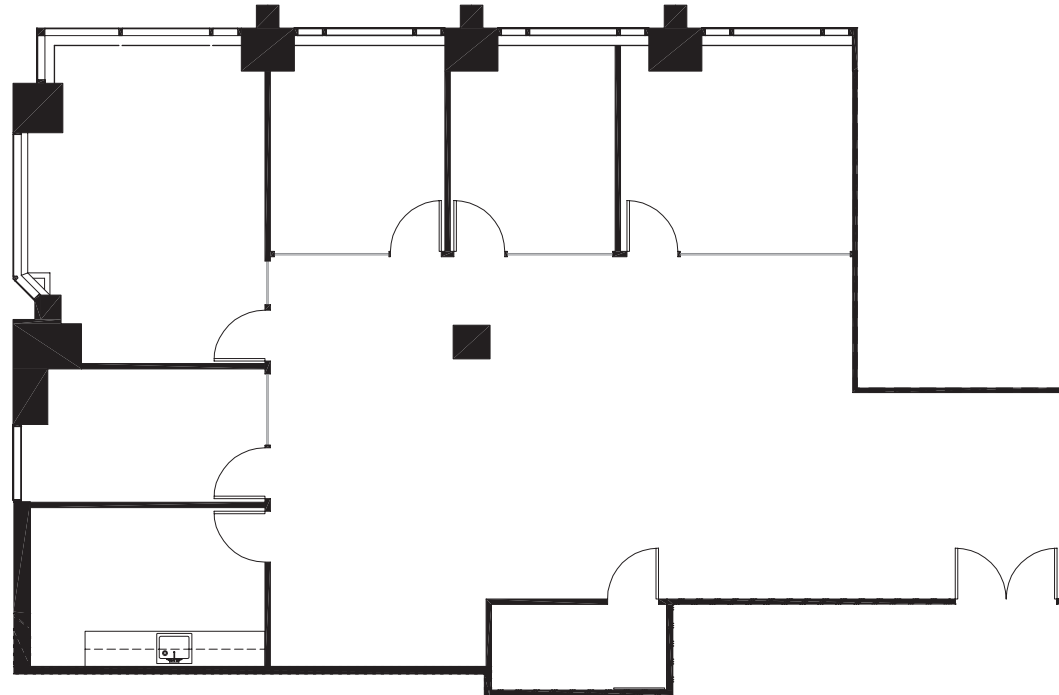
4 Offices

1 Conference Room

Kitchen

Open Area

Available Now



AVAILABLE
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SUITE
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455 MARKET

10,074 RSF

6 Offices

1 Large Conference Room

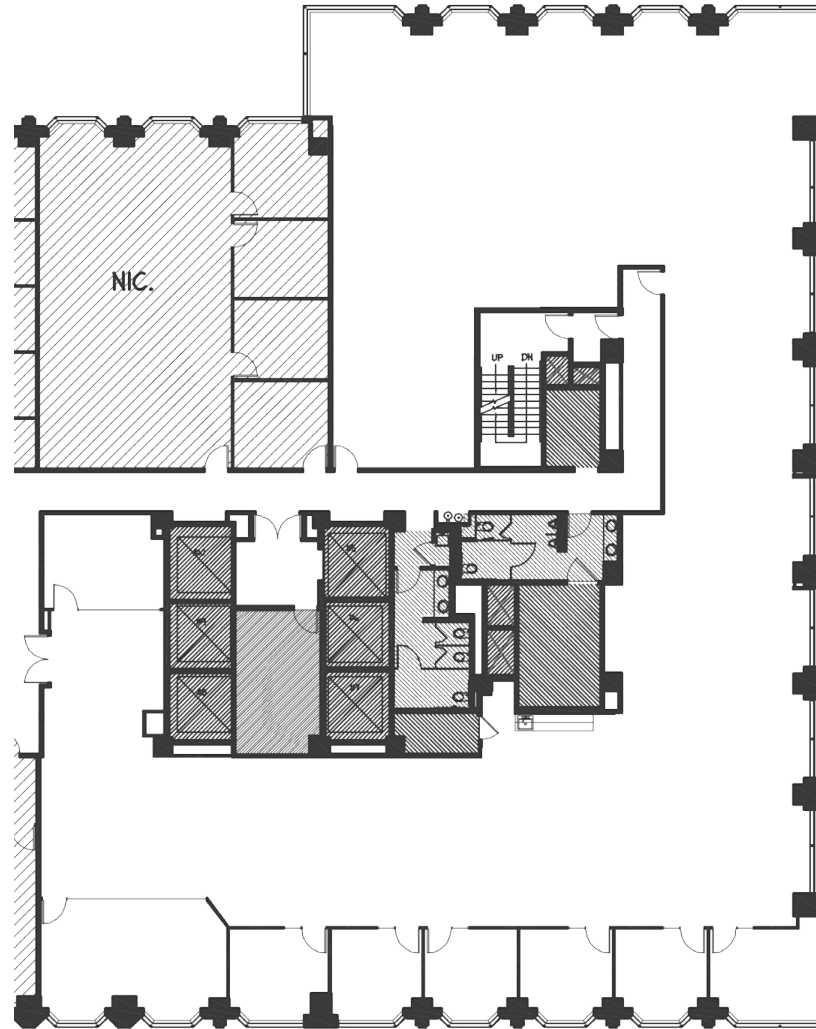
1 Small Conference Room

Kitchen

Open Area

Divisible to 7,865 RSF

Available Now



AVAILABLE
SPACE

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