

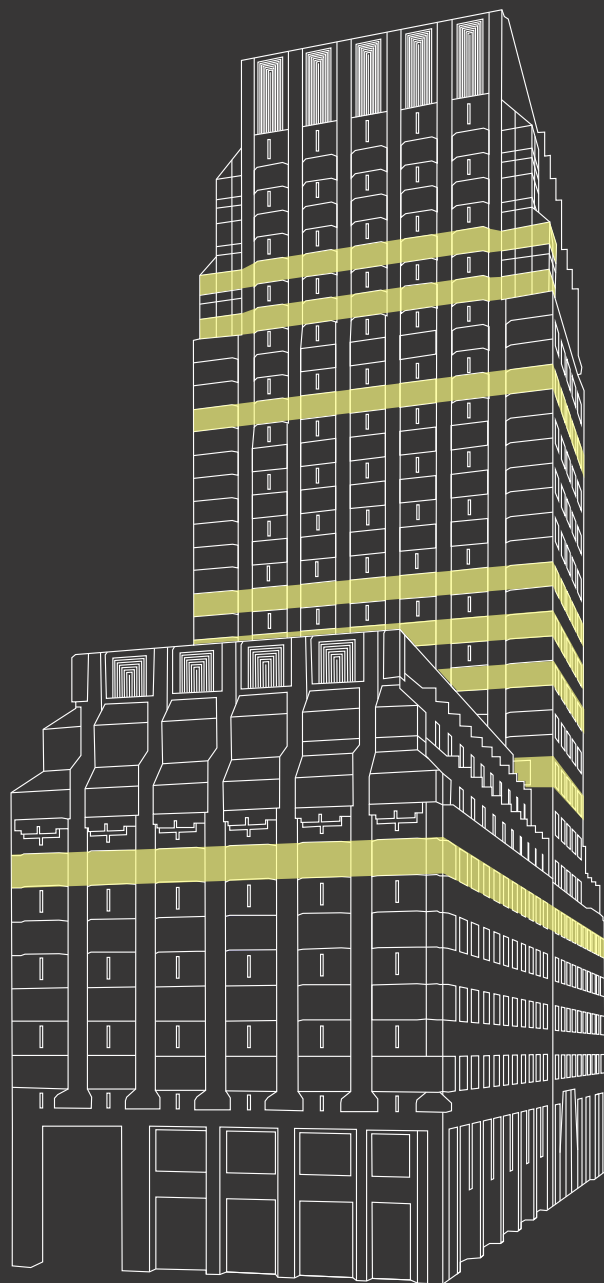


455 MARKET

AVAILABLE SPACE

THE BUILDING

FLOOR PLANS



21st Floor

12,397 RSF	Full Floor Opportunity! 22 offices, large board room, open space. Greenhouse windows and city views.	Available Now
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20th Floor

3,086 RSF	5 offices, large conference room, kitchen/break room, storage room, IT room, open area.	Available 7/2020
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18th Floor

1,937 RSF	4 offices, conference room, kitchen, IT room, open area.	Available 6/2020
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14th Floor

2,531 RSF	6 offices, conference room, kitchen, storage/copy room, reception.	Available 2/2020
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12th Floor

5,010 RSF	Spec Suite in Progress! 3 offices, large conference room, open kitchen/break area, 2 phone rooms, IT room, large open area. Double door elevator ID.	Available 4/2020
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11th Floor

1,148 RSF	Large conference room, storage/IT room, open area.	Available 5/2020
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9th Floor

2,621 RSF	Spec Suite in Progress! 3 offices, conference room, open kitchen/break area, IT room, large open area. Double door elevator ID.	Available 4/2020
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6th Floor

10,074 RSF	6 offices, large conference room, small conference room, open area. Divisible to 7,865 RSF.	Available Now
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AVAILABLE
SPACE

THE
BUILDING

FLOOR
PLANS



Prime CBD location

2 levels of valet parking

LEED Platinum & Energy Star rated; Fitwel certified

Renovated lobby & retail arcade

Seating in lobby with Wi-Fi

Immediate access to BART, MUNI & the Salesforce Transit Center

24/7 security & on-site property management

New bike parking facility

New showers & lockers



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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; Small Business Administration; California Coastal Commission; Knotel; Chicago Title Company; City National Bank

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; bike parking facility; tenant showers & lockers.

ON-SITE BUILDING MANAGEMENT:

Cushman & Wakefield of California, Inc.

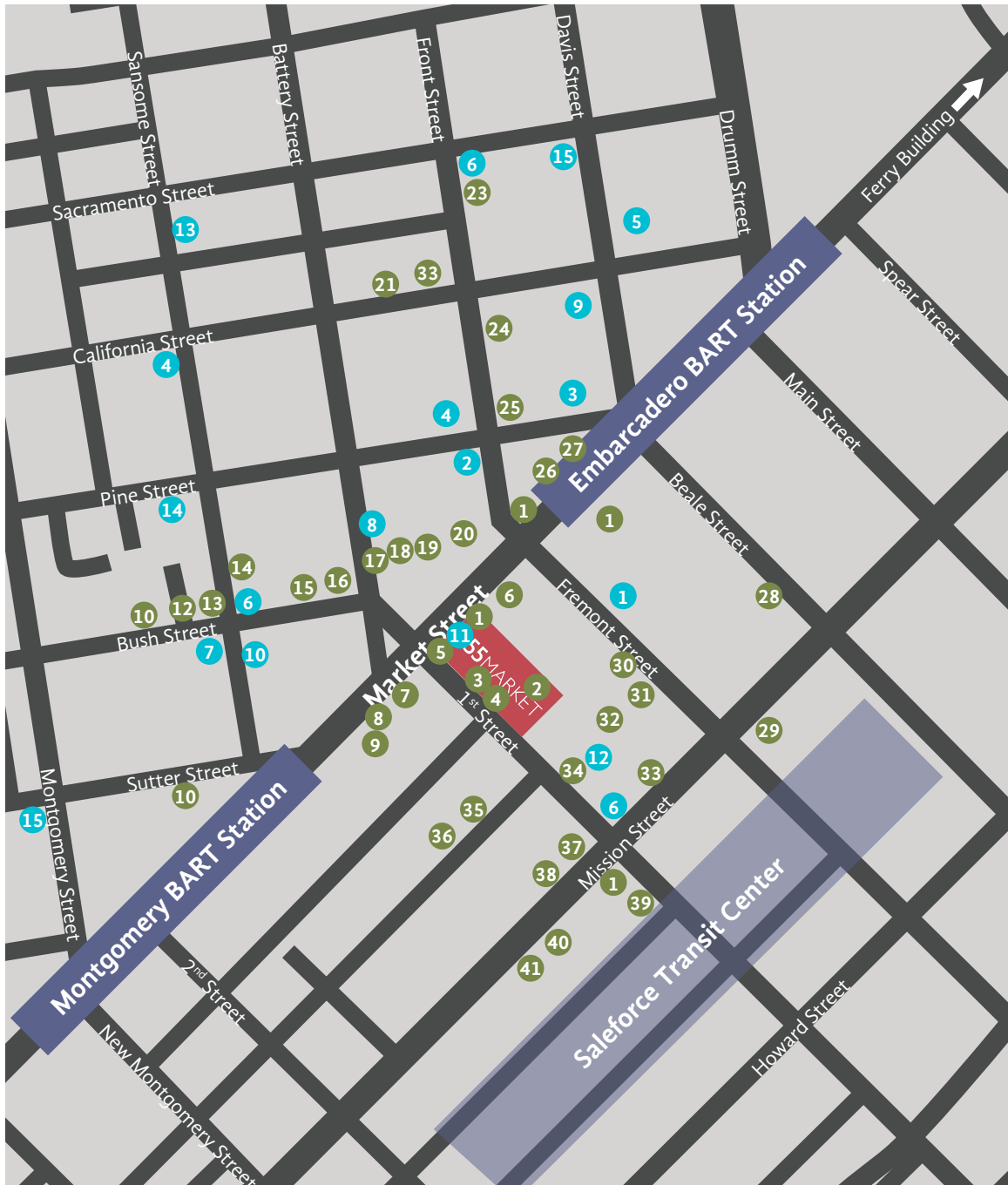
LEASING AGENT:

Cushman & Wakefield of California, inc.

AVAILABLE
SPACE

THE
BUILDING

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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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

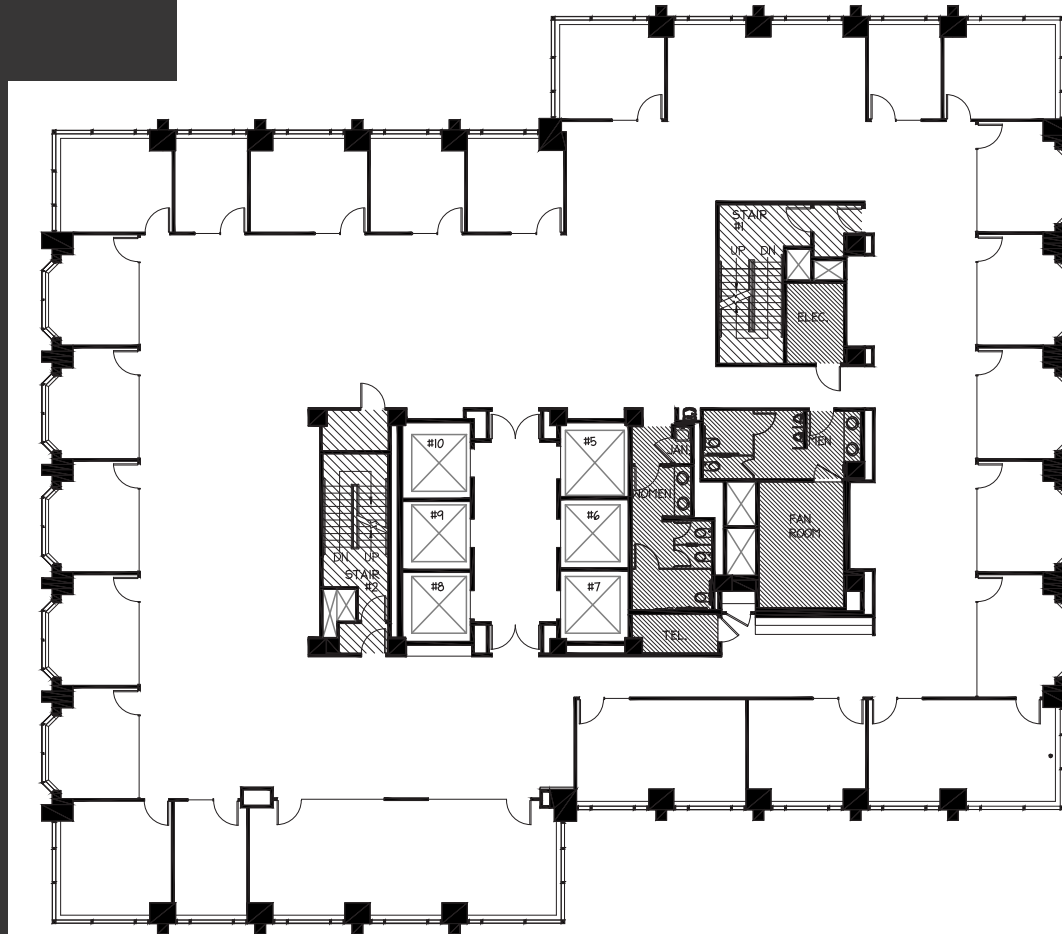
Large Board Room

Open Area

Greenhouse Windows

City Views

Available Now



AVAILABLE
SPACE

THE
BUILDING

FLOOR PLANS

SUITE
2100

SUITE
2050

SUITE
1810

SUITE
1480

SUITE
1200

SUITE
1140

SUITE
950

SUITE
620

455 MARKET

3,086 RSF

5 Offices

Large Conference Room

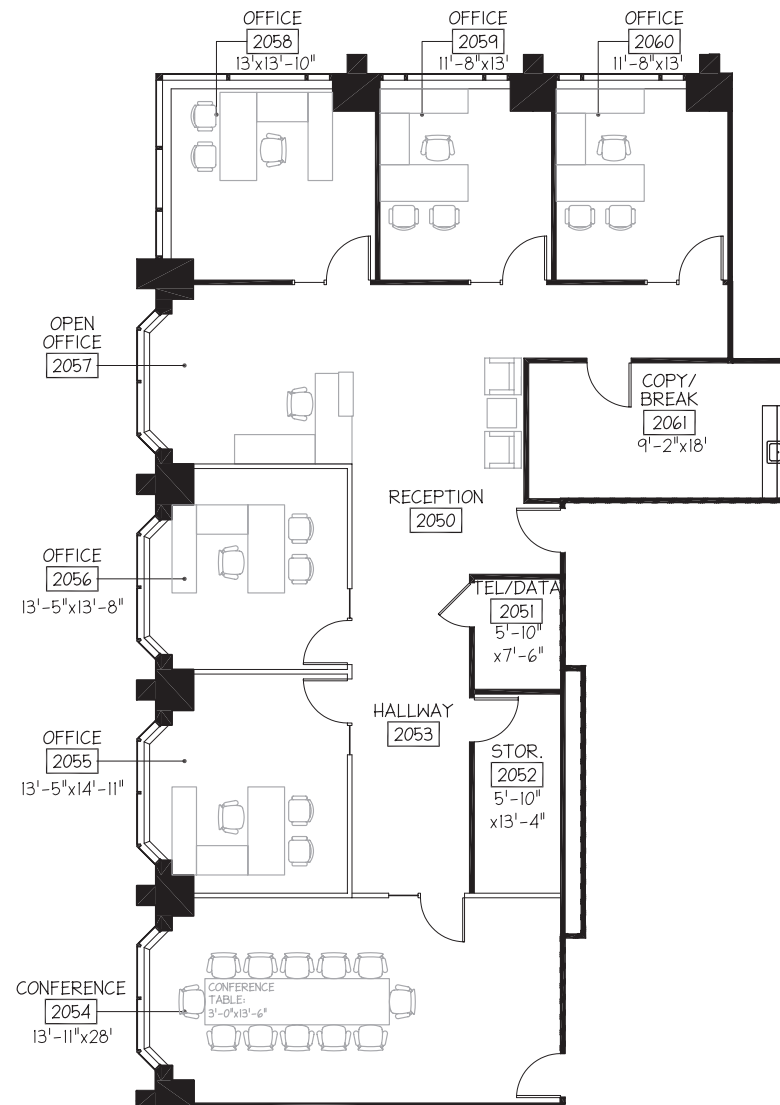
Kitchen/Break Room

Storage Room

IT Room

Open Area

Available July 1, 2020



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455 MARKET

1,937 RSF

4 Offices

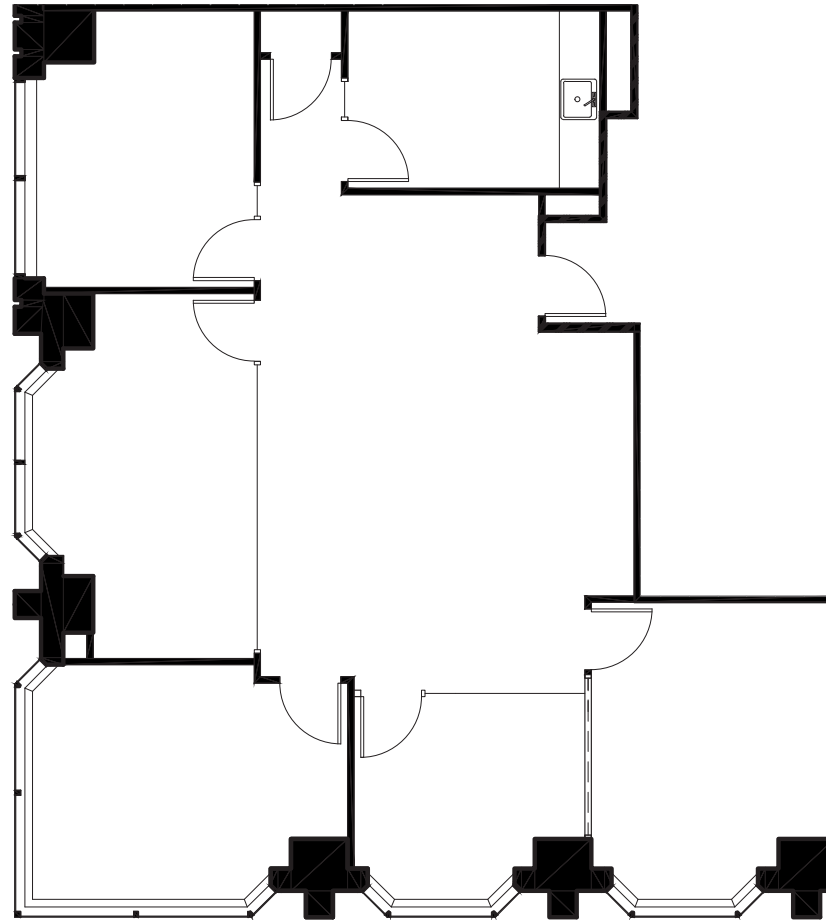
Conference Room

Kitchen

IT Room

Open Area

Available June 1, 2020



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455 MARKET

2,531 RSF

6 Offices

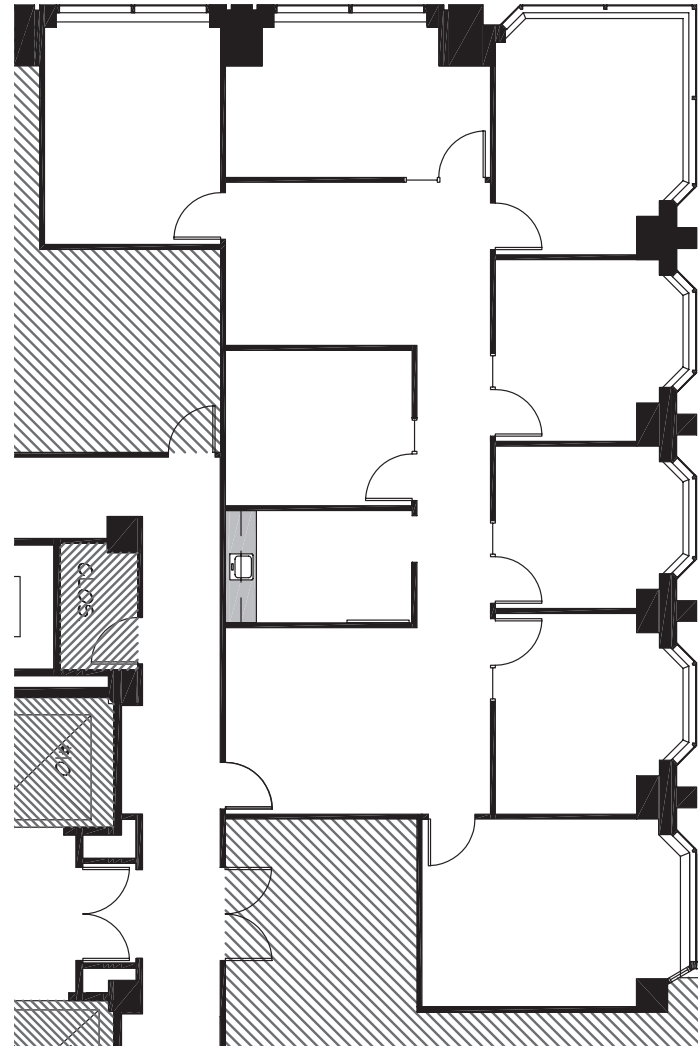
Conference Room

Kitchen

Storage/Copy Room

Reception

Available February 2020



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455 MARKET

5,010 RSF

Spec Suite in Progress!

3 Offices

Large Conference Room

Open Kitchen/Break Area

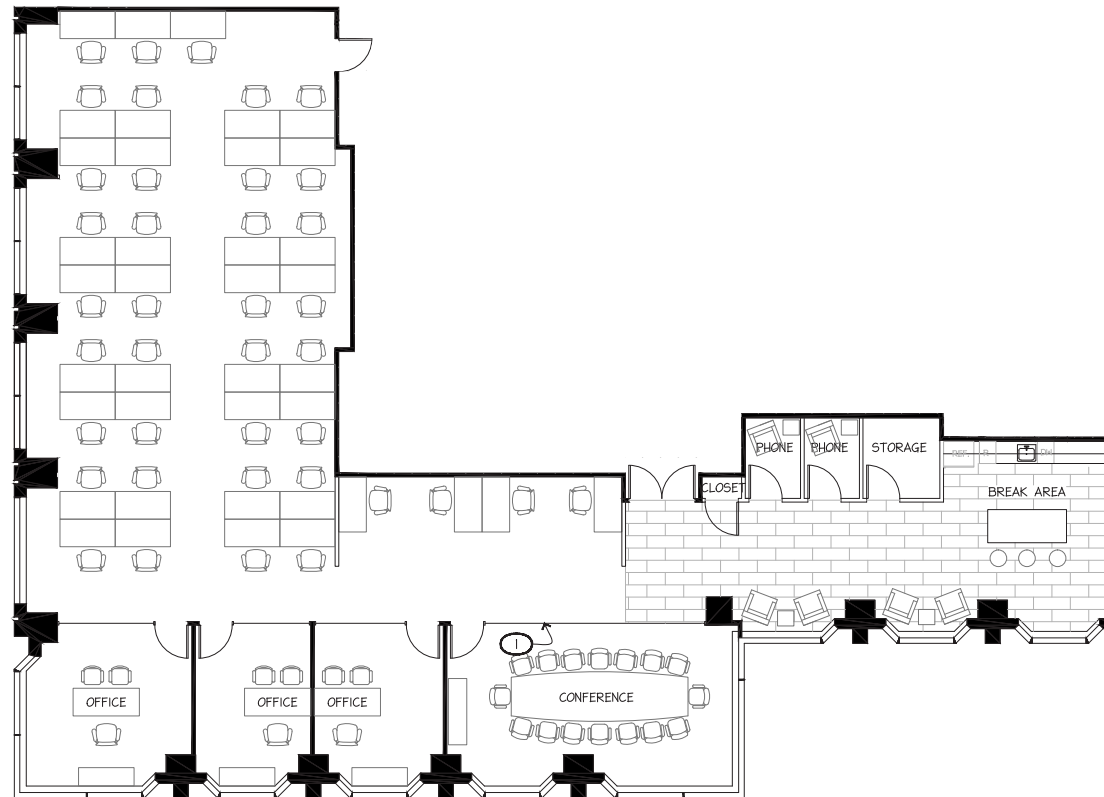
2 Phone Rooms

IT Room

Large Open Area

Double Door Elevator ID

Available April 1, 2020



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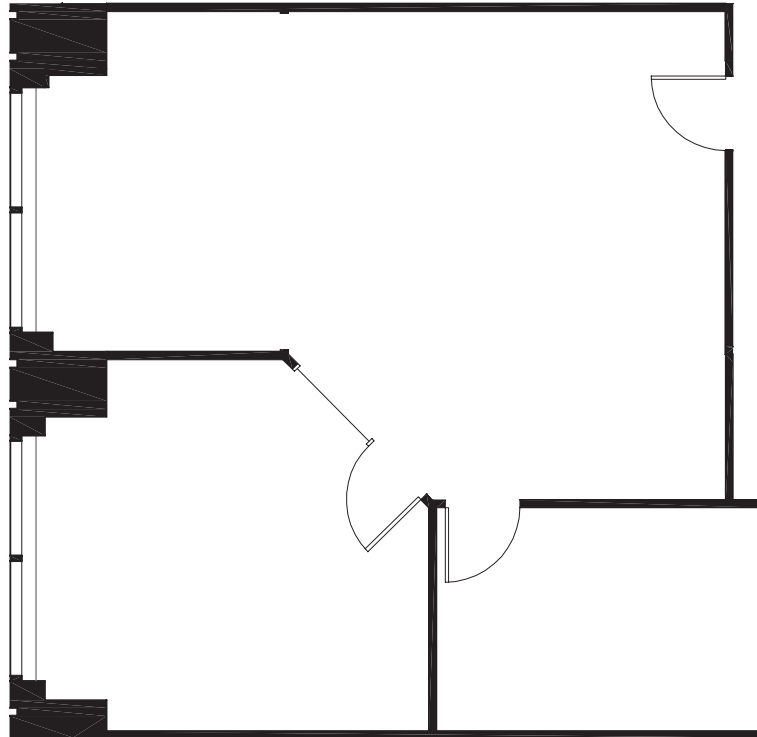
1,148 RSF

Large Conference Room

Storage/IT Room

Open Area

Available May 2020



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AVAILABLE
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2,621 RSF

Spec Suite in Progress!

3 Offices

1 Conference Room

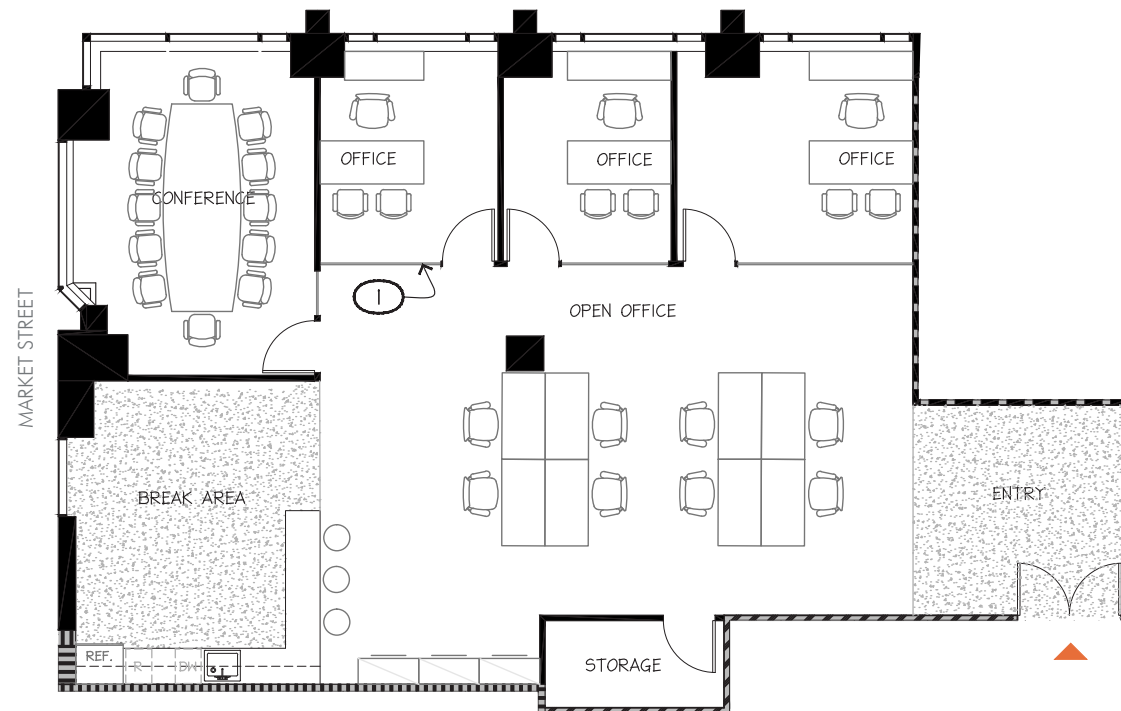
Open Kitchen/ Break Area

IT Room

Large Open Area

Double Door Elevator ID

Available April 1, 2020



FLOOR PLANS

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455 MARKET

10,074 RSF

6 Offices

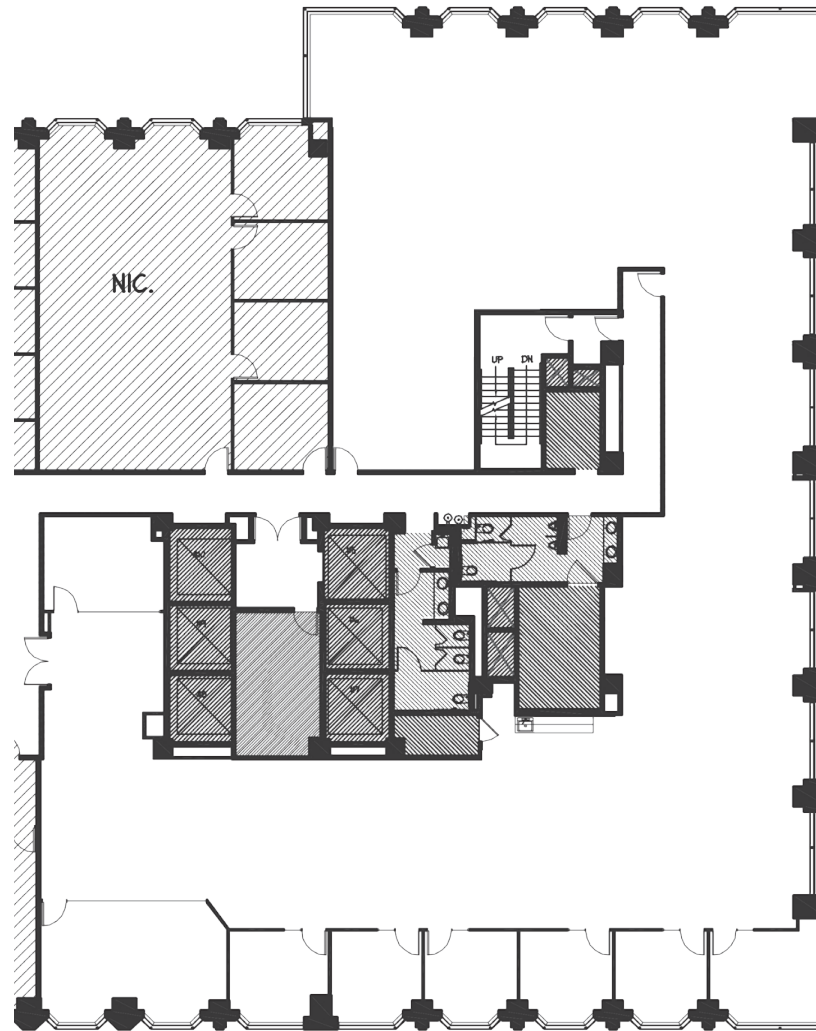
1 Large Conference Room

1 Small Conference Room

Open Area

Divisible to 7,865 RSF

Available Now



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