

# 605 FLORIDA STREET

SAN FRANCISCO, CA 94110



PDR/OFFICE/RETAIL SUBLEASE | AVAILABLE NOW

1,611 RSF

HUGHESMARINO

# BUILDING INFORMATION



## **BUILDING**

The Madelon

## **ADDRESS**

605 Florida Street,  
Ground Floor & Mezzanine,  
San Francisco, CA 94110

## **AVAILABLE**

Now

## **ASKING RATE**

\$59.00/sf FS

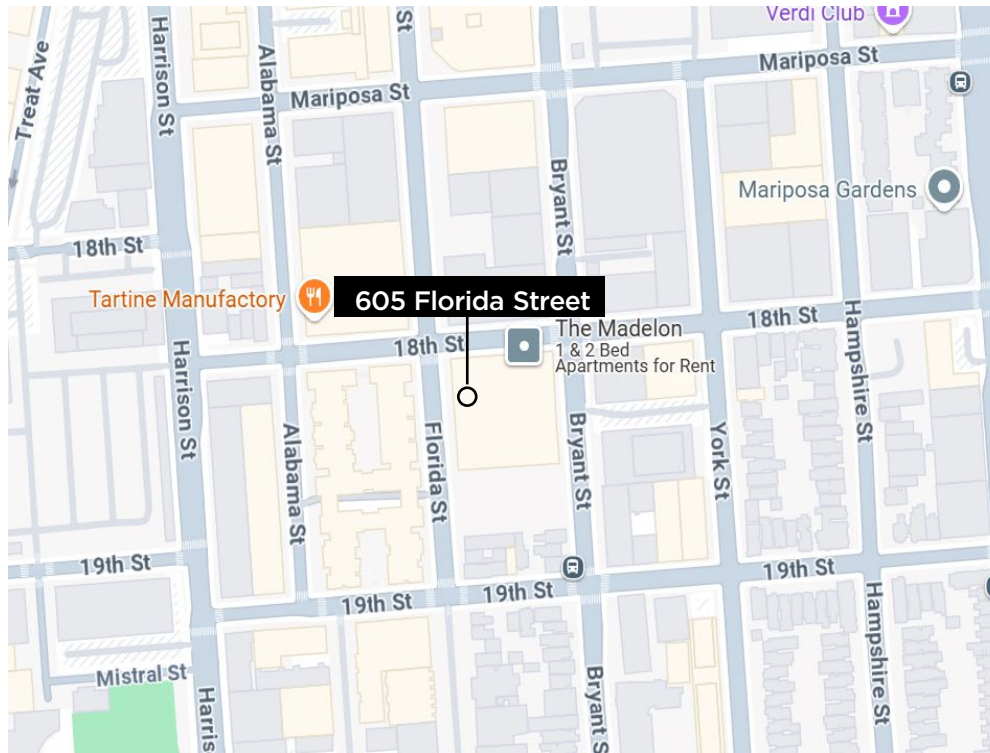
## **AVAILABLE THROUGH**

Flexible, 2 Years Preferred

## **ADDITIONAL FEATURES**

- Plug and Play Sublease
- Retail, Maker, and Office Space (Zoned PDR)
- Modern aesthetic, high ceilings with Mezzanine space
- Enclosed “Maker Space” with wood shop and modeling equipment to remain
- Dedicated kitchen and bathrooms

# LOCATION HIGHLIGHTS



**TRANSIT  
SCORE**

82

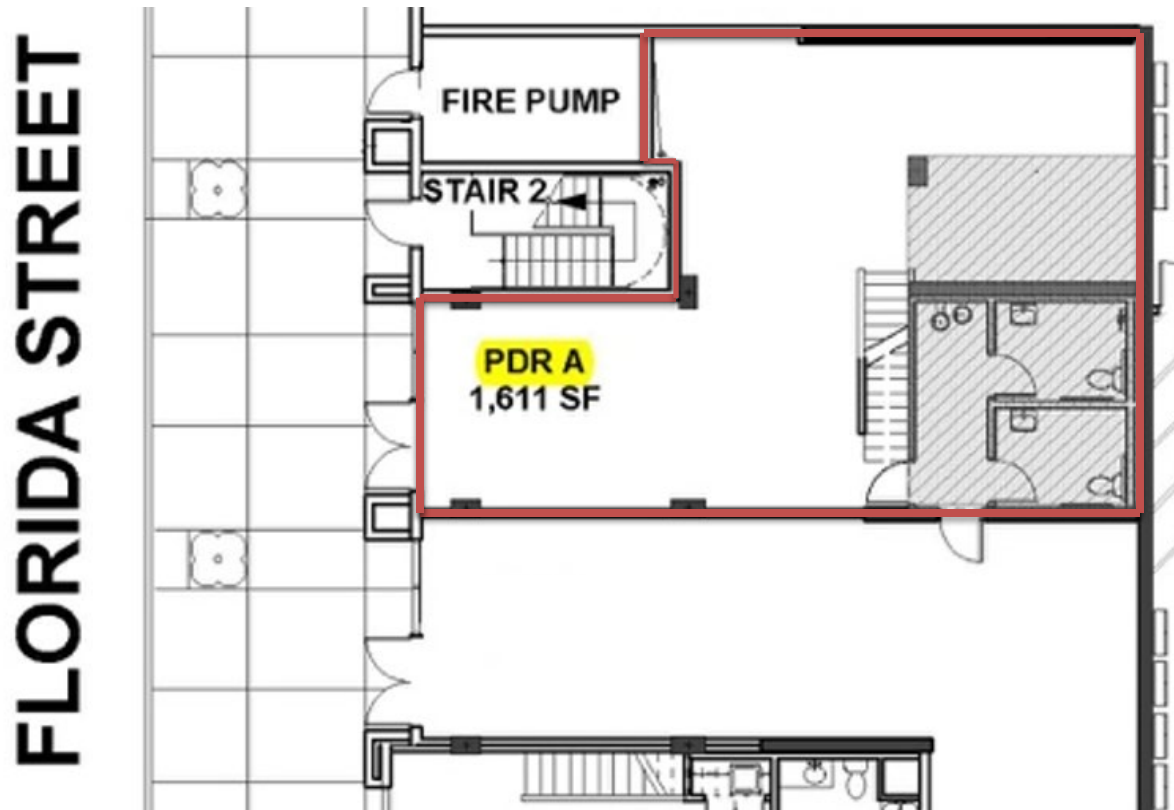
**WALK  
SCORE**

98

## KEY HIGHLIGHTS

- New Construction in desirable neighborhood
- Signage available
- One block from Tartine Manufactory
- Two blocks from Sightglass Coffee
- Three blocks from Gus's Community Market & Andytown Coffee Roasters

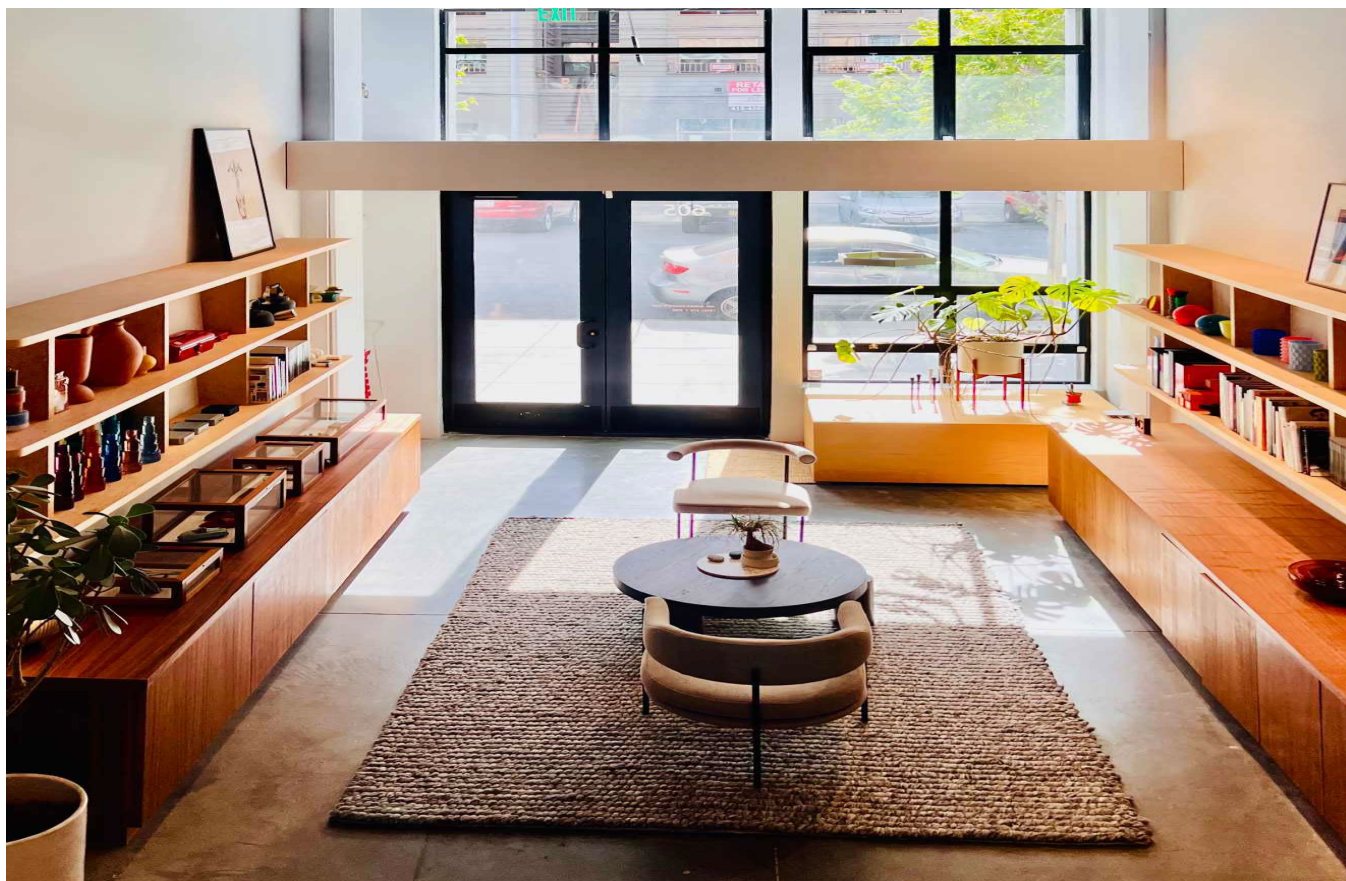
# FLOOR PLAN



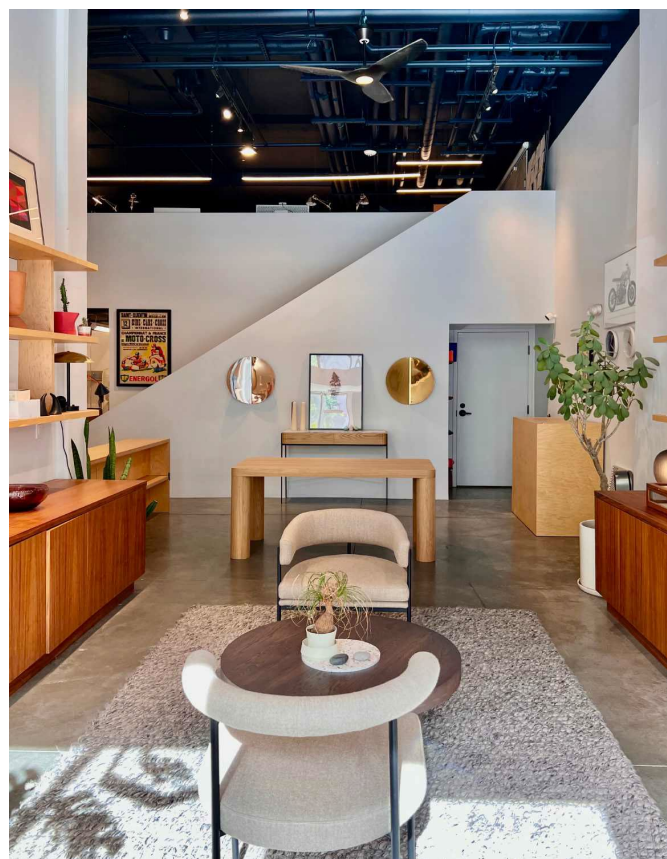
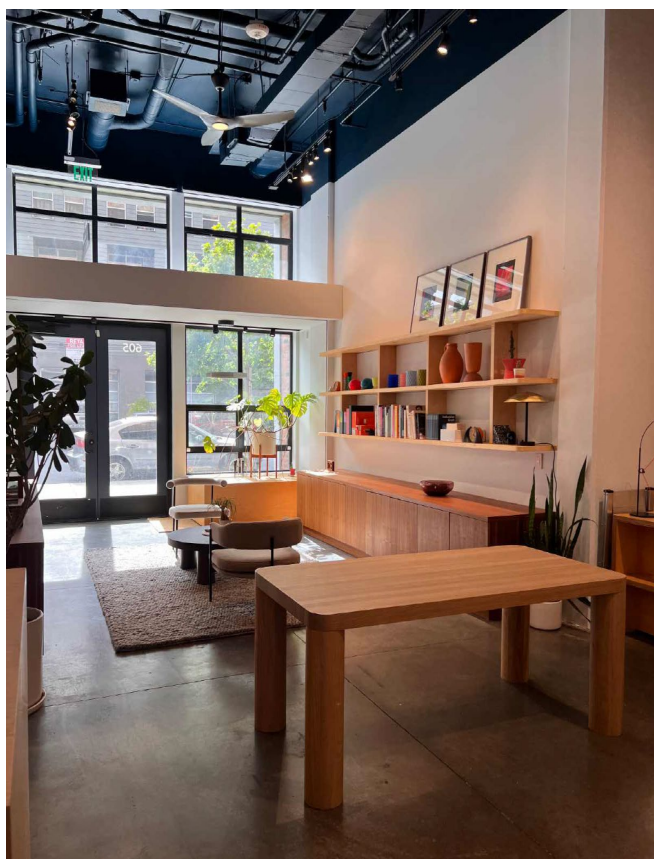
## SPACE HIGHLIGHTS

- Highly functional office workspace on the mezzanine with 4 workstations, communal worktable and phone booth
- Custom cabinetry and lighting throughout in both 'front of store' and workspaces
- Full HVAC and custom fans
- Secured with roll down gate at front door

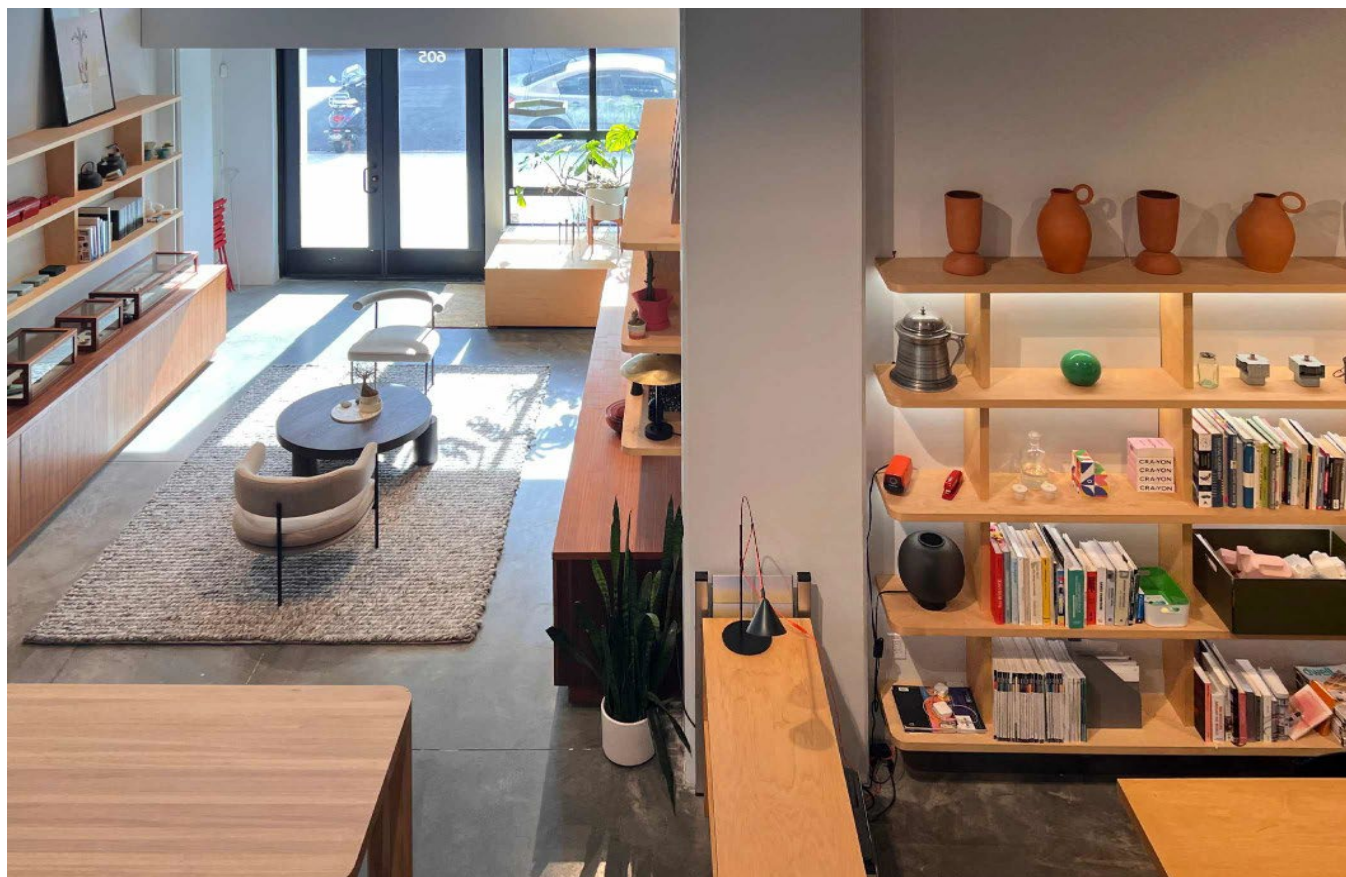




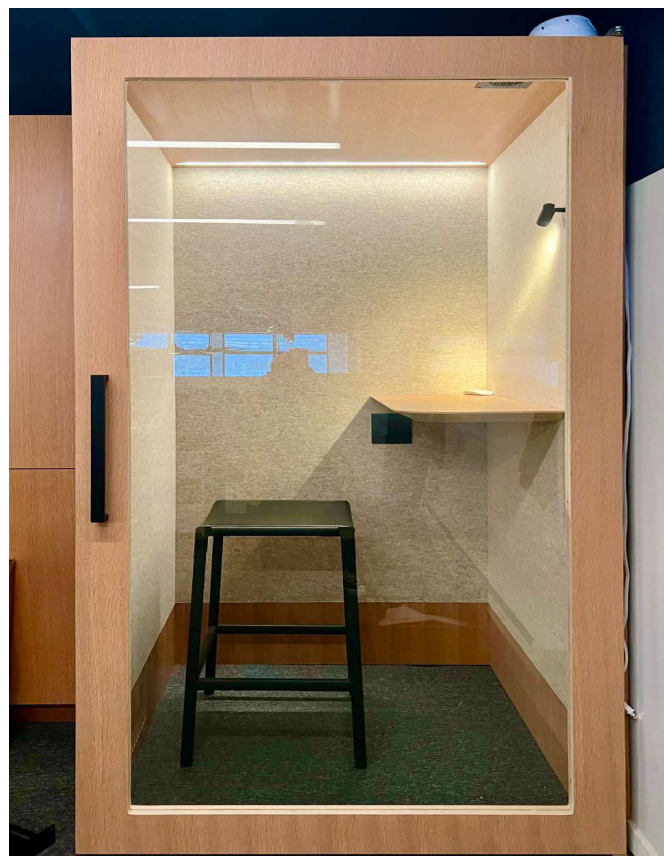
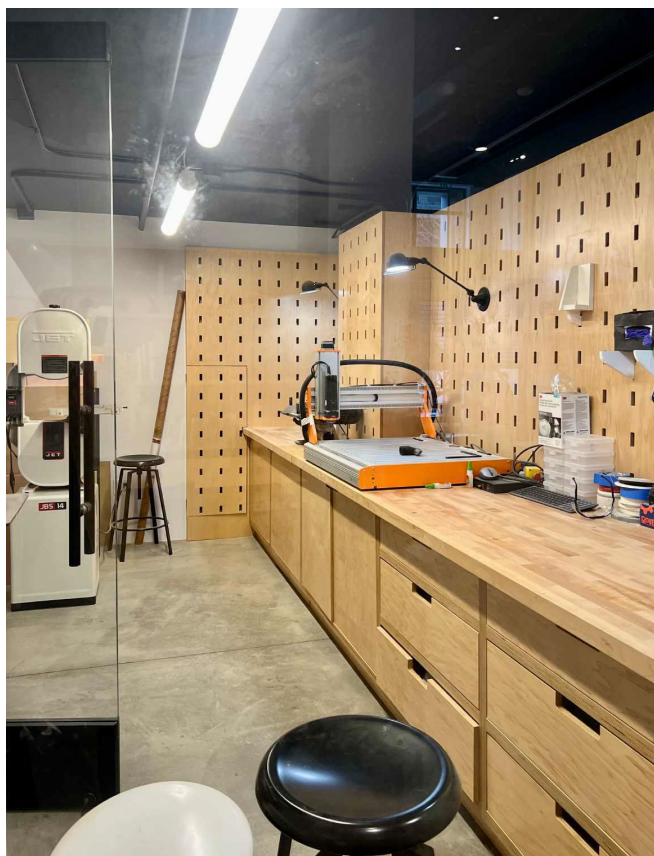
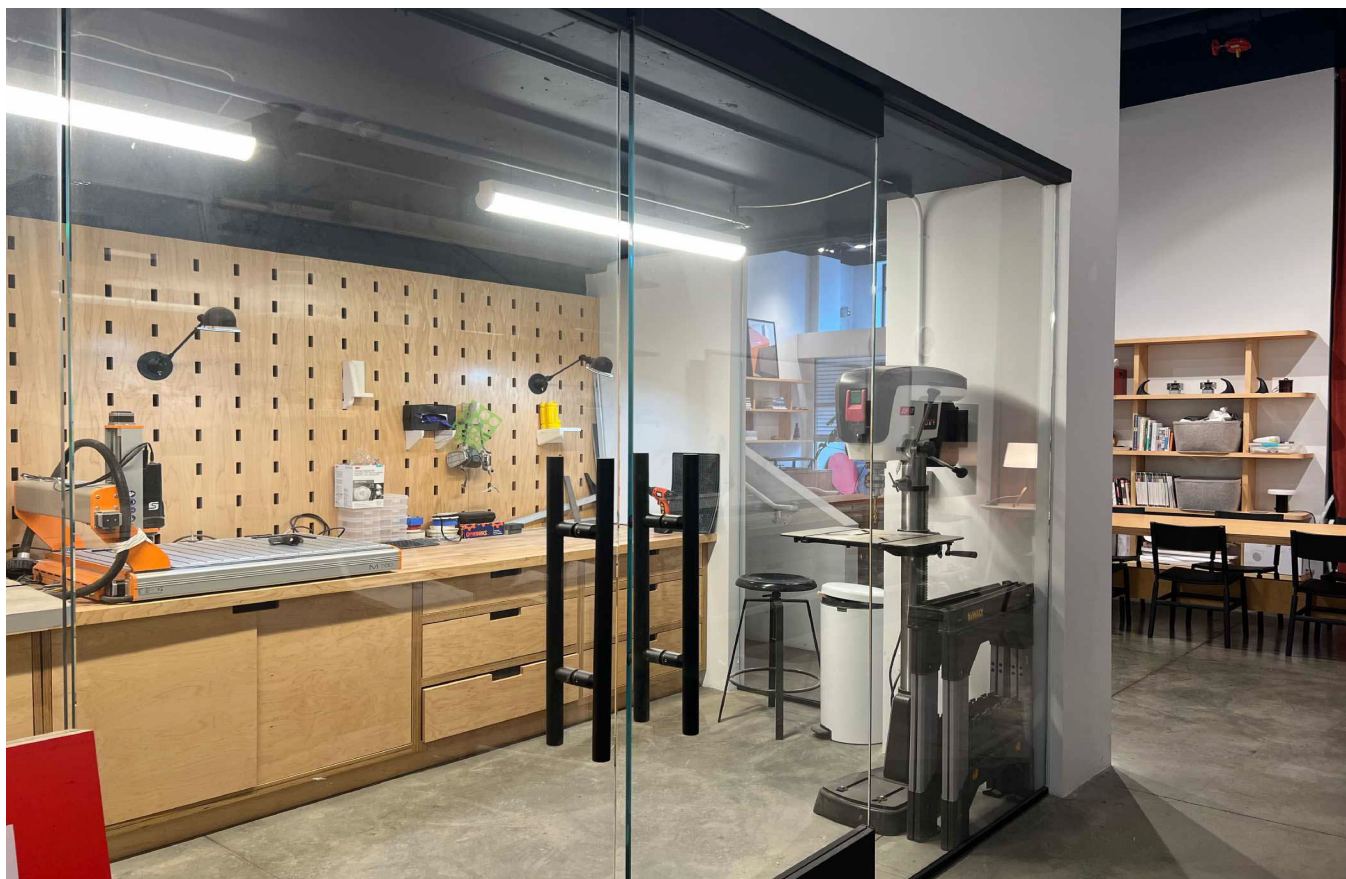




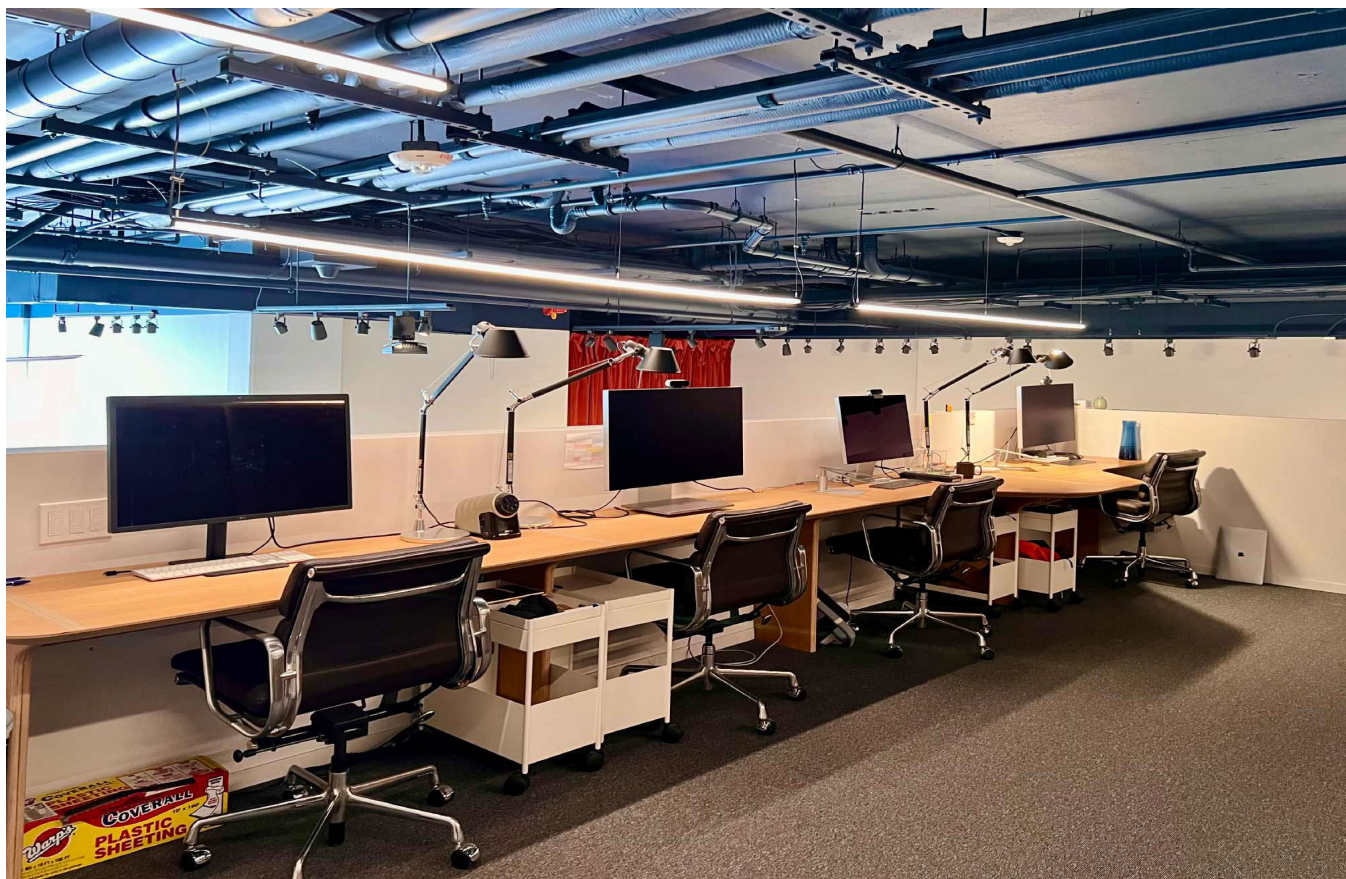














# CONTACT INFORMATION



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