

COMMERCIAL CONDO
FOR SALE OR LEASE

3609 Buchanan Street

San Francisco, California

±1,081 SF



VERSATILE SPACE IN INCREDIBLE NEIGHBORHOOD!

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HIGHLIGHTS

- ±1,081 Square Feet
- Good natural light
- Prominent storefront
- Surrounded by amenities
- Great Marina location
- Available as "Plug & Play" office space or unfurnished
- Includes two large open work areas (with 5 desks), conference table and chairs, private office, two bathrooms and separate kitchen/break room
- Ideal for immediate office use for 2 to 10 employees
- Can have an office or retail use



SAN FRANCISCO BAY

THE MARINA GREEN

▼ 3609 Buchanan Street

FORT MASON

THE MARINA

OFF THE GRID

GREAT MEADOW PARK

THE MARINA DISTRICT

SAFeway

MARINA
MIDDLE SCHOOL

Heritage
ON THE MARINA

COW HOLLOW DISTRICT

MOSCONE
SOFTBALL
FIELDS

97

74

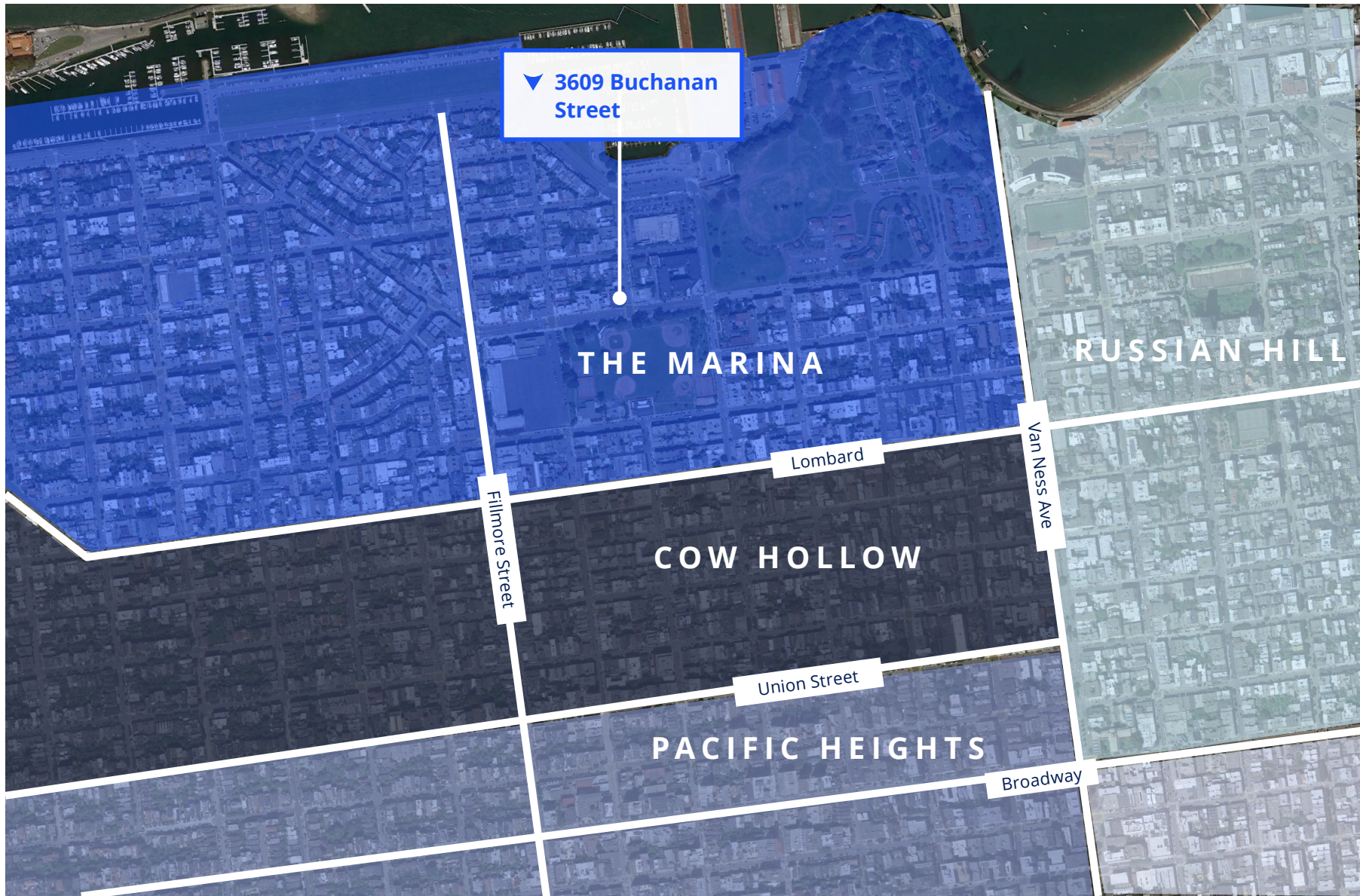
94

WALK
SCORE

TRANSIT
SCORE

BIKE
SCORE

District Map



This is an aerial map of the Marina District in San Francisco, California. The map is overlaid with numerous labels for businesses, landmarks, and streets. The labels are as follows:

- Streets:** Fillmore Street, Bay Street, Lombard, Chestnut Street, Lombard Street.
- Businesses and Landmarks:**
 - UNITED STATES POSTAL SERVICE
 - Starbucks
 - SAFeway
 - Great Meadow Park at Fort Mason
 - Round Table Pizza
 - 1598BAY (with a small inset photo of a building)
 - MAMO
 - Tusker Corp
 - Marina Cove Apts
 - TRINITY
 - Heritage ON THE MARINA
 - ladybug
 - 3609 Buchanan Street (with a blue triangle icon)
 - Moscone Park
 - Marina Middle School (with a logo featuring a sailboat and the text "ESTD 1936")
 - JOYBIRD THEATRY
 - ASIAN BOX STREET FOOD
 - DORIAN
 - Marina Nails
 - WESTWOOD (with a logo featuring a tree and the text "WITH THE SPIRIT OF THE MARINA")
 - MARINA SUSHI BAR
 - MAATHASIAM The Urban Learning Center
 - RUMBLE
 - SILVER CLOUD (with a logo featuring a mountain and the text "ESTABLISHED & BAKED SINCE 1979")
 - LOVE KHAOS
 - Shell
 - Chevron
 - Core40
 - LI's Vietnamese Cuisine
 - Lombard Cleaners
 - HONDA
 - MAHASTE SF INDIAN CUISINE

The map also shows a grid of streets and various residential and commercial buildings. A yellow line runs diagonally across the map, likely representing a major thoroughfare or a boundary.

Photo Gallery



Placer AI Data

YTD Summary	0.25 Mile	500 Feet	1000 Feet
Visits	47.4k	290.7k	1.8m
Visitors	23.2k	91.3k	522.8k
Average Dwell Time	89 Minutes	70 Minutes	57 Minutes
Median Household Income	\$178,533	\$178,389	\$187,082
Average Household Income	\$250,975	\$250,975	\$251,764
Per Capita Income	\$136,428	\$136,428	\$140,747
Bachelor's Degree or Higher	60.1%	62.4%	61%
Median Age	40	38.5	38.6
Business Summary			
Total Businesses	7	81	140



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