



CENTURY | URBAN

200 CALIFORNIA

Premier San Francisco Jewel Box Asset

4,268 SF Spec Suite

Full Floor Opportunity
In Financial District



200
CALIFORNIA

PROMINENT BUILDING IDENTITY

200 California is a premier boutique Class A office building prominently located in the North Financial District at the corner of California & Front Streets with abundant natural light and close-proximity to the Ferry Building, and best of class restaurants including Perbacco, Ozumo, Turtle Tower and nearby parking.

The property underwent extensive exterior, lobby and elevator upgrades and modernization of the building systems were completed in 2018.

FULL FLOOR TENANCY

Built in 1998, the trophy jewel-box building is comprised of 6-stories and is distinguished by its richly detailed facade and 24-karat gold cupola. The column free floor plates are 4,200+ square feet and offer tremendous identity to tenants, allowing tenants to occupy a single floor with California cable car views, spacious offices, large conference room, ideal space for legal, finance and technology tenants, including Charles Schwab.

ENTERTAINMENT ZONE

The city's first entertainment zone was designated on Front and California Street for special events such as Oktoberfest and Let's Glow SF. "Entertainment zones bring joy and life to our streets block by block, and I'm excited to kick off the entertainment zones, supporting local business, while bringing fun to neighborhoods across our city," Mayor Lurie said in a statement.

WELL-MAINTAINED BUILDING

Property has been exceptionally well-maintained over the years with upgrades to the elevator system, lobby, new roof and directory.



HYPOTHETICAL FLOOR PLAN

3RD FLOOR - 4,268 SF



FRONT STREET

CALIFORNIA STREET

8 PRIVATE OFFICES

with full glass fronts

LARGE

conference room

2 OPEN AREAS

for 10 workstations

NEW kitchen/break area

NEW carpet

NEW lighting throughout

POLISHED CONCRETE FLOOR

in reception area

PRIVATE restrooms

EXCELLENT WINDOW LINE

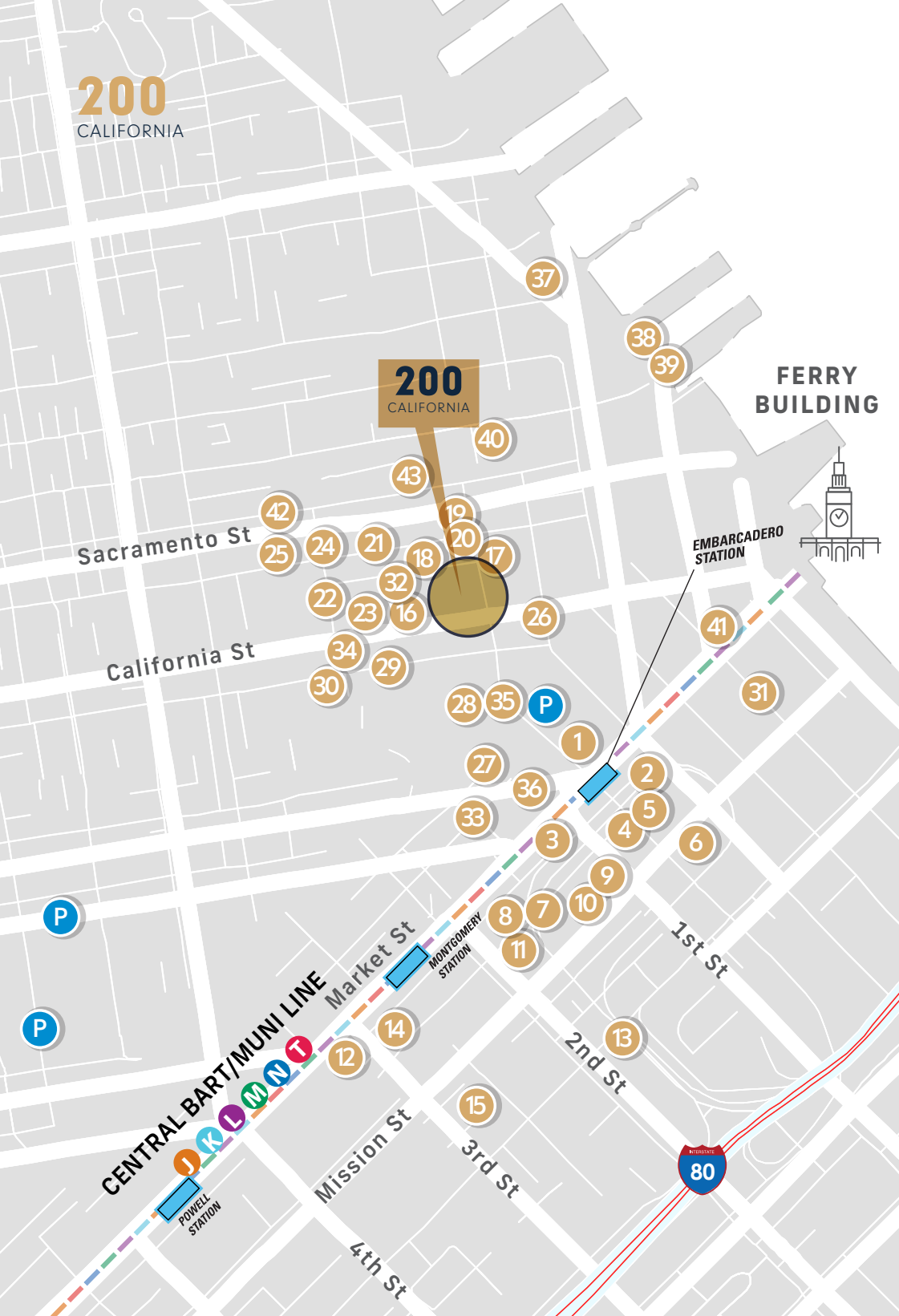
on both Front and California Street

GREAT natural light

NEWLY FORMED ENTERTAINMENT ZONE

along with nearby restaurants including
Ozumo, Perbacco and Turtle Tower.

200 CALIFORNIA



FOOD & DRINKS

- 1 Mixiote
- 2 Barcha
- 3 The Melt
- 4 Pressed Juicery
- 5 Andytown Coffee Roasters
- 6 International Smoke
- 7 Sababa
- 8 Uno Dos Tacos
- 9 Yank Sing
- 10 Louie's Bar
- 11 Bluestone Lane
- 12 Local Edition
- 13 Sweetgreen
- 14 SF MOMA
- 15 Moscone Center
- 16 Tadich Grill
- 17 Schroeder's
- 18 Turtle Tower
- 19 Royal Exchange
- 20 Harrington's Bar and Grill
- 21 Ladle & Leaf
- 22 Lou's Cafe/Lounge
- 23 275 Battery | Rockhill
- 24 Il Canto Cafe
- 25 All Day Kitchens
- 26 PABU Izakaya
- 27 Philz Coffee
- 28 Wayfare Tavern
- 29 Blue Bottle Coffee
- 30 Sam's Grill & Seafood Restaurant
- 31 Ozumo
- 32 Perbacco
- 33 Holbrook House
- 34 Mendocino Farms
- 35 Proper Food
- 36 Oasis Gril
- 37 Coqueta
- 38 Lar Mar Cocina Peruana
- 39 Bon Delire
- 40 Bar Sprezzatura
- 41 Boulevard
- 42 Irish Times
- 43 The Third Floor

TRANSIT SCORE

Boasting a Transit Score of 100, worldclass public transportation is just steps away including BART, Golden Gate Ferry and SF MUNI. With it's prime location, 200 California is a walker's paradise central to all amenities including top rated restaurants, fitness centers and shopping.

200

CALIFORNIA

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