



CREATIVE SPACES FOR LEASE

Hayes Valley

URBANGROUP

OFFICE

1231 Stevenson St - Suite 101

Highlights

Clean Quiet Multipurpose Space

Private entrance on Stevenson Street

Former Yoga Studio

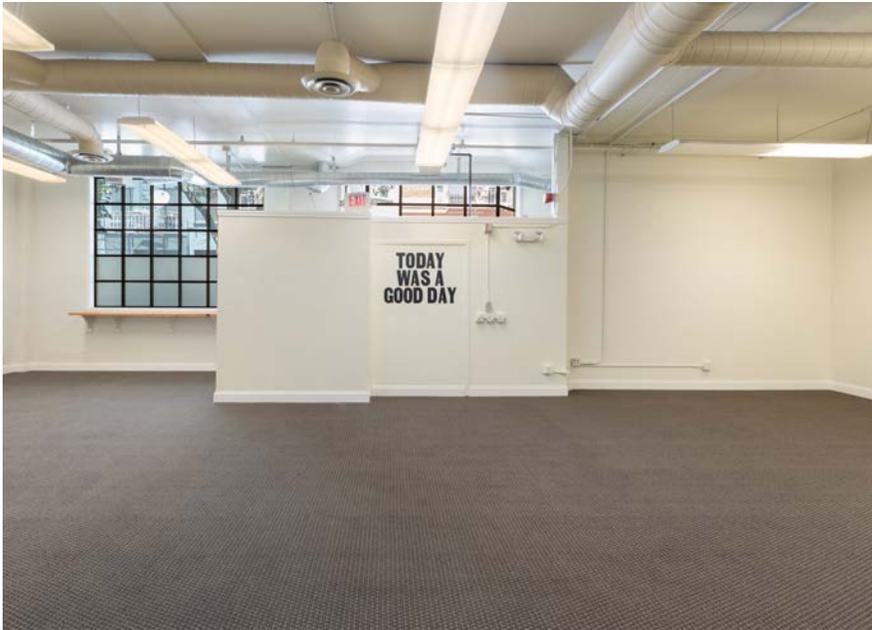
Skylights and Long Window Lines

Multiple Private Offices / Meeting Areas

Private men's and women's bathrooms

Kitchenette and adjustable thermostat in suite

Can be combined with 1231 Stevenson #201



1231 Stevenson St - Suite 101

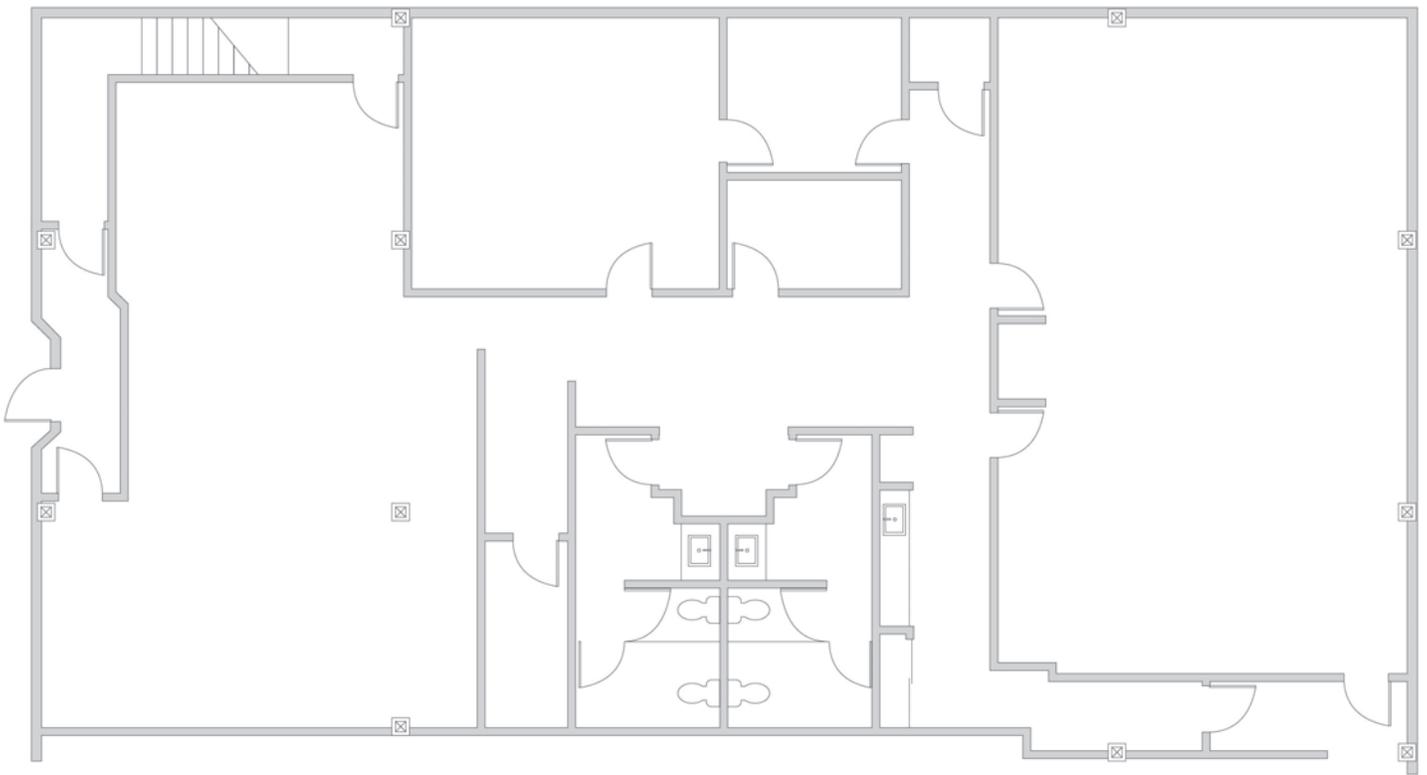
Space Details

Size

+/- 4,113 Sq. Ft.

Rent

\$2.42 PSF/Month



The floor plans shown should not be relied on as representation, expressed or implied. Floor plans and square footage are approximate and may be more or less than the actual size or design. Prospective tenants are advised to verify all measurements in field using their own professionals.

Building Amenities

All suites have operable windows for ventilation

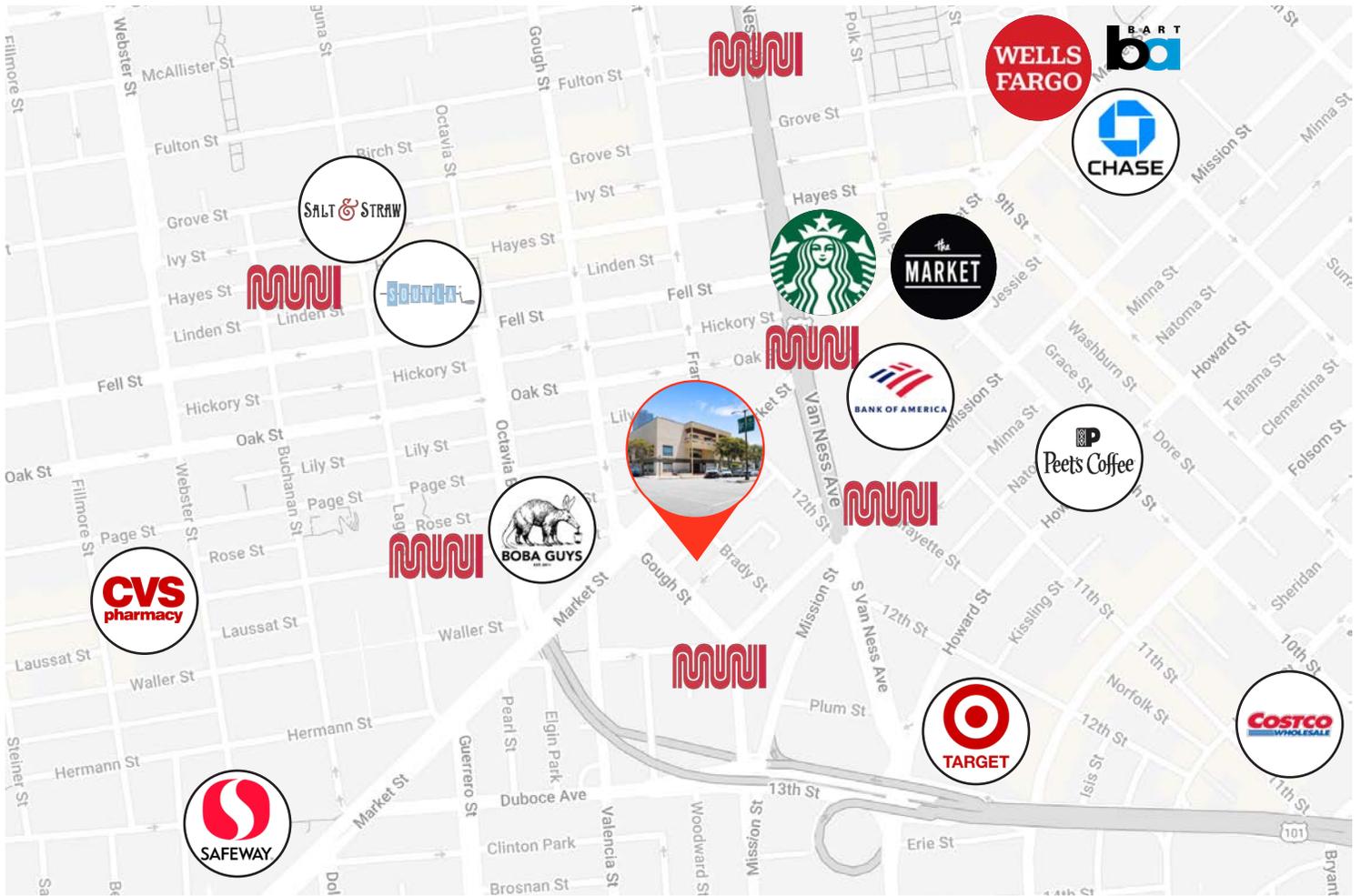
HVAC runs business hours on weekdays

Filtered air circulator runs 24/7

A gated parking space available at \$300 per month



The Neighborhood *Hayes Valley*



Once a gritty urban hub, today's Hayes Valley offers an eclectic mix of shops, restaurants and bars, and a wonderfully diverse group of neighbors. Where the Central Freeway once roared into San Francisco, there is now a wide, tree-lined boulevard and little park called Patricia's Green, which offers a peaceful respite in the midst of a very vibrant street scene. The tony shopping and dining along Hayes Street can be decidedly upscale. The neighborhood offers all the transit options one would expect for such a centrally located area, and freeway access could not be easier. Flat streets and proximity to Market Street make the area especially appealing.

URBANGROUP OFFICE

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