

SMALL SUITES, BIG IDENTITY

ONE SUTTER STREET

THE FLATIRON BUILDING



CBRE

PROPERTY FEATURES

- Historic & Landmark 10 story high-rise
- Prime Market Street location with immediate access to public transportation and numerous parking options
- 3K SF floorplates offering full floor identity to small tenants
- Large operable windows allowing for fresh air and lots of natural light
- Secure bike parking on-site



AMENITIES MAP



RESTAURANTS

- 1 Per Diem
- 2 Uno Dos
- 3 Proper Food
- 4 Julie's Kitchen
- 5 Chipotle

BARS/PUBLIC HOUSES

- 6 Sutter Station Tavern
- 7 Louie's Bar
- 8 The Treasury
- 9 Murphy's Pub
- 10 Sam's Tavern

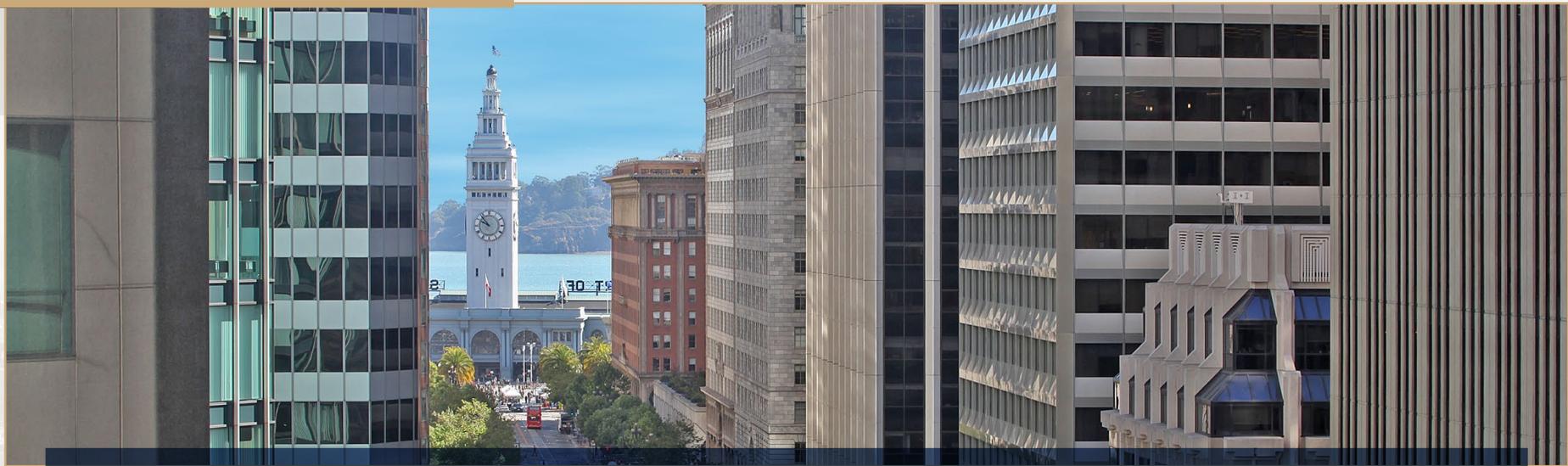
COFFEE

- 11 Pete's Coffee
- 12 Starbucks
- 13 illy Caffe
- 14 Blue Bottle
- 15 Philz Coffee

FITNESS

- 16 24 Hour Fitness
- 17 Crunch Fitness
- 18 Bay Club
- 19 Equinox
- 20 Perform For Life - FiDi

AVAILABILITIES

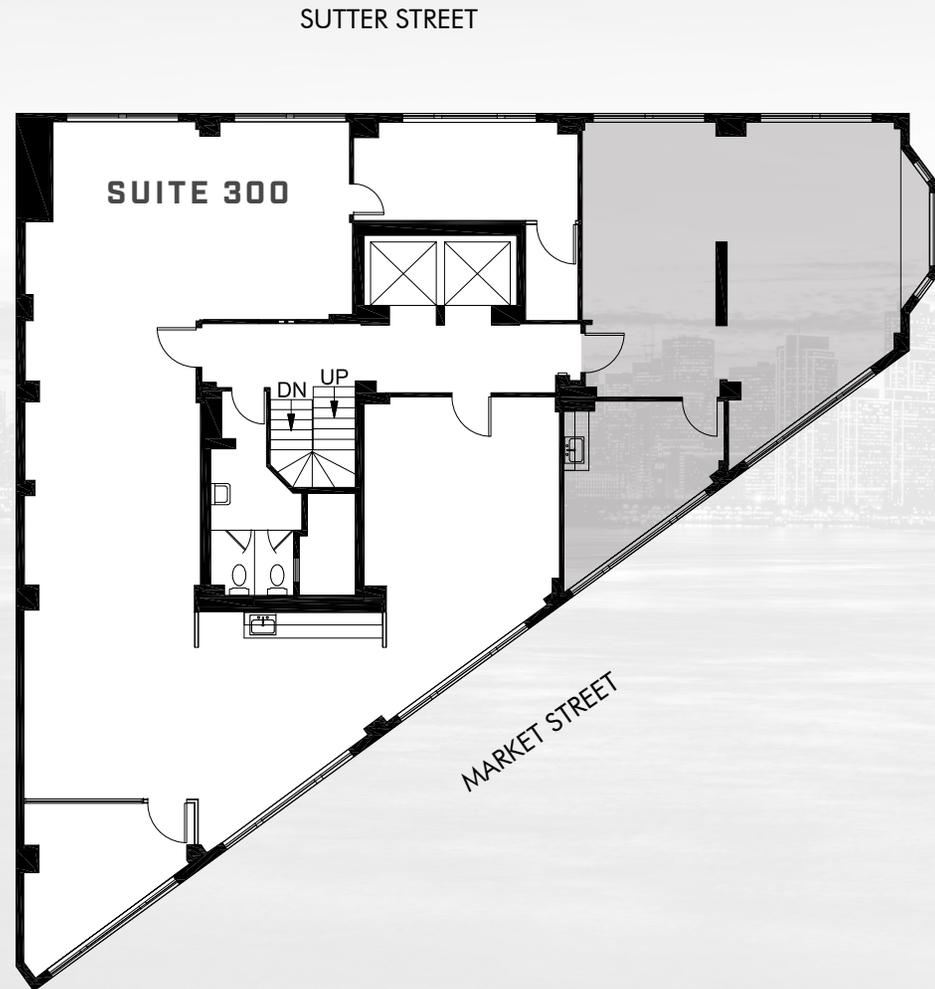
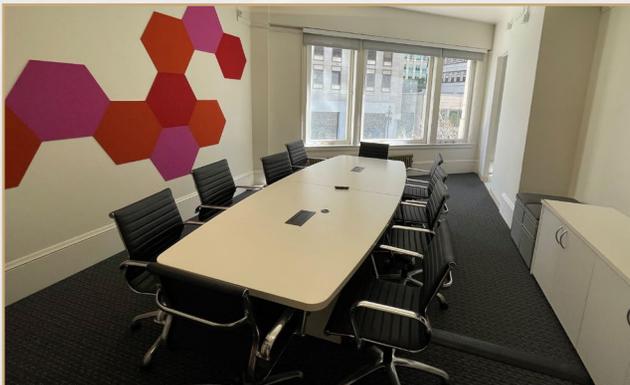


SUITE	SQUARE FT	AVAILABLE	TERM	DESCRIPTION
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300	2,112	NOW	NEGOTIABLE	3 conference rooms, kitchen and open space for workstations
400	3,025	NOW	NEGOTIABLE	Full floor with 2 conference rooms, kitchen, and open space for workstations
500	3,025	NOW	NEGOTIABLE	Full floor identity with 3 conference rooms, kitchen and open space for workstations
800	3,025	5/1/22	NEGOTIABLE	Plug and play full floor with 1 conference room, 2 phone rooms, kitchen and open space for workstations
950	1,260	7/20/22	NEGOTIABLE	2 conference rooms and open space for workstations

FLOOR PLAN

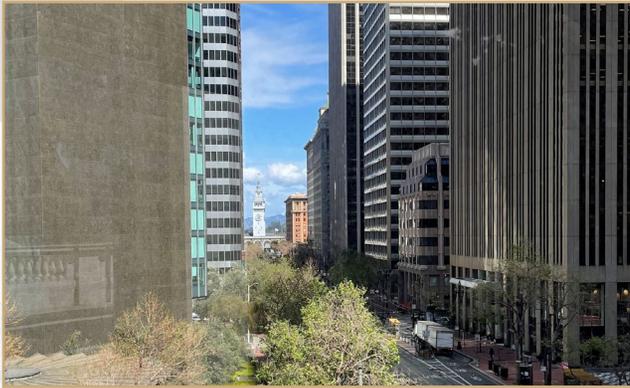
SUITE 300 | 2,112 SF



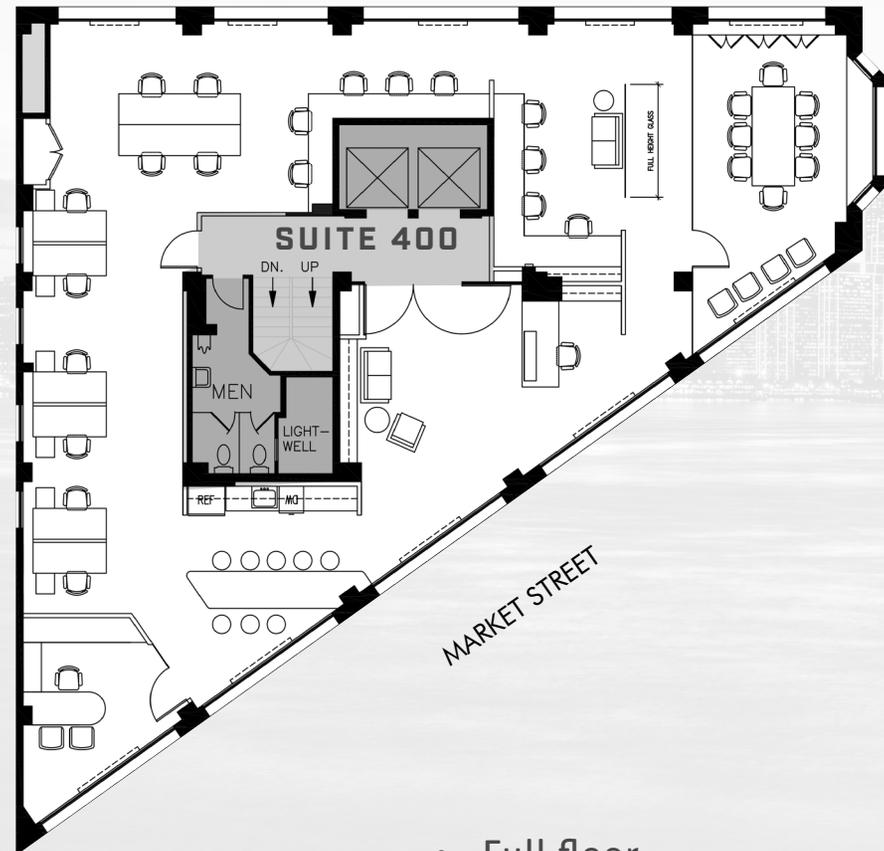
- 3 conference rooms
- kitchen
- open space for workstations

FLOOR PLAN

SUITE 400 | 3,025 SF



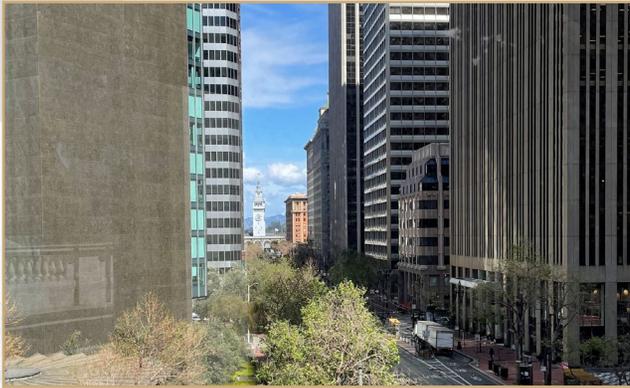
SUTTER STREET



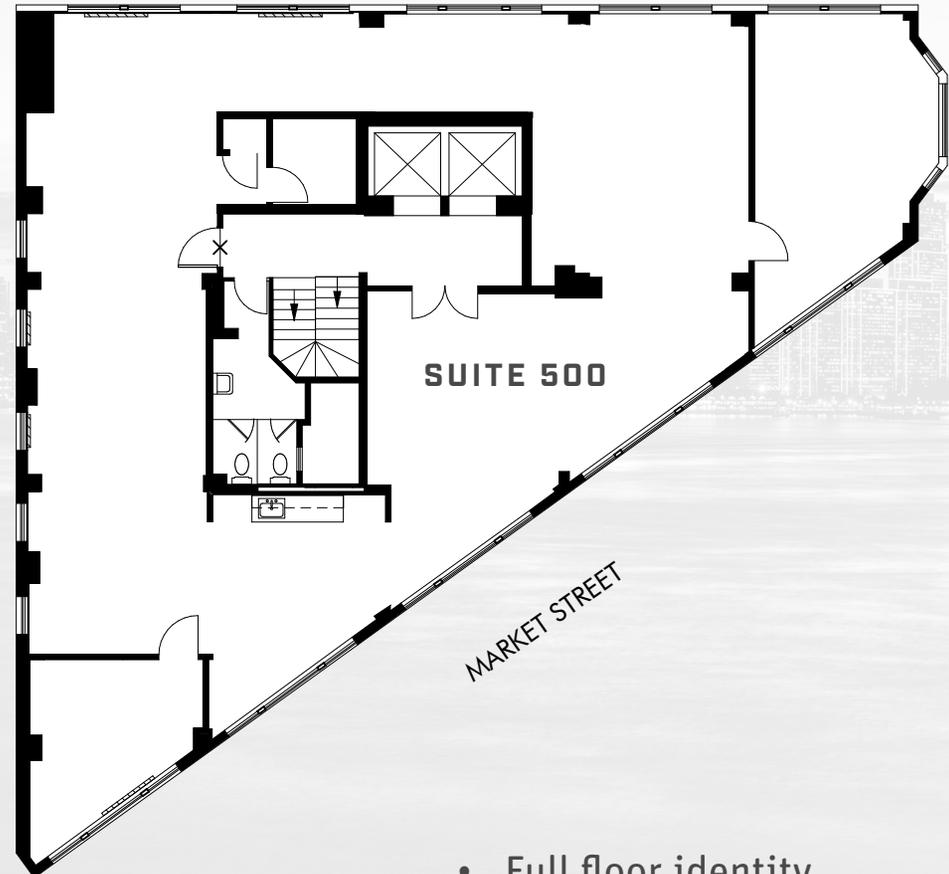
- Full floor
- 2 Conference rooms
- kitchen
- Open space for workstations

FLOOR PLAN

SUITE 500 | 3,025 SF



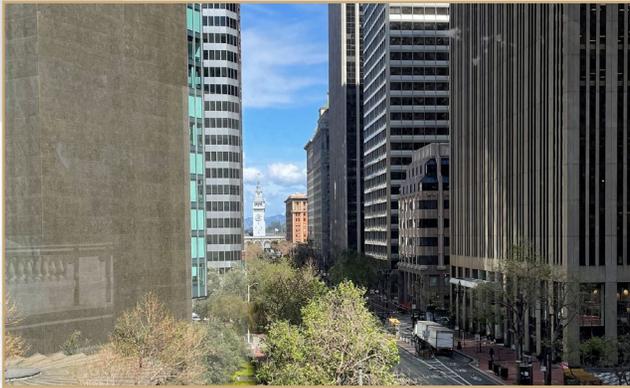
SUTTER STREET



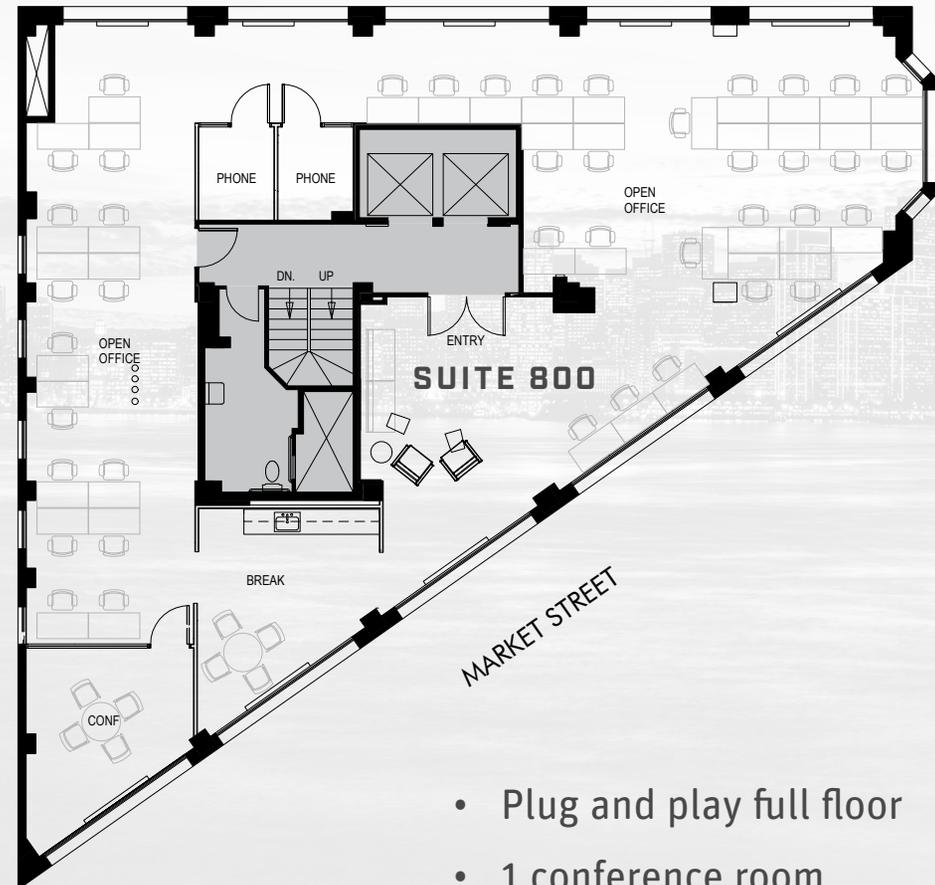
- Full floor identity
- 3 conference rooms
- Kitchen
- Open space for workstations

FLOOR PLAN

SUITE 800 | 3,025 SF



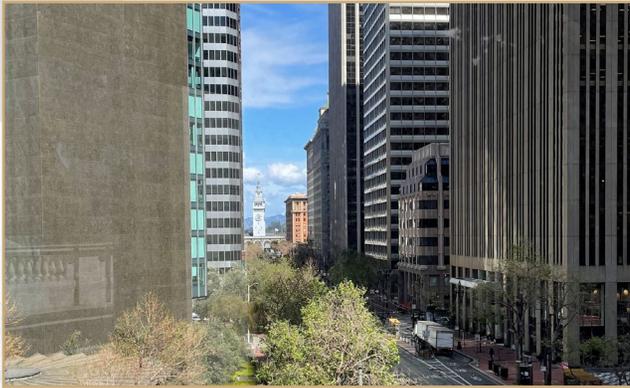
SUTTER STREET



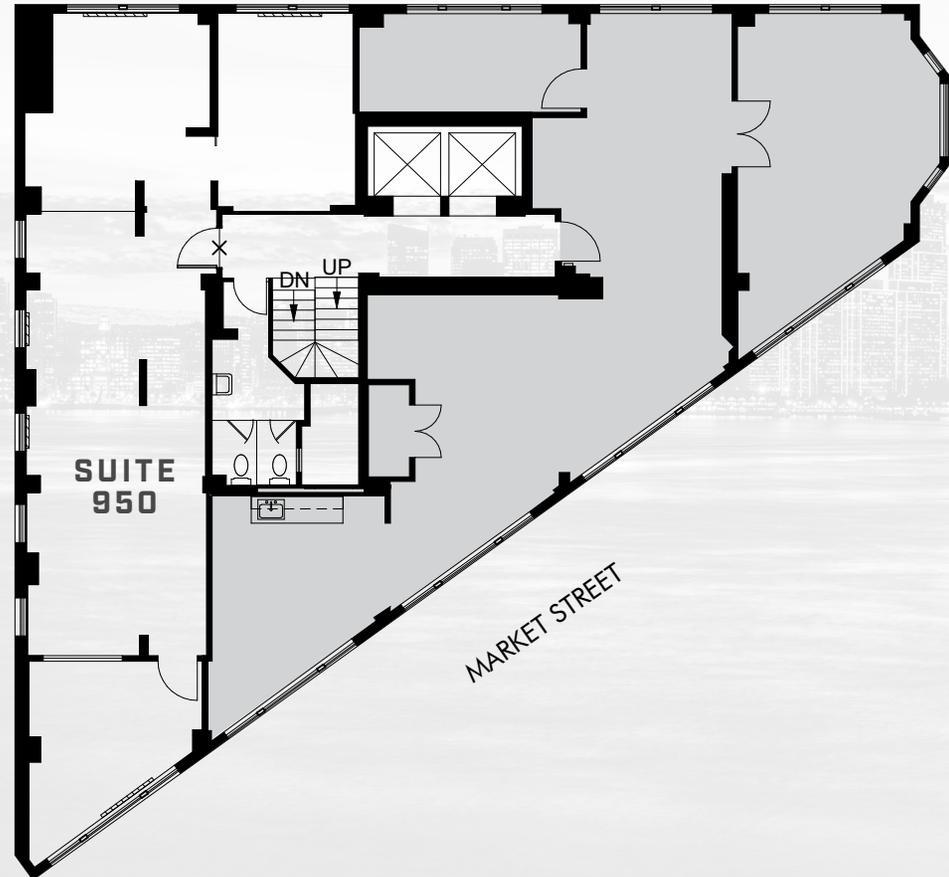
- Plug and play full floor
- 1 conference room
- 2 phone rooms
- Kitchen
- Open space for workstations

FLOOR PLAN

SUITE 950 | 1,260 SF



SUTTER STREET



- 2 conference rooms
- Open space for workstations

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FOR MORE INFORMATION CONTACT

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