

222 Battery Street, San Francisco, CA

+2,038 SF Restaurant/QSR Space Available



222 Battery Street, San Francisco, CA 94111



2099 Mt. Diablo Blvd., Suite 206
Walnut Creek, CA 94596
License #01784084

Kurt Grundman
PARTNER
650-548-2673
kurt@LockeHouse.com
License #01229064

Adria Giacomelli
SENIOR VICE PRESIDENT
925.997.2307
adria@LockeHouse.com
License #01498795

222 BATTERY STREET, SAN FRANCISCO, CA 94111

SUMMARY & HIGHLIGHTS



SUMMARY

Downtown Restaurant/QSR Space for Lease

Address: 222 Battery Street, San Francisco, CA 94111

Cross Streets: California Street and Halleck alley

Traffic Counts: California Street - 16,849 ADT
Front Street - 4,161 ADT
Market Street - 19,520 ADT

Rents: \$5.58 per SF per month, 3% annual increases

NNN: .86 psf per month estimated for 2019

Size: +2,038 SF

Type: Assignment of Lease

Key Money: TBD

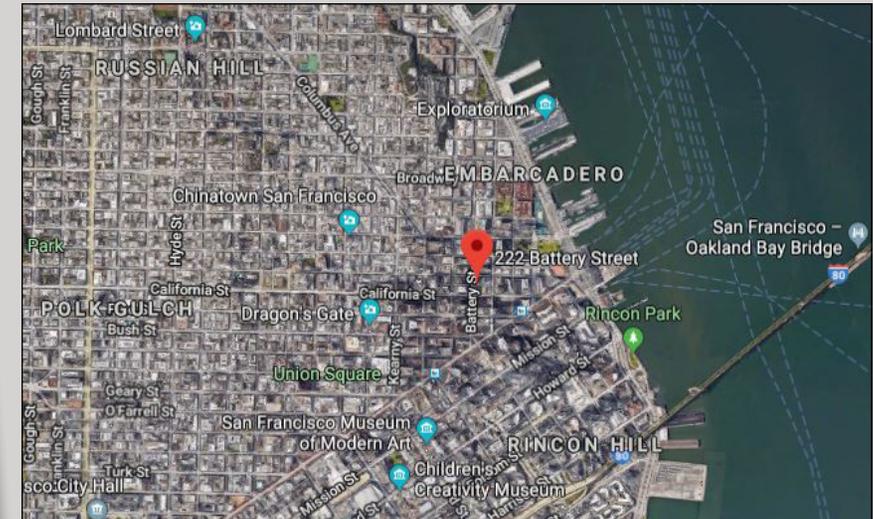
Allowable Uses: Restaurants/QSR

HIGHLIGHTS

- 2nd Generation Restaurant - Partial Equipment to include grease trap and walk-in
- Hard Corner Location
- Terms: 7 Years Remaining; Two 5-year Options: 1st option is 5% step from year 10, 2nd option is FMV
- Currently occupied by Homegrown, Please Do Not Disturb Tenant

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	95,868	386,611	654,583
Average Household Income	\$124,192	\$150,262	\$159,852
Daytime Population	257,841	488,003	599,058
Total Retail Expenditures	\$3,106	\$3,630	\$3,824
Food and Beverages	\$975	\$1,132	\$1,189
Apparel Expenditure	\$246	\$289	\$303
Entertainment	\$388	\$457	\$481
Median Age	43	38.8	38.4
Bachelor Degree or Higher	56.4%	63.7%	62.1%



222 Battery Street, San Francisco, CA 94111



2099 Mt. Diablo Blvd., Suite 206
Walnut Creek, CA 94596
License #01784084

Kurt Grundman
PARTNER
650-548-2673
kurt@LockeHouse.com
License #01229064

Adria Giacomelli
SENIOR VICE PRESIDENT
925.997.2307
adria@LockeHouse.com
License #01498795

222 BATTERY STREET, SAN FRANCISCO, CA 94111

CLOSE UP MARKET AERIAL



222 Battery Street, San Francisco, CA 94111



2099 Mt. Diablo Blvd., Suite 206
Walnut Creek, CA 94596
License #01784084

Kurt Grundman
PARTNER
650-548-2673
kurt@LockeHouse.com
License #01229064

Adria Giacomelli
SENIOR VICE PRESIDENT
925.997.2307
adria@LockeHouse.com
License #01498795