## FREE RENT FOR 1ST YEAR OF LEASE!





celebrating 100 Years

**POLK VILLAGE** 

SHARON KIM 415.321.7491 skim@blatteisrealty.com DRE #01865334 DAVID BLATTEIS 415.321.7488 dsblatteis@blatteisrealty.com DRE #00418305 PRICE: \$5,000/MONTH GROSS

SIZE: ±4,000 SQUARE FEET
GROUND FLOOR: ±1,400 SQUARE FEET
SECOND FLOOR: ±1,400 SQUARE FEET
MEZZANINE: ±800 SQUARE FEET
BASEMENT: ±1,400 SQUARE FEET

CROSS STREETS: POLK STREET & VAN NESS

Blatteis Realty is pleased to present the opportunity to lease an entire building at 1214 Sutter Street. The building offers excellent window lining that provide the space with natural lighting, a mezzanine overlooking the first floor, a second floor, and a full basement offering plenty of storage space.

The property is located within the Polk Village and surrounded by countless restaurants, cafes and shops.

## **Additional Features:**

- Skylights on Second Floor
- Nearby Businesses Include Walgreens, Bevmo, Brownies Hardware, El Super Burrito, Slider Buns, Pizzalicious, Le Marais Bakery, and more
- Walk Score ® | 99 (Walker's Paradise)
- Transit Score ® | 85 (Excellent Transit)



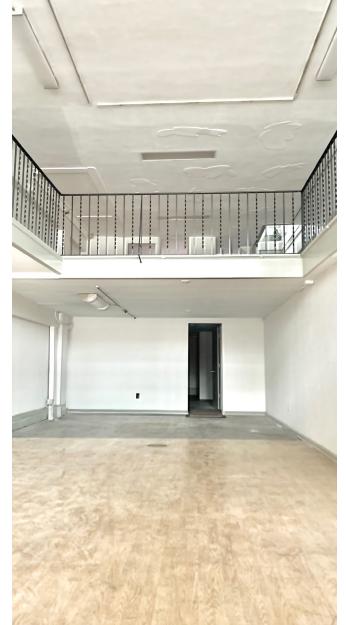


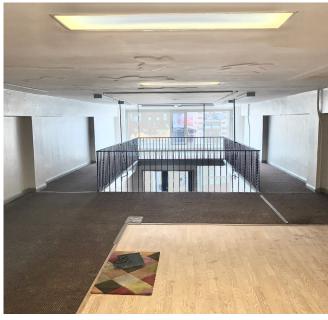
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## **NEARBY TENANTS**





















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