



CALCO
COMMERCIAL, INC.

SAN FRANCISCO, CA 94107

894 Folsom St.

1,750 SF

**Plug & Play Creative
Ground Floor
Sublease Opportunity
Through 2027**

CHARLIE CUTLER

Partner
Email: charlie@calco-sf.com
Cell: 415.850.4935
DRE #02026787

GAVIN LANGE

Associate
Email: gavin@calco-sf.com
Cell: 559.750.7343
DRE #02344891

CADEN THOMPSON

Associate
Email: caden@calco-sf.com
Cell: 916.316.1040
DRE #02244574



We're Here to Help – Reach Out Today!

425 2nd St. Suite 450, San Francisco, CA 94107 | info@calcosf.com | (415) 970-0000 | calcosf.com

GALLERY

| 894 Folsom St.

Concrete Floors



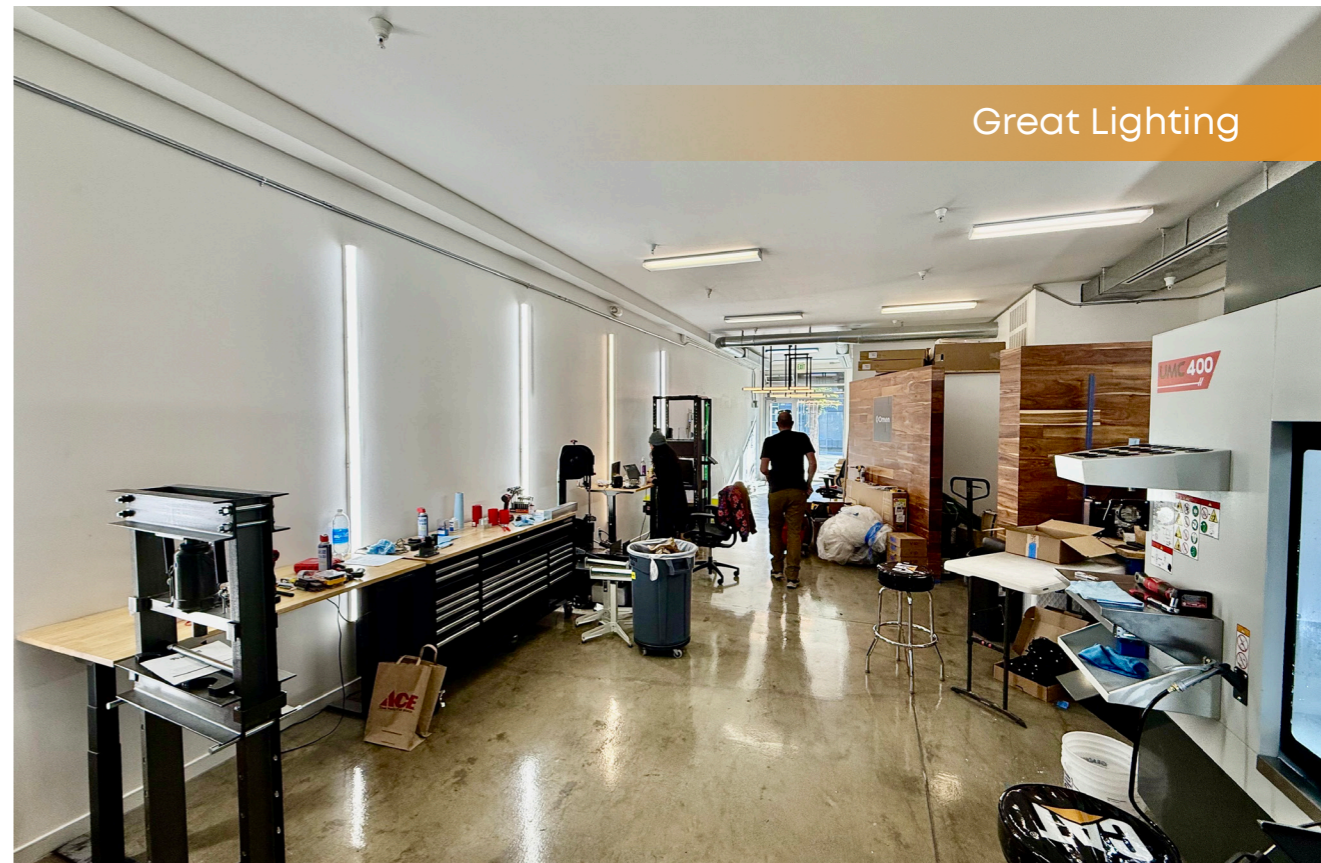
Beautiful Wood Finishing



Collaborative Workspace



Great Lighting



HIGHLIGHTS

| 894 Folsom St.

PROPERTY HIGHLIGHTS

1,750 SF CREATIVE OFFICE

- Concrete Flooring
- Upgraded Lighting
- Power - 100 Amps
- Phase Converter Included
- New Flooring in Conference Room
- Efficient Open Layout
- Walking Distance to CalTrain
- Roll-Up Door Security
- Kitchenette



LOCATION OVERVIEW

| 894 Folsom St.

Prime location in the heart of San Francisco's SOMA district — surrounded by leading tech offices, creative hubs, dining, and nightlife, with excellent access to public transit and major highways.



03 MIN to Powell Street
BART / MUNI

05 MIN to Westfield San
Francisco Centre

06 MIN to Yerba Buena



03 MIN to Union Square

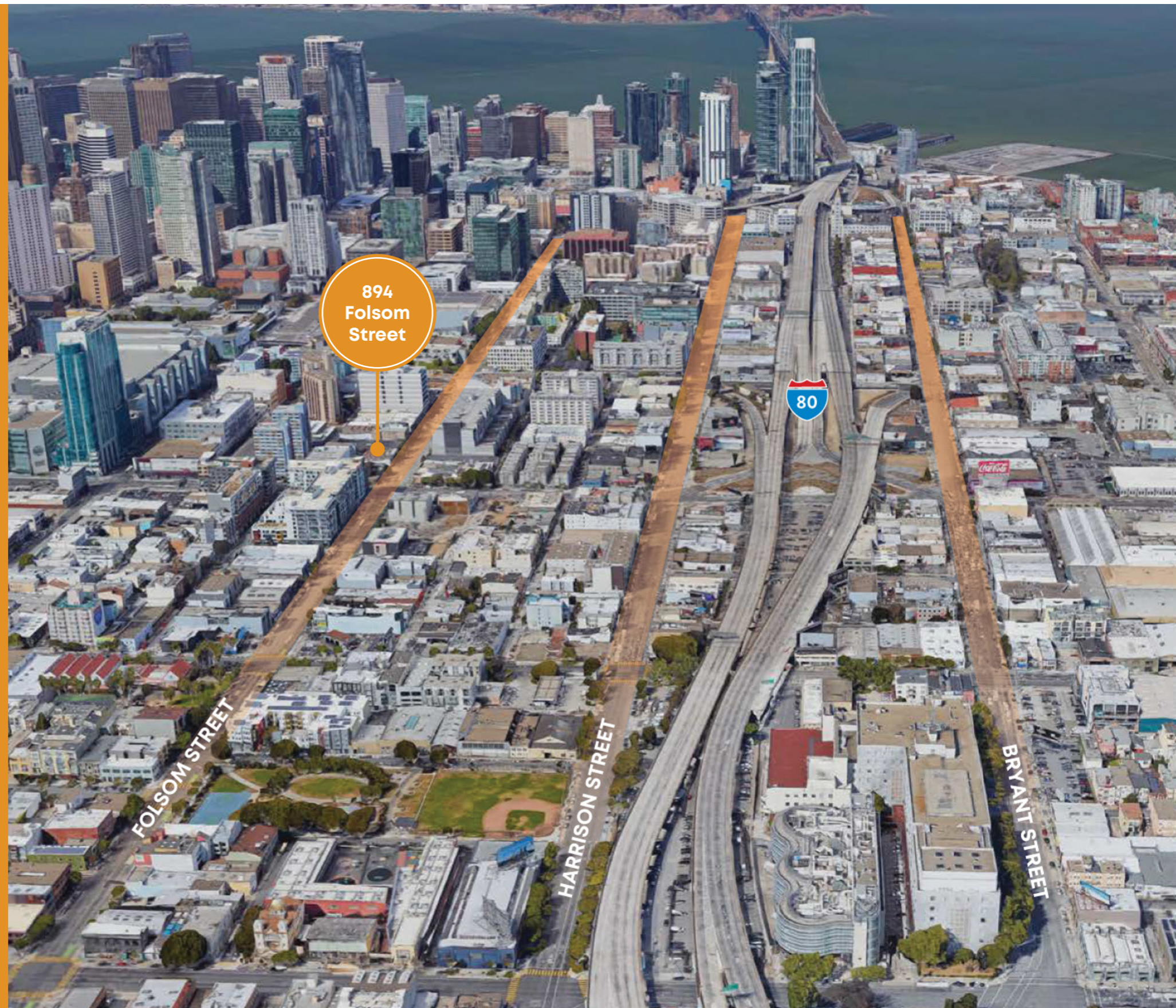
05 MIN to Financial District

08 MIN to Mission District



02 MIN to I-80 On-Ramp

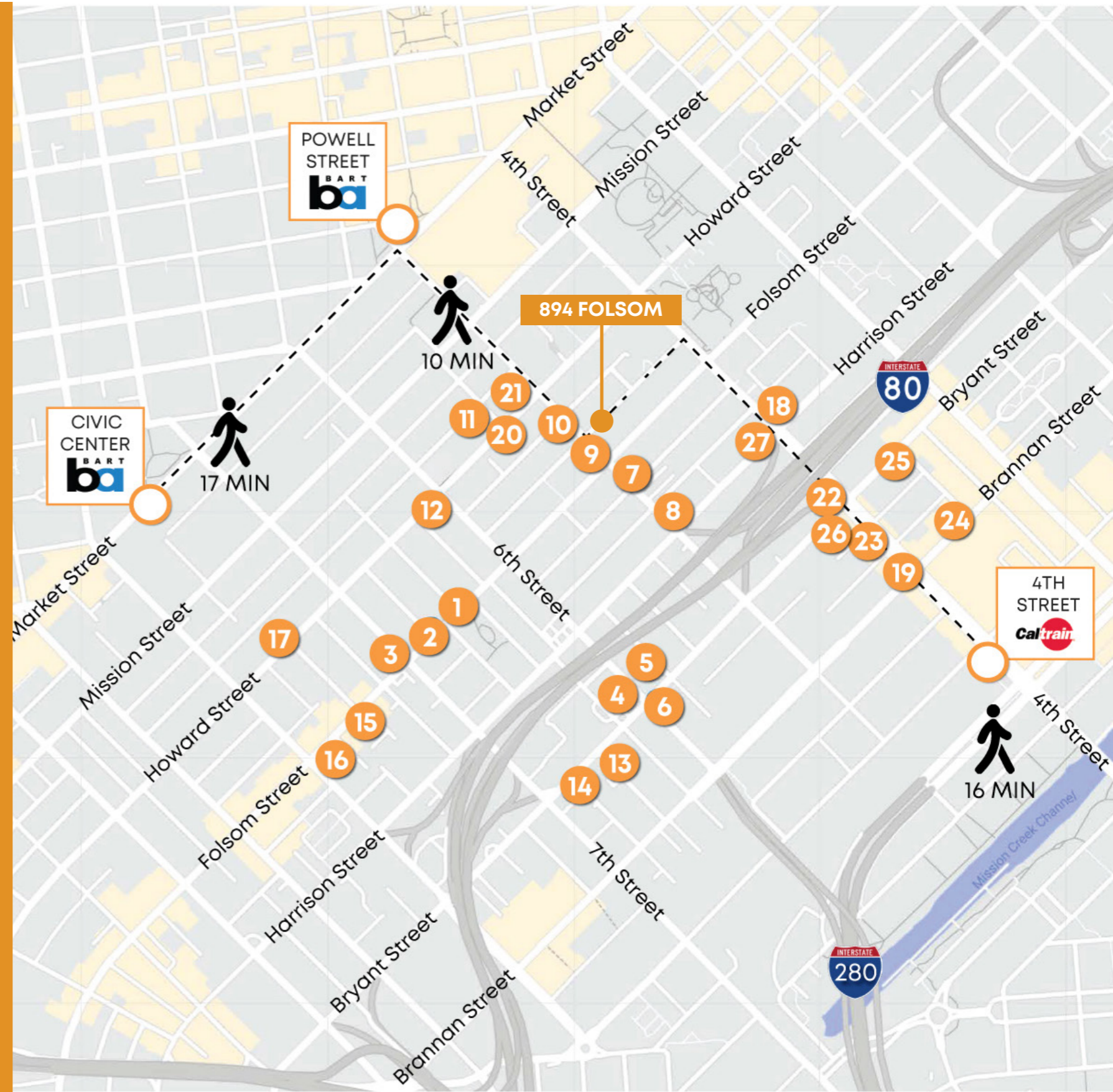
04 MIN to 101 / 280 Access



NEARBY AMENITIES

| 894 Folsom St.

- 1 Deli Board
- 2 Extreme Pizza
- 3 Sightglass Coffee
- 4 Social Cafe
- 5 AyDea
- 6 Pho de Nguyen
- 7 City's Choice Cafe
- 8 All Star Donuts
- 9 Dragon Horse
- 10 Mr. East Kitchen
- 11 Tempest Bar & Box Kitchen
- 12 Bini's Kitchen
- 13 Kiss My Seoul
- 14 Dinosaur Sandwiches
- 15 Basil Thai
- 16 San Francisco Pole and Dance
- 17 Enterprise Brewing Co.
- 18 Whole Foods Market
- 19 Marlowe
- 20 Tin
- 21 The Chieftain Irish Pub
- 22 Thriller Social Club
- 23 Taksim
- 24 Brickhouse Cafe & Bar
- 25 Black Hammer Brewing Company
- 26 Que Viet
- 27 Delah Coffee





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**PIONEERING REAL ESTATE
SOLUTIONS WITH
PROVEN EXPERTISE**

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Calco Commercial, founded in 2011 by Scott Mason, brings over 35 years of experience and 2,500+ transactions, totaling over \$2.2 billion in sales and leases. Specializing in leasing and sales of commercial real estate in the San Francisco Bay Area and nationwide, we consistently rank as a top-producing firm. With deep knowledge of the Bay Area market, our team offers clients over three decades of expertise and exceptional customer service, providing the tools and guidance to navigate the ever-changing commercial real estate landscape.