

CREATIVE OFFICE AT  
THE ENTRANCE TO SOUTH PARK



# 340 BRANNAN STREET

**1<sup>st</sup> Floor** - 4,464 RSF & 3,007 RSF  
**2<sup>nd</sup> Floor** - 8,007 RSF  
**3<sup>rd</sup> Floor** - 4,676 RSF & 3,756 RSF  
(can be combined)

The building has the ability to accommodate almost any size range up to ~25,000 sf through combination of available space, upcoming availabilities and potential recapture of sublease space!



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340  
BRANNAN  
STREET

**SOUTH PARK**

**340 BRANNAN ST**



# 340 BRANNAN STREET

## 1ST FLOOR FLOOR PLANS

7,471 RSF AVAILABLE

SUITE 100 4,464 SQ FT

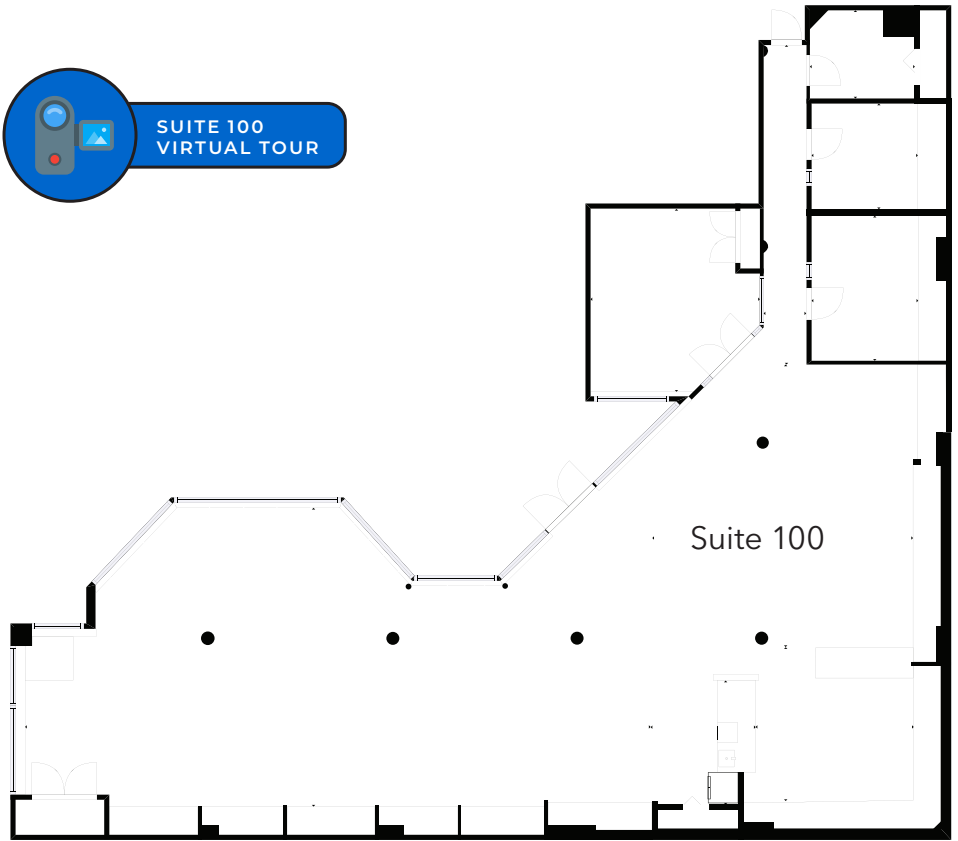
SUITE 102 3,007 SQ FT

HIGH IDENTITY SUITES  
WITH DIRECT ACCESS  
FROM BUILDING LOBBY.

FURNITURE AVAILABLE

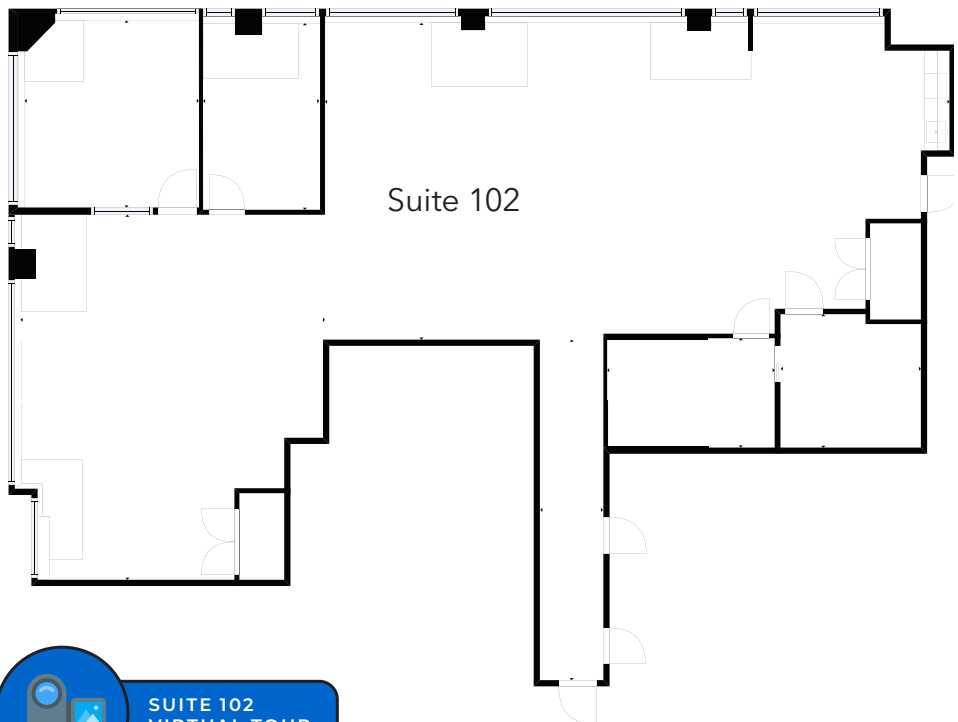


SUITE 100  
VIRTUAL TOUR



JACK LONDON ALLEY

BRANNAN ST



SUITE 102  
VIRTUAL TOUR

340 BRANNAN ST. SAN FRANCISCO, CA 94107  
FIRST FLOOR



## 1ST FLOOR FLOOR PLANS

7,471 RSF AVAILABLE

SUITE 100 4,464 SQ FT

SUITE 102 3,007 SQ FT

HIGH IDENTITY SUITES  
WITH DIRECT ACCESS  
FROM BUILDING LOBBY.

FURNITURE AVAILABLE

# 340 BRANNAN STREET



SUITE 100  
VIRTUAL TOUR



SUITE 102  
VIRTUAL TOUR



# 340 BRANNAN STREET

## 2ND FLOOR FLOOR PLAN

8,007 RSF AVAILABLE

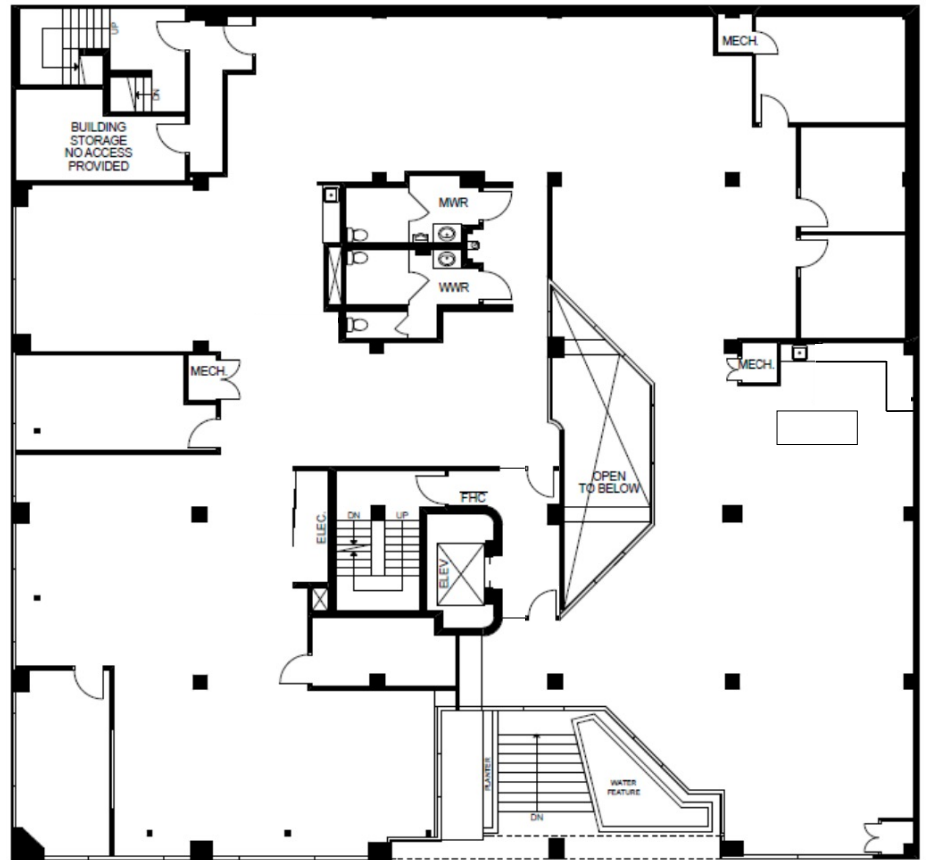
FURNITURE AVAILABLE

CAN BE COMBINED WITH  
3RD FLOOR

EXCLUSIVE, NON-  
SHARED RESTROOMS

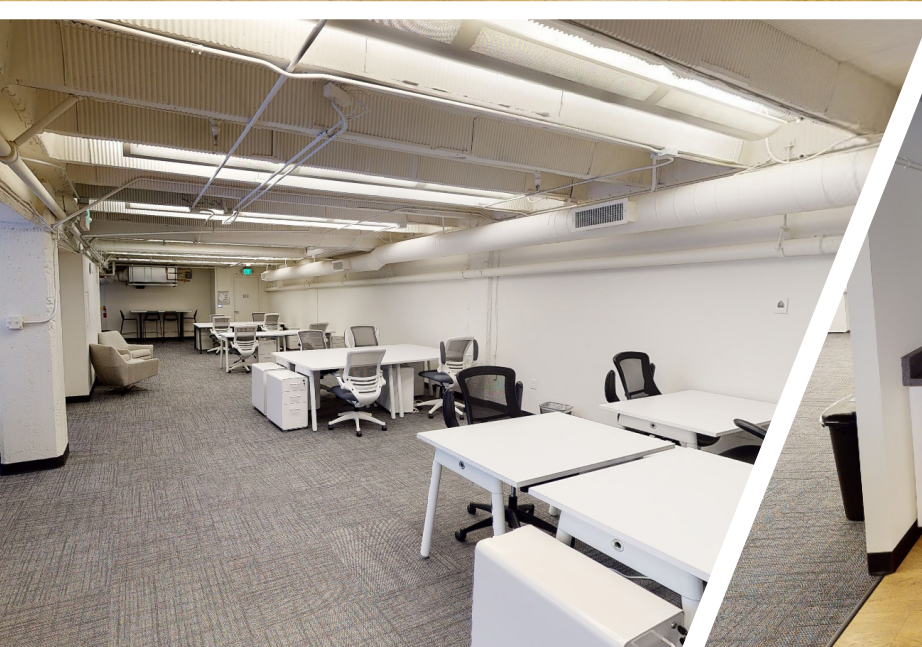
NO ELEVATOR WAIT,  
TAKE THE STAIRS!

JACK LONDON ALLEY



BRANNAN ST





## 2ND FLOOR FLOOR PLAN

8,007 RSF AVAILABLE

FURNITURE AVAILABLE

CAN BE COMBINED WITH  
3RD FLOOR

EXCLUSIVE, NON-  
SHARED RESTROOMS

NO ELEVATOR WAIT,  
TAKE THE STAIRS!

# 340 BRANNAN STREET



2ND FLOOR  
VIRTUAL TOUR



340  
BRANNAN  
STREET

## 3RD FLOOR FLOOR PLAN

8,432 RSF AVAILABLE

FULL FLOOR IDENTITY

EXCLUSIVE, NON-  
SHARED RESTROOMS

CAN BE DEMISED TO  
4,676 AND 3,756 RSF,  
OR COMBINED WITH  
2ND FLOOR

FURNITURE AVAILABLE

**SUITE 300**  
4,676 RSF

**SUITE 301**  
3,756 RSF



BRANNAN ST



## SUITE 300

340 BRANNAN ST. SAN FRANCISCO, CA 94107  
THIRD FLOOR



## 3RD FLOOR FLOOR PLAN

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FURNITURE AVAILABLE

340  
BRANNAN  
STREET



SUITE 300  
VIRTUAL TOUR

SUITE 301

340 BRANNAN ST. SAN FRANCISCO, CA 94107  
THIRD FLOOR



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4,676 AND 3,756 RSF,  
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FURNITURE AVAILABLE

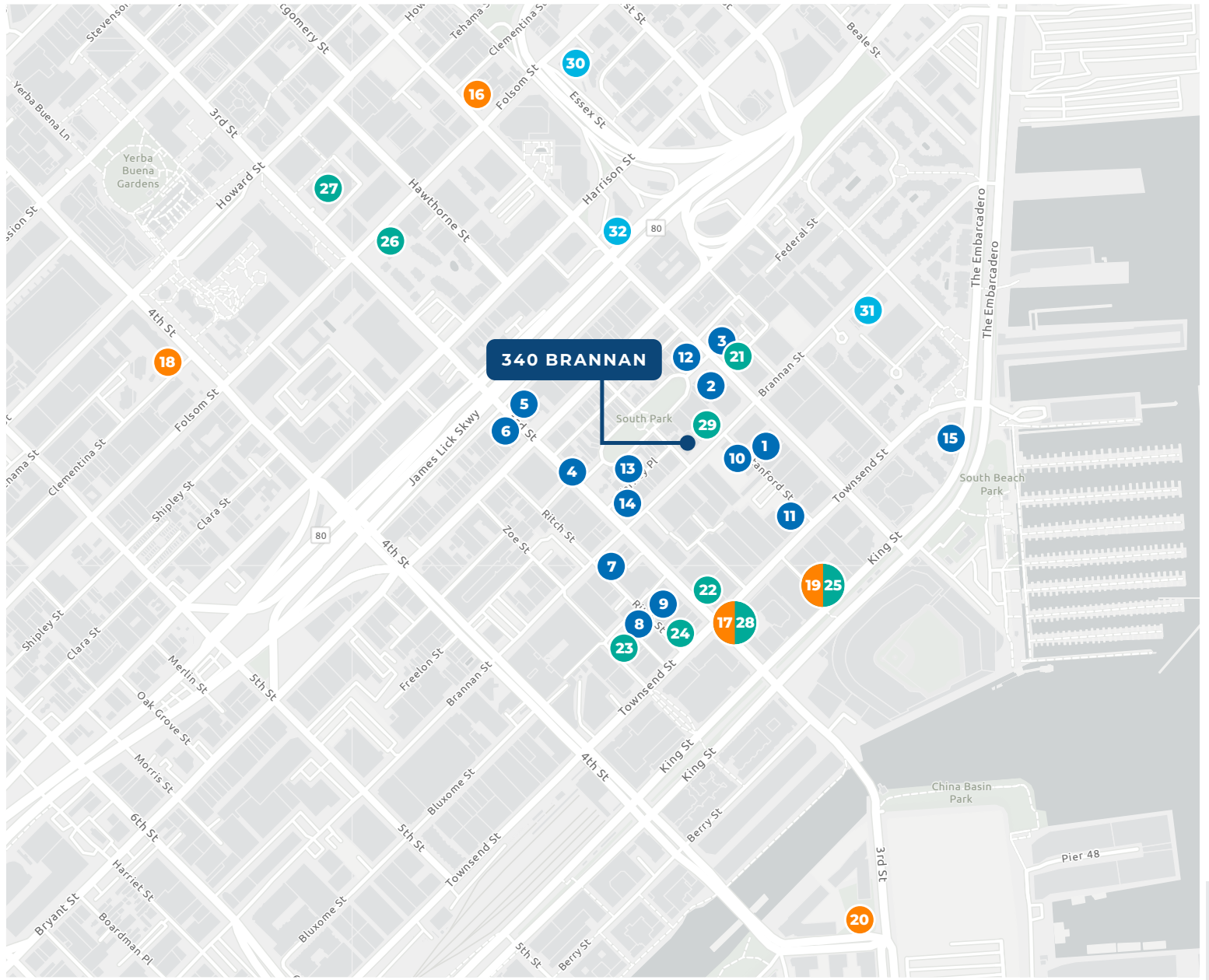
340  
BRANNAN  
STREET



SUITE 301  
VIRTUAL TOUR

# AMPLE AMENITIES

340 BRANNAN ST. SAN FRANCISCO, CA 94107



## ● Restaurants

- 1 Sajj Mediterranean • 636 2<sup>nd</sup> St
- 2 The American Grilled Cheese Kitchen • 1 S Park St
- 3 Movida • 555 2<sup>nd</sup> St
- 4 HRD • 521A 3<sup>rd</sup> St
- 5 Garaje • 475 3<sup>rd</sup> St
- 6 Hakashi Japanese Bar & Grill • 474 3<sup>rd</sup> St
- 7 Sun & Moon • 415 Brannan St
- 8 Little Skillet • 360 Ritch St
- 9 Troya Soma • 214 Townsend St
- 10 ROOH • 333 Brannan St
- 11 Merkado • 130 Townsend
- 12 Blue Bottle Coffee • 2 S Park St
- 13 The Velvet Raven • 155 S Park St
- 14 Golden Goat Coffee • 599 3<sup>rd</sup> St
- 15 South Beach Café • 800 The Embarcadero

## ● Hotels

- 16 Courtyard by Marriott • 299 2<sup>nd</sup> St
- 17 Hyatt Place SF Downtown • 701 3<sup>rd</sup> St
- 18 Virgin Hotels SF • 250 4<sup>th</sup> St
- 19 Hotel VIA • 138 King St
- 20 LUMA Hotel • 100 Channel St

## ● Bars & Lounges

- 21 21<sup>st</sup> Amendment Brewery • 563 2<sup>nd</sup> St
- 22 Alchemist Bar & Lounge • 679 3<sup>rd</sup> St
- 23 Rooftop 25 • 25 Lusk St
- 24 District SF • 216 Townsend St
- 25 Bar VIA • Located in Hotel VIA 138 King St
- 26 Wine Down • 685 Folsom St
- 27 3<sup>rd</sup> Street Tap Room • 251 3<sup>rd</sup> St
- 28 Kaiyo Rooftop • 701 3<sup>rd</sup> St
- 29 Jax Wine Bar • 326 Brannan St

## ● Fitness

- 30 SF Iron • 545 Folsom St
- 31 Body Mechanix Fitness • 219 Brannan St
- 32 J Bodyworks • 425 2<sup>nd</sup> St