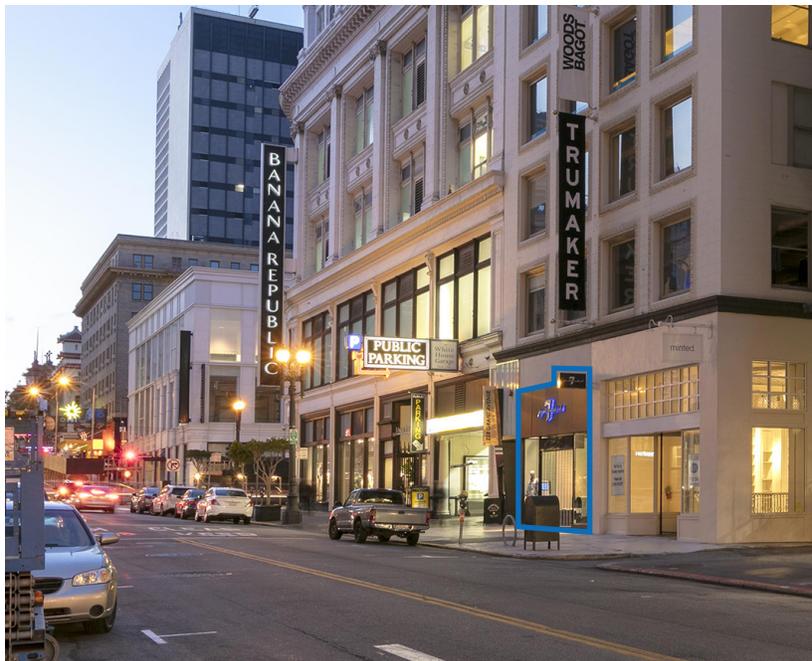


Prime Jewel Location in The Heart of Union Square

# 224 GRANT AVENUE

UNION SQUARE | SAN FRANCISCO



CELEBRATING  
95 Years

DAVID BLATTEIS  
415.321.7488 | db@brsf.co | DRE #00418305

JEREMY BLATTEIS  
415.321.7493 | jfb@brsf.co | DRE #01460566



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# 224 GRANT AVENUE

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## AN UNPARALLELED OPPORTUNITY TO LEASE ALONGSIDE THE WORLD'S MOST FAMOUS LUXURY RETAILERS

**224 Grant Avenue** represents the unparalleled opportunity to lease a beautiful ground floor space in close proximity to an array of some of the world's most famous luxury stores, restaurants and hotels.

This location is situated within an architectural gem with exquisite ornamentation. An integral part of the streetscape, the site offers incredible foot traffic, amazing brand opportunities, a high ceiling, and a brilliant facade.

### 15' FT POTENTIAL

CEILING

### ±2,175 SF

GROUND FLOOR

### ±4,000 SF

BASEMENT/STOCKROOM  
SERVED BY INTERNAL STAIRS  
+ SIDEWALK ELEVATOR

LARGE, OPEN AND CLEAN  
BASEMENT WORK AREA.  
ADDITIONAL STORAGE SPACES.



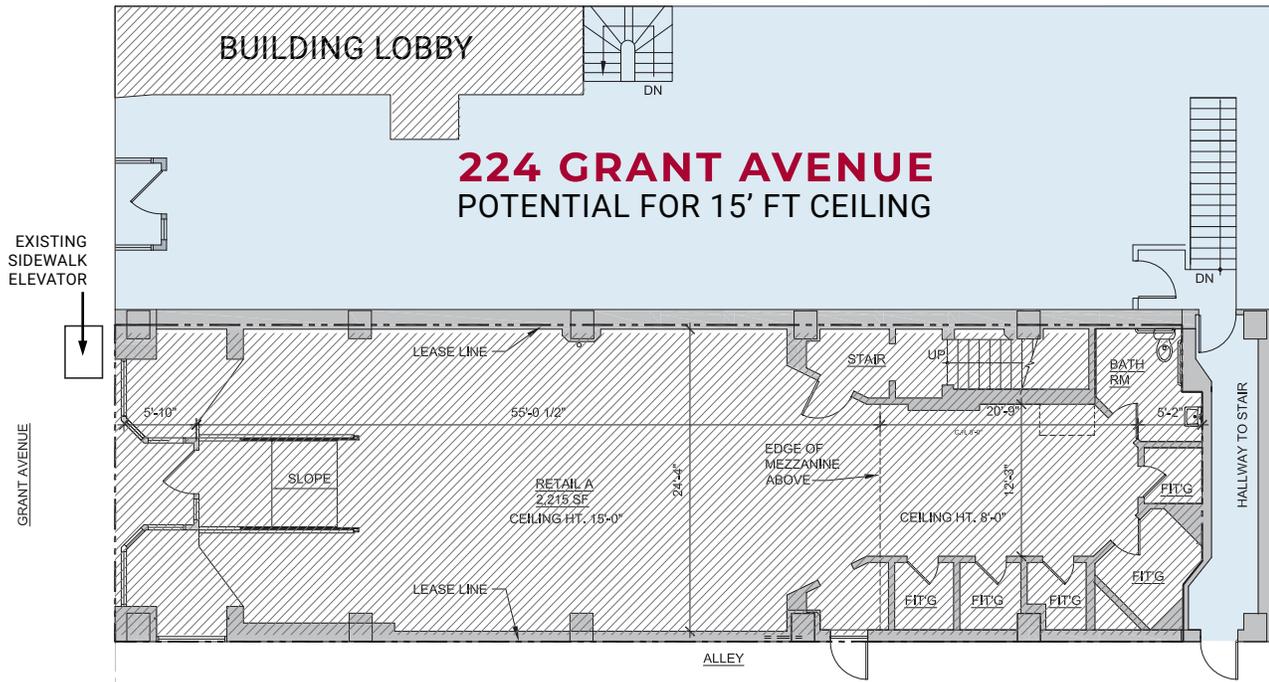
**±4,000 SF**

BASEMENT/STOCKROOM

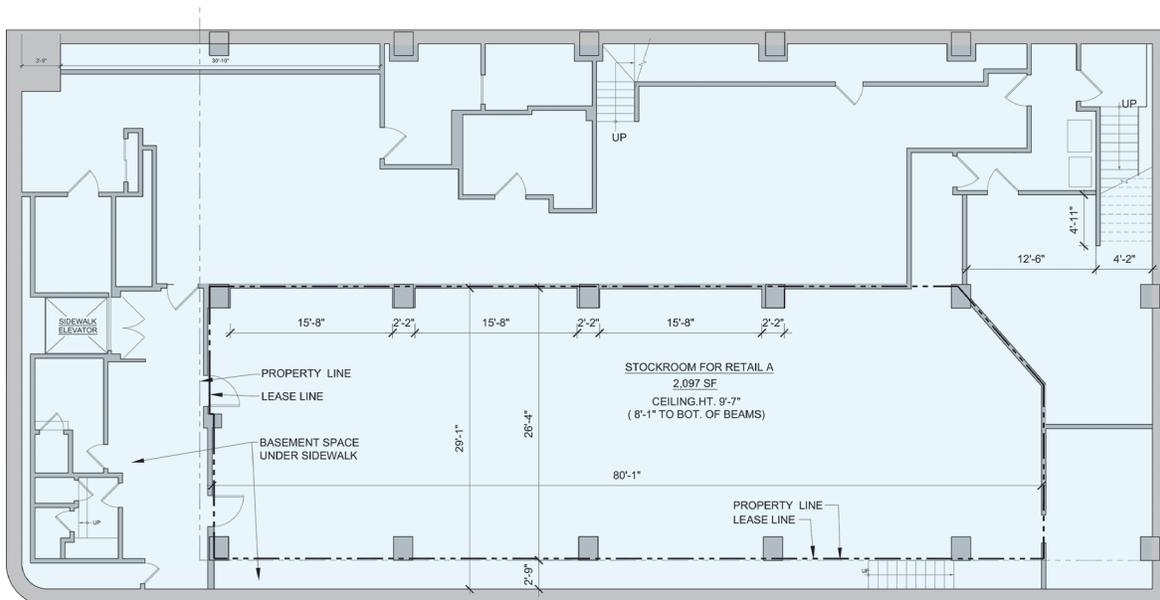
SERVED BY INTERNAL STAIRS + SIDEWALK ELEVATOR

# FLOOR PLANS

Available Space



GROUND FLOOR PLAN  
±2,175 SF



BASEMENT/STOCKROOM PLAN  
±4,000 SF



# NEARBY WORLD FAMOUS LUXURY TENANTS

Neiman Marcus, Louis Vuitton, Zara, Banana Republic, Apple and many well-known tenants are all situated nearby.



HARRY WINSTON



FENDI



DIOR



UNION SQUARE | THE VIBRANT HEART OF SAN FRANCISCO



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# CONTACT

## DAVID BLATTEIS

415.321.7488  
db@brsf.co  
DRE #00418305

## JEREMY BLATTEIS

415.321.7493  
jfb@brsf.co  
DRE #01460566



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**44 Montgomery Suite 1288, San Francisco, CA 94104 | t: 415.981.2844 | f: 415.981.4986 | info@brsf.co | DRE #01421282 | [sftail.net](http://sftail.net)**

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