



the econic company®

NOW FULLY LEASED

**555 FULTON STREET
HAYES VALLEY**
SAN FRANCISCO, CALIFORNIA 94102



RETAIL



FITNESS



CAFE



MEDICAL

PROJECT HIGHLIGHTS



New Ownership
With Heavy Tenant
Improvement Allowance



139 Residential Units
94% Occupied



Adjacent to Hayes Valley
Shops and Restaurants



Grocery Anchored
Mixed-Use Project

DEMOGRAPHICS

	0.25 MILES	0.50 MILES
Population	7,945	32,658
Average Household Income	\$150,842	\$160,751
Daytime Population	6,094	26,182

TRAFFIC COUNTS

Van Ness Ave	57,682 ADT
Gough St	36,632 ADT
Fell St	20,093 ADT
Oak St	33,971 ADT
Golden Gate Ave	8,932 ADT
Turk St	11,992 ADT

Source: 2022 Esri.



PROPERTY SUITE B



FEATURES

Seeking: Daycare/Medical/Fitness



±7,350 SF



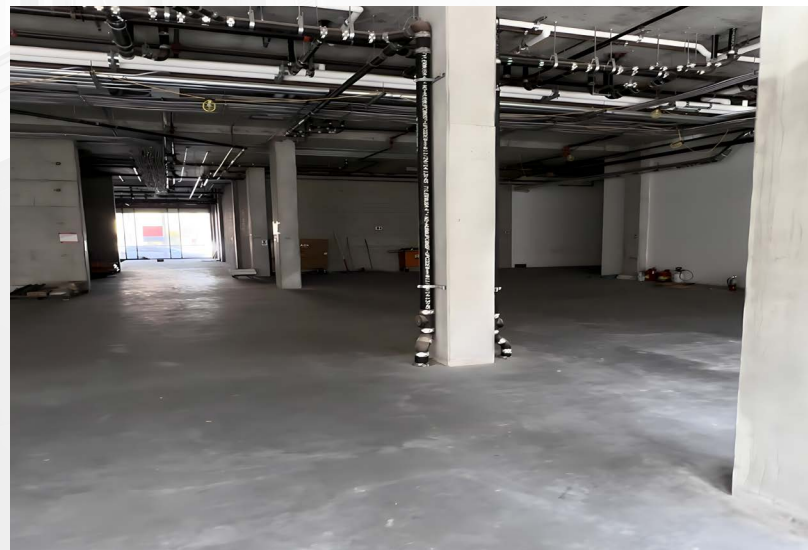
Ability to Reduce
Square Footage

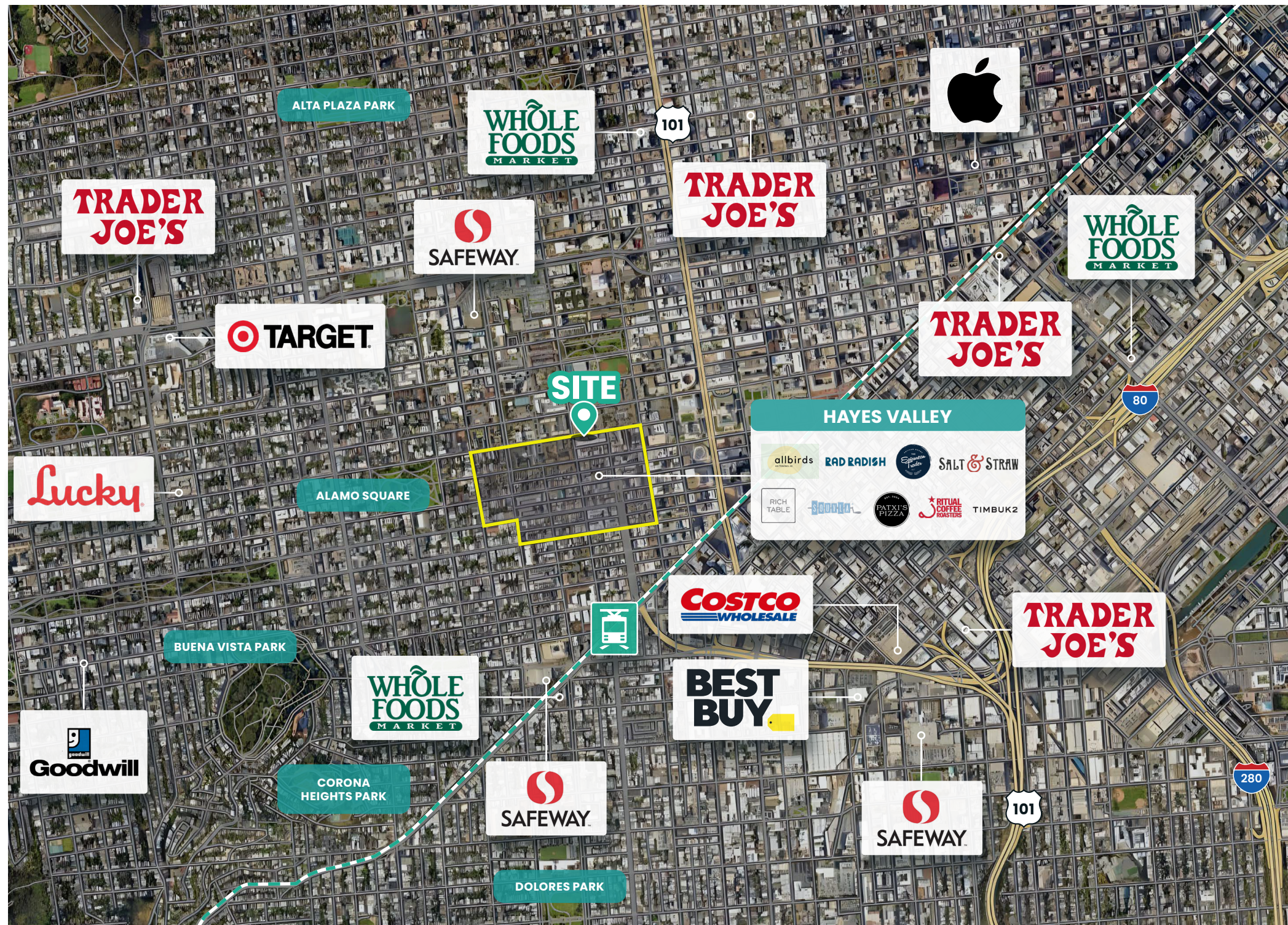


Shell Condition



Fulton St Frontage





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MEGAN MCARTHUR

Director
mmcarthur@theeconiccompany.com
(408) 964-8047
CA RE License #02089762

JAMES CHUNG

Founder & Principal
jchung@theeconiccompany.com
(408) 400-7017
CA RE License #01408190