

**SUPERB RETAIL FOR LEASE ON ONE OF BEST BLOCKS OF IRVING!
1108 IRVING STREET, SAN FRANCISCO, CA 94122 | INNER SUNSET**



SIZE: ±500 SQUARE FEET PLEASE CALL FOR PRICE BETWEEN 12TH AND FUNSTON AVENUE

- Suitable for Various Uses
- Mezzanine Space
- Excellent Street Frontage
- A block away from Golden Gate Park
- WALK SCORE® 96 (Walker's Paradise)
- TRANSIT SCORE® 74 (Excellent Transit)
- Nearby tenants include: Irving Subs, Andronico's Community Markets, French Florist, Earth Tone Cafe, and more that make up this wonderful part of San Francisco



CELEBRATING
100 Years

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This Statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through Blatteis Realty Company. The above information, while not guaranteed, has been secured from sources believed to be reliable. Blatteis Realty has not verified its accuracy and make no guarantees, warranty or representation regarding this information and it is published subject to the possibility of errors, omissions, changes of listing information including price, term, financing, or withdrawal without notice. We include projections, estimates, opinions and/or assumptions, for example only, and they may not represent current or future performance of the property. You should consult your tax and legal advisors before to verify the validity of estimates. All commercial or mixed-use property presented by Blatteis Realty is subject to local zoning codes and regulations. It is the sole responsibility and liability of tenants and property owners to obtain all applicable required building permits and/or certificates from the local city/town Planning Department before commercial property use can commence or a building can be built.

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NEARBY TENANTS



TRY STUDIO



IRVING SUBS



PEASANT PIES



EARTH TONE CAFE



ANDRONICO'S



CHANG'S KITCHEN



YUMMY YUMMY



YUN YUN WONG



SAN TUNG



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7th Ave

Red Tail Bar
One Shot Tattoo

Wishbone
Fireside Bar
Daily Supply Beauty

YiYang Fruit Tea
Sunset Emporium

8th Ave

The Beanery
Radiance Jewelry
Chloe's Closet
Crepevine
Crossroads Trading
Midnite Bagel
Amazing Fantasy
Cafe Rain Tree

Citi
Hoyl Crepe
Wells Fargo
Super Duper
Art's Cafe
Gregorie
Baiano Pizzeria
Crawstation
Oriental Art Gallery
Yoga Garden
Snowbird Coffee
Kogi Gogi BBQ

9th Ave

Pasquale's Pizzeria
La Fonda
Poke Origin
Easy Breazy
Yancy's Saloon
Posh Bagel
Saint Frank
Ambiance
Luke's Local
San Franpsycho
Tadaima
Fiorella
Misdirections
Tartine
Underdog Tres
Um.ma
MIXT Salads
Pacific Catch

Lincoln Way

Little Shamrock
Park Gyros
Green Apple Books
Jenny's Burger
Gordo Taqueria
Marnee Thai
Sunset Gym
Little Sweet
Kiki Japanese
Ebisu
Qing Shu
Patxi's Pizza
828 Irving
Market
Blackhorn
Perilla
One Medical

Irving St

Beanery
Mucky Duck
Nabe
Arizmendi
Sushi Kazu
Manna

10th Ave

Softful
Channel 910
Yahaira's Hair
Sakura
High Touch Salon

New Eritrea
Eddy's Liquor & Deli

11th Ave

Yun Yun Wong
Chang's Kitchen
Irving Subs

Yummy Yummy
San Tung
Peasant Pie
Earth Tone Cafe



1108 IRVING ST

French Florist