

685 MARKET

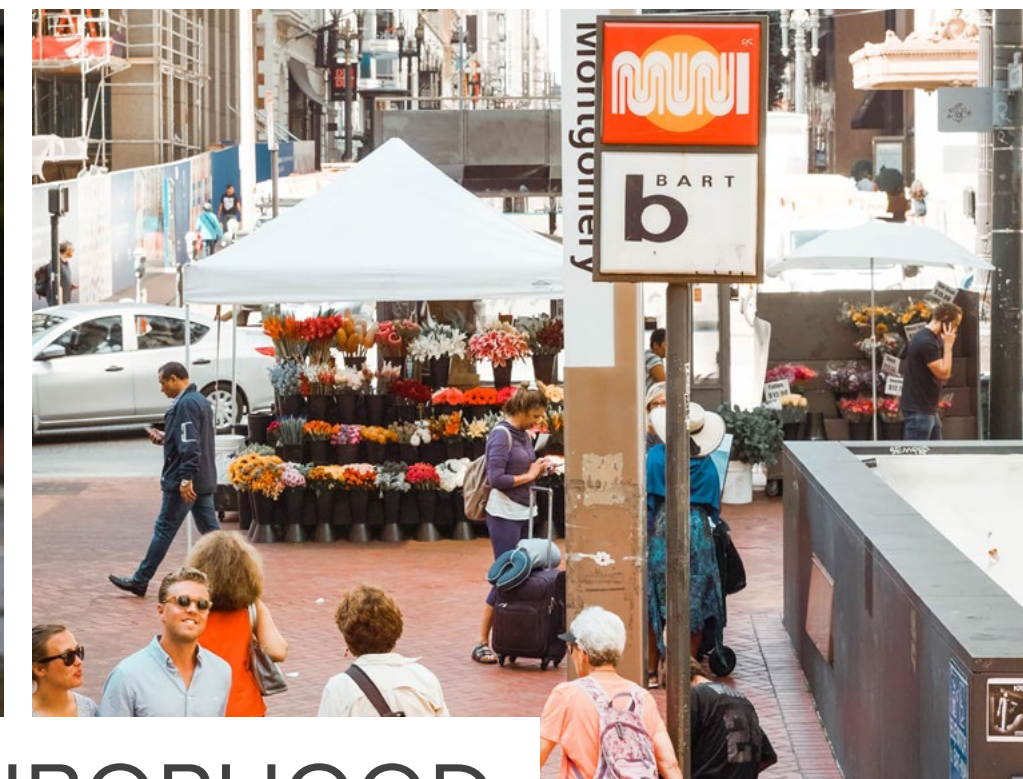
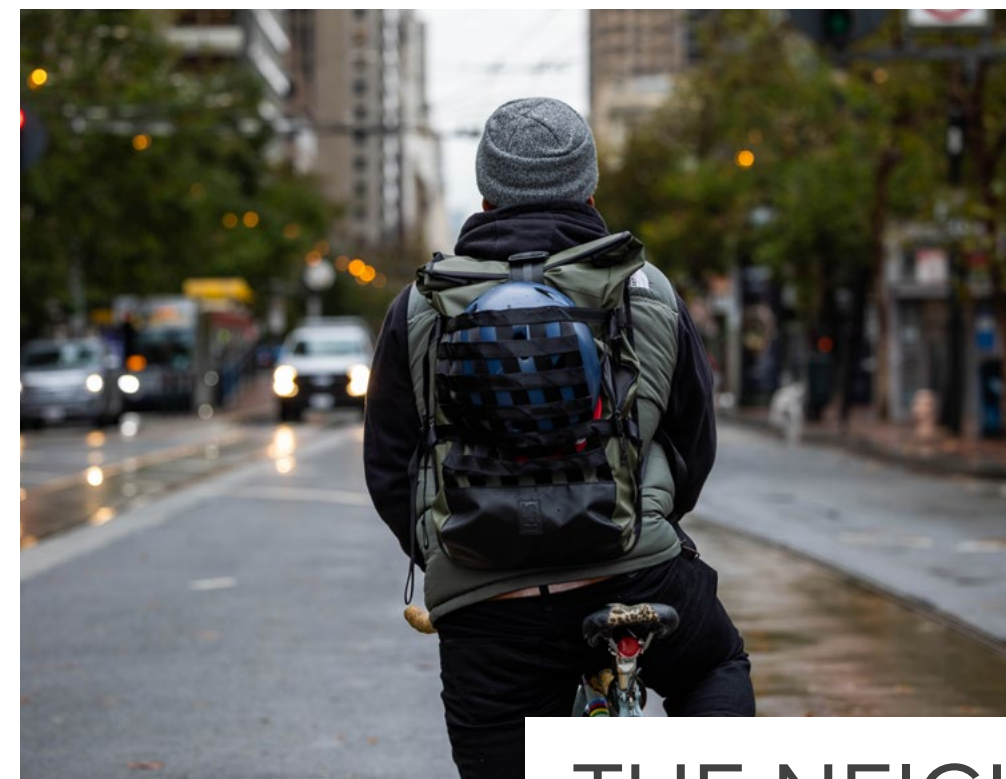




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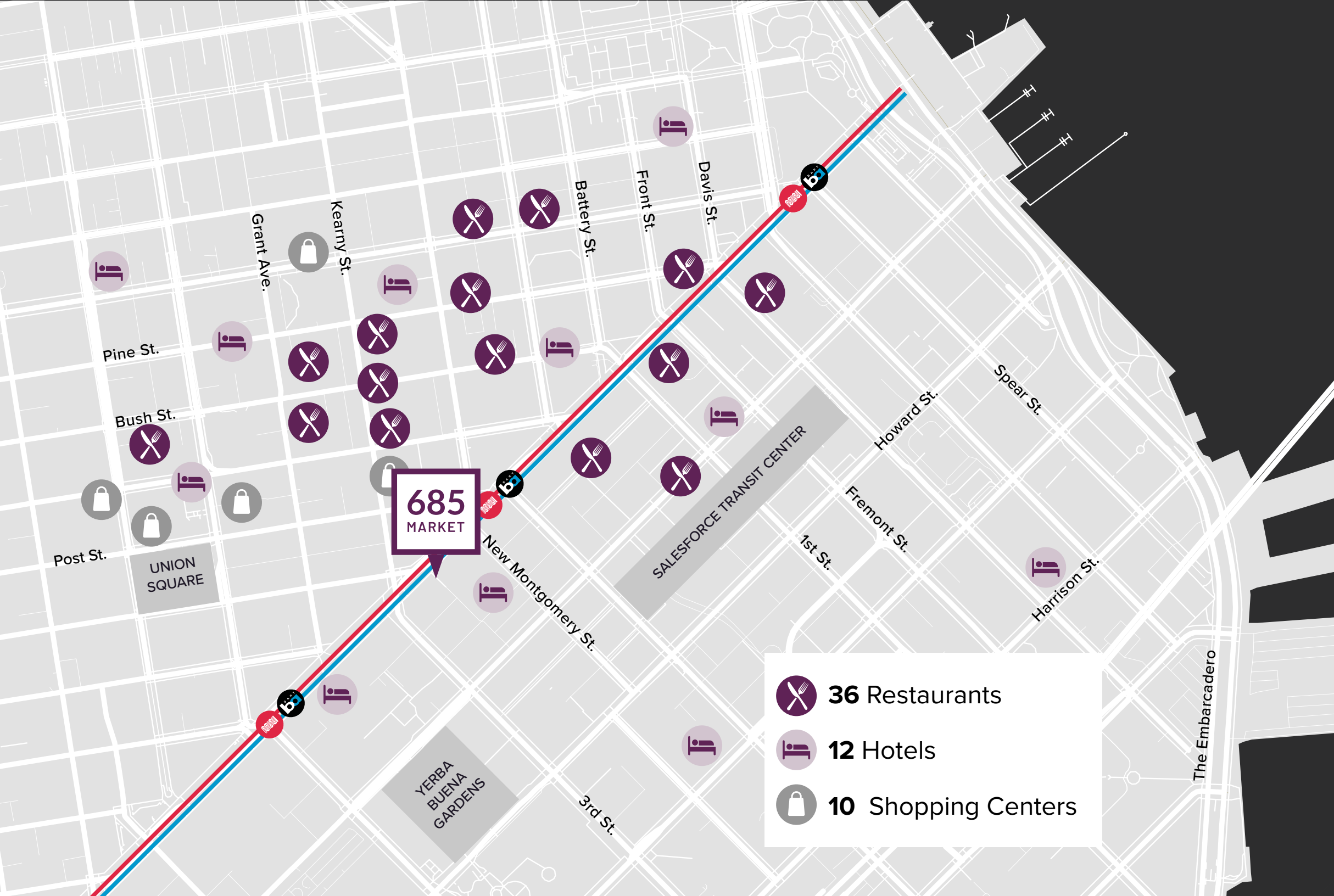
FIND YOURSELF AT THE CENTER OF IT ALL

Where historic charm meets modern infrastructure and creative entrepreneurs find inspiration and productivity. Have it all at **685 Market Street**.



THE NEIGHBORHOOD





CONNECTED

On the central axis of the CBD

685 Market is situated along the primary thoroughfare of the city — the location of choice for San Francisco's Fortune 500 and blue-chip technology users.



Confluence of North & South financial districts and Yerba Buena & Union Square



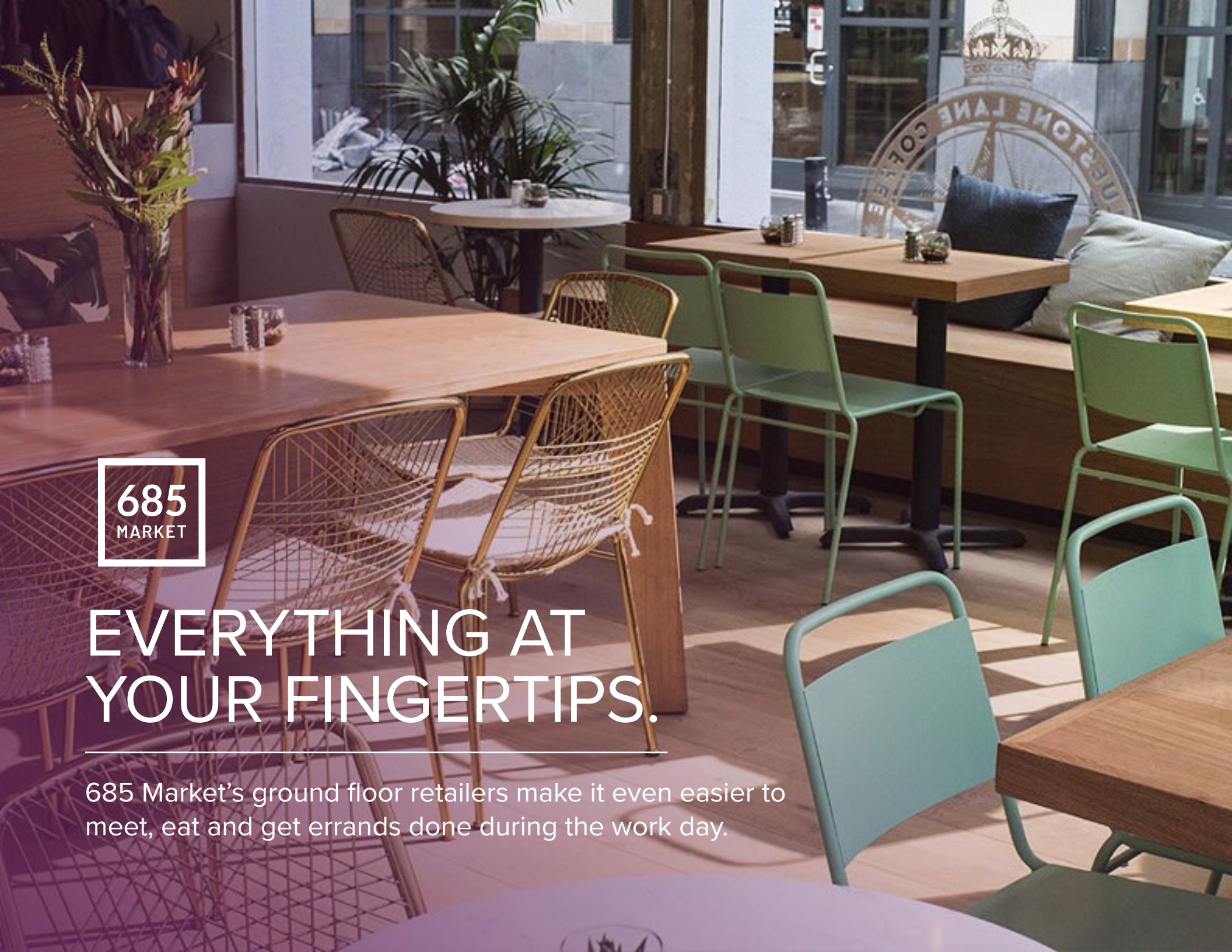
Two blocks to San Francisco's future 4th Street T-line



Two Blocks to San Francisco's Transbay Terminal



Onsite Access to BART



685
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EVERYTHING AT YOUR FINGERTIPS.

685 Market's ground floor retailers make it even easier to meet, eat and get errands done during the work day.



JOYRIDE PIZZA



LENS CRAFTERS



DAWN CLUB (coming soon)



BLUE STONE LANE

~190,000 RSF

Creative Space



Single Tenant with Full Building
and Branding Opportunity



Efficient $\pm 20,000$ RSF
Floor Plates



~\$25 Million Invested within
Existing Building Infrastructure



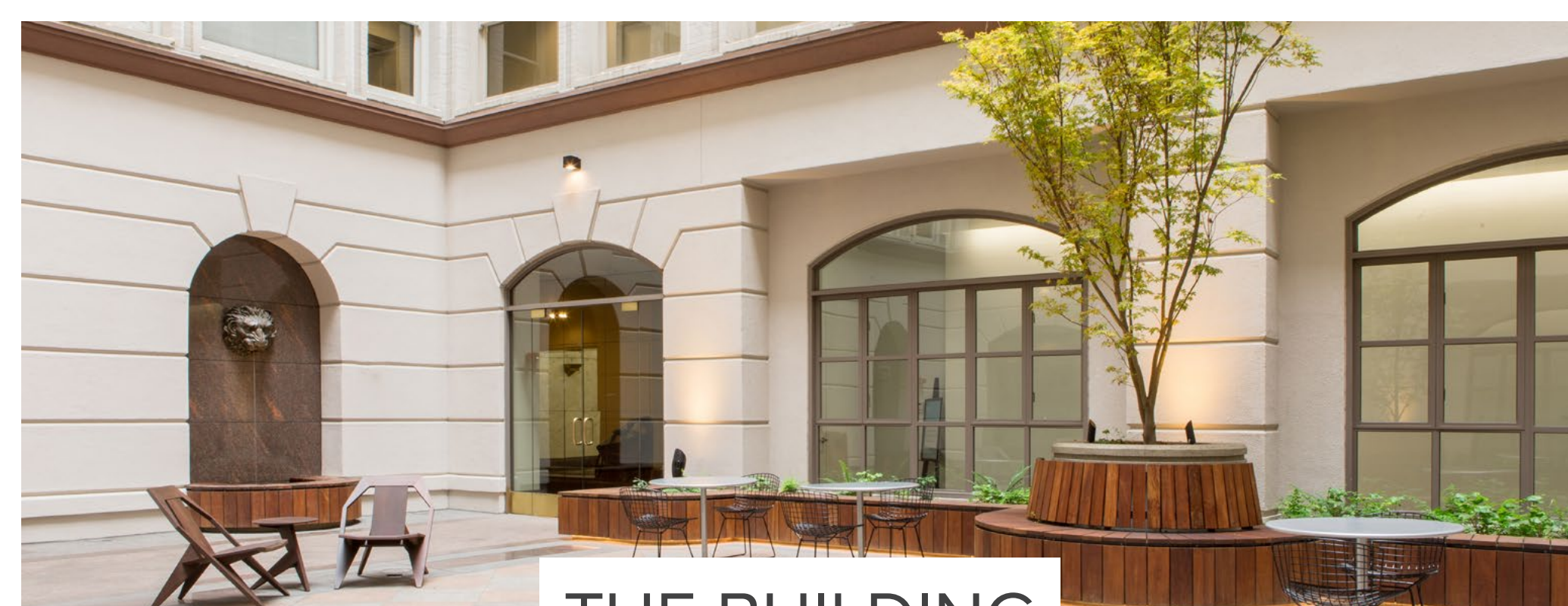
LEED Gold
Certified



WELL Health & Safety
Certified



Strong Ownership Group
Brookfield, Committed
to San Francisco



THE BUILDING



685
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WHERE HISTORY & SUSTAINABILITY MEET

This historic building has been fully upgraded with modern infrastructure to meet all your needs. With ample natural light, fresh air and efficient operating systems, 685 Market has maintained LEED Gold certification since 2012.

MODERN Infrastructure



Façade
Remediation



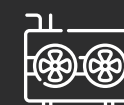
Elevator
Modernization



Lobby & Atrium
Upgrades



Retail Storefront
Upgrades



Cooling Tower
Replacement



Roof
Replacement



Building Automation
System



MERV 14
Filters



Operable
Windows

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MARKET

BREATHING NEW LIFE INTO A HISTORIC GEM

A major lobby and atrium upgrade is currently underway to revitalize the grand entryway. Bold lines and contrasting colors bring a breath of fresh air to the space while maintaining the lobby's historic charm.



BEFORE & AFTER



AVAILABILITIES

Total availabilty ~190,000 RSF

FLOOR	SIZE	DELIVERY DATE	DELIVERY CONDITION
10th Floor	19,406 RSF	Available Now	Mix of Private & Open
9th Floor	19,404 RSF	Available Now	Mix of Private & Open
8th Floor	19,405 RSF	Available Now	Mix of Private & Open
7th Floor	19,406 RSF	Available Now	Mostly Open
6th Floor	19,398 RSF	Available Now	Mostly Open
5th Floor	19,128 RSF	Occupied	Brookfield Regional Office
4th Floor	19,406 RSF	Available Now	Pre-Built
3rd Floor	18,865 RSF	Available Now	Pre-Built
2nd Floor	19,406 RSF	Available Now	Mostly Open
1st Floor	4,825 RSF	Available Now	Mix of Private & Open
Concourse	12,794 RSF	Available Now	Mostly Open



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Brookfield
Properties

