

BAYSIDE REALTY PARTNERS PRESENTS

# The Pacific Vision Foundation Building

711 Van Ness Avenue, San Francisco

*Leading Medical and Professional Office Building on Van Ness Corridor*



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## OPPORTUNITY

- Redevelopment by The Pacific Vision Foundation
- Extensive ophthalmology diagnostic services with full range of specialties
- Future on-site surgery center
- Substantial common area and infrastructure upgrades
- On-site educational and conference facilities

## LOCATION

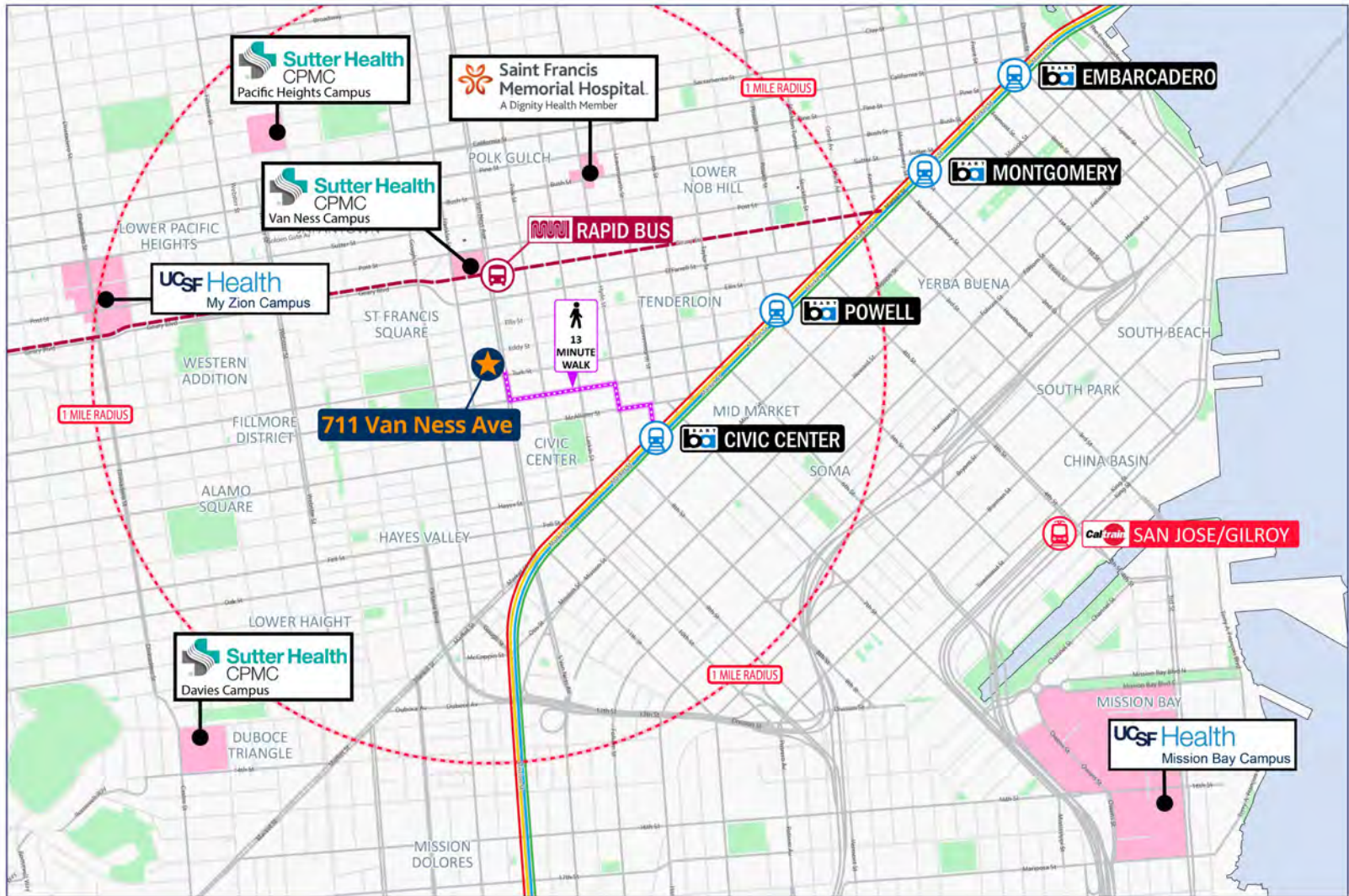
- Central San Francisco location
- 2 blocks to San Francisco City Hall and Civic Center
- 5 blocks to Sutter Health's new state-of-the-art 274 bed CPMC Van Ness Campus
- Walking distance to extensive public transit network (including BART, Golden Gate Transit, MUNI)
- On-site secured parking

## BUILDING

- 5 story office building. 95,000 sf
- Accommodating medical/office users from 1,000 to 20,000 sf
- Broad mix of tenants
- On-site ownership. On-site security
- Landscaped patios/terraces

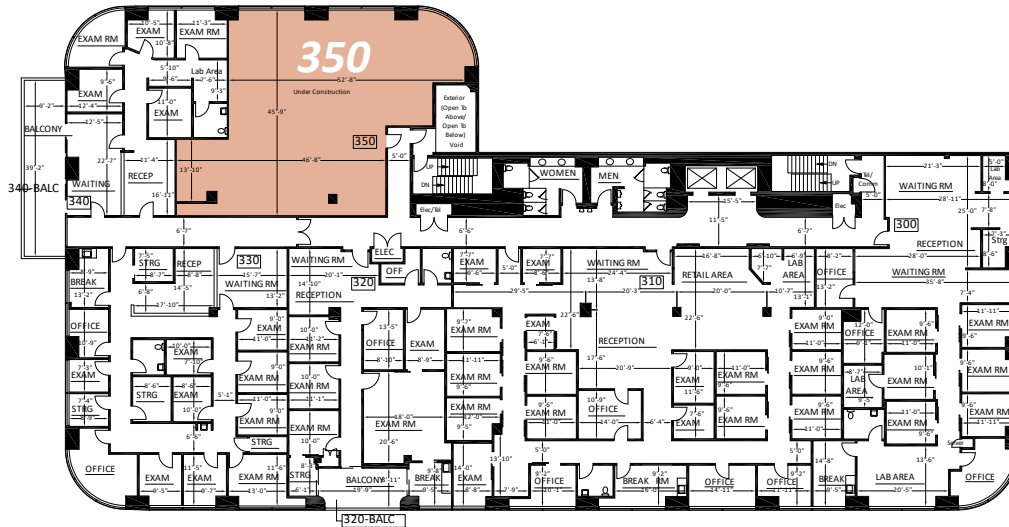
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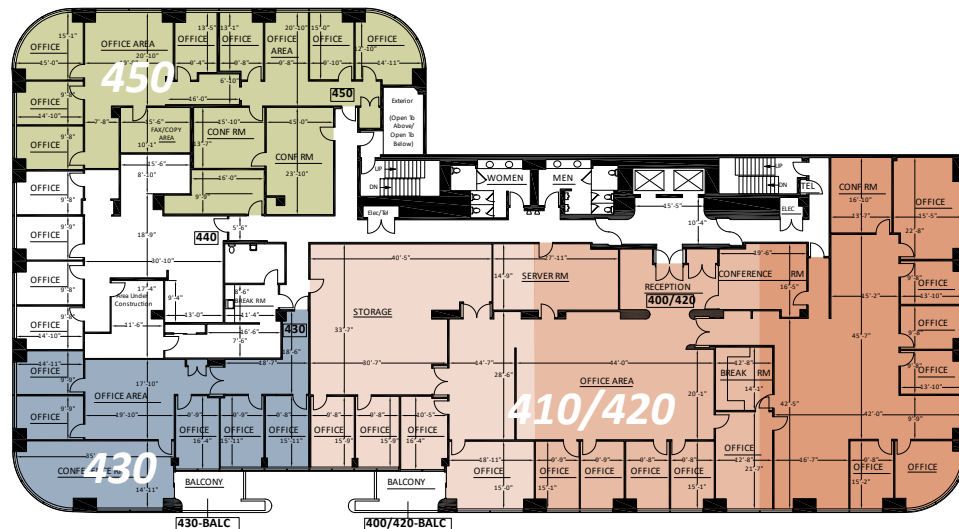


### THIRD FLOOR

Suite 350

2,586 RSF

Shell space



### FOURTH FLOOR

Suite 410/420

3,112 - 10,238 RSF

Professional Office layout. 8-10 window line offices, open layout for office intensive with conference rooms and storage

Suite 430

2,314 RSF

Professional Office layout. 5 private offices, open area for workstations, large conference room, private outdoor balcony.

Suite 450

1,728 - 3,635 RSF

Professional Office layout. Multiple offices along window line, two large interior conference rooms. Lots of natural light