

Available for Lease:

5 and 6 Funston Avenue

The Presidio Trust is offering for short-term lease these historic Victorian structures built in 1862 on Funston Avenue in the Main Post of the Presidio. The Main Post is the "Heart of the Presidio," reflecting over two centuries of the colorful story of the military presence in this strategic and beautiful location. Each building is a 2-story, wood-frame duplex with pitched roof, dormers, bay windows and wooden porches.



<i>Building Address</i>	<i>Total Square Feet (Approximate)</i>	<i>Availability</i>	<i>Square Feet by Suite (Approximate)</i>
5 Funston Ave.	3,890 RSF	Fall 2004	Suite A - 2,072 Suite B - 1,818
6 Funston Ave.	3,416 RSF	Fall 2004	Suite A - 1,717 Suite B - 1,639

For more information:

call 415/561-5335

or visit our website at

www.presidio.gov

MINIMUM BUSINESS TERMS

- Rental Rate: Market terms NNN rent. Base building improvements made by tenant may result in rent credits
- Term: Up to 5 years with a Trust option to relocate the tenant after year 3. Renewal option may be possible
- Use: Office, Cultural, Educational, Service Retail, Other
- Operating Expenses: In addition to rent, Tenant is responsible for all operating expenses, which include utilities, insurance, maintenance and the Service District Charge (a reimbursement to the Trust for municipal services)
- Commission: \$1.00/RSF per year (up to \$6.00/RSF) to procuring broker payable half 30 days after lease execution and half 30 days after issuance of certificate of occupancy.

TENANT SELECTION CRITERIA

- Rent/Economic Package
- Demonstrated ability to contribute to the Presidio's financial viability
- Compatibility with applicable planning documents
- Demonstrated ability to rehabilitate and reuse an historic building

BUILDINGS 5 AND 6 FUNSTON AVENUE

Location Map



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EXHIBIT A: Premises

