

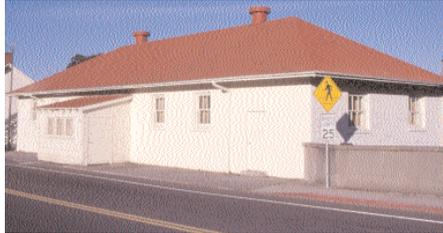
Available for Lease: **New Lease Terms**

Halleck Street Service/Retail Corridor, Buildings 222, 227 and 228

The Halleck Street Corridor connects to major centers of activity for Presidio tenants, residents and visitors: Crissy Field and the Main Post. The buildings have excellent street frontage and are prime locations for service/retail within the Presidio.



For more information:
call 415/561-5335
or visit our website at
www.presidiotrust.gov



Building 222

Built in 1910, this building is located the highly visible corner of Lincoln Boulevard and Halleck Street.

Gross Sq. Ft: Approx. 4,880 Sq. Ft.
Street Level: ~~2,440 Sq. Ft.~~ **LEASED!**
Lower Level: 2,440 Sq. Ft.



Building 227

Built in 1910, this one and one-half story structure with a full basement has good potential for an open plan design.

Gross Sq. Ft: Approx. 11,800 Sq. Ft.
Street Level: 4,900 Sq. Ft.
Upper Level: 3,600 Sq. Ft.
Lower Level: 3,300 Sq. Ft.



Building 228

Built in 1909, this building is highly visible on Halleck Street and served by its own driveway.

Gross Sq. Ft: Approx. 4,270 Sq. Ft.

MINIMUM BUSINESS TERMS

- Rental Rate: Market rate NNN
- Use: Service Retail, Office
- Term: Up to 10 years with one five year option to extend term
- Operating Expenses: Tenant is responsible for its share of all operating expenses, including utilities, insurance, maintenance and a Service District Charge (SDC), a reimbursement to the Trust for municipal services
- Commission: \$1.00/RSF per year up to \$5.00 to procuring broker, earned and payable half 30 days after lease execution and half 30 days after tenant occupancy
- Building and Tenant Improvement Allowance available

TENANT SELECTION CRITERIA

- Demonstrated ability to contribute to the Presidio's financial viability
- Demonstrated financial capacity to rehabilitate and reuse an historic building
- Compatibility with the Trust Act and responsiveness to the General Objectives of the General Management Plan Amendment (GMPA)
- Contribution to the visitor experience
- Compatibility with applicable planning documents

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