

Mills Building

FINANCIAL DISTRICT

EDWARD PLANT COMPANY, INC.

PROMINENT MONTGOMERY STREET RETAIL AT THE CORNER OF MONTGOMERY AND BUSH ST.



200 Montgomery Street

**3,357 RENTABLE SQUARE FEET
(EXPANDABLE BY 1,886 RENTABLE SQUARE FEET)
AVAILABLE FOR LEASE**

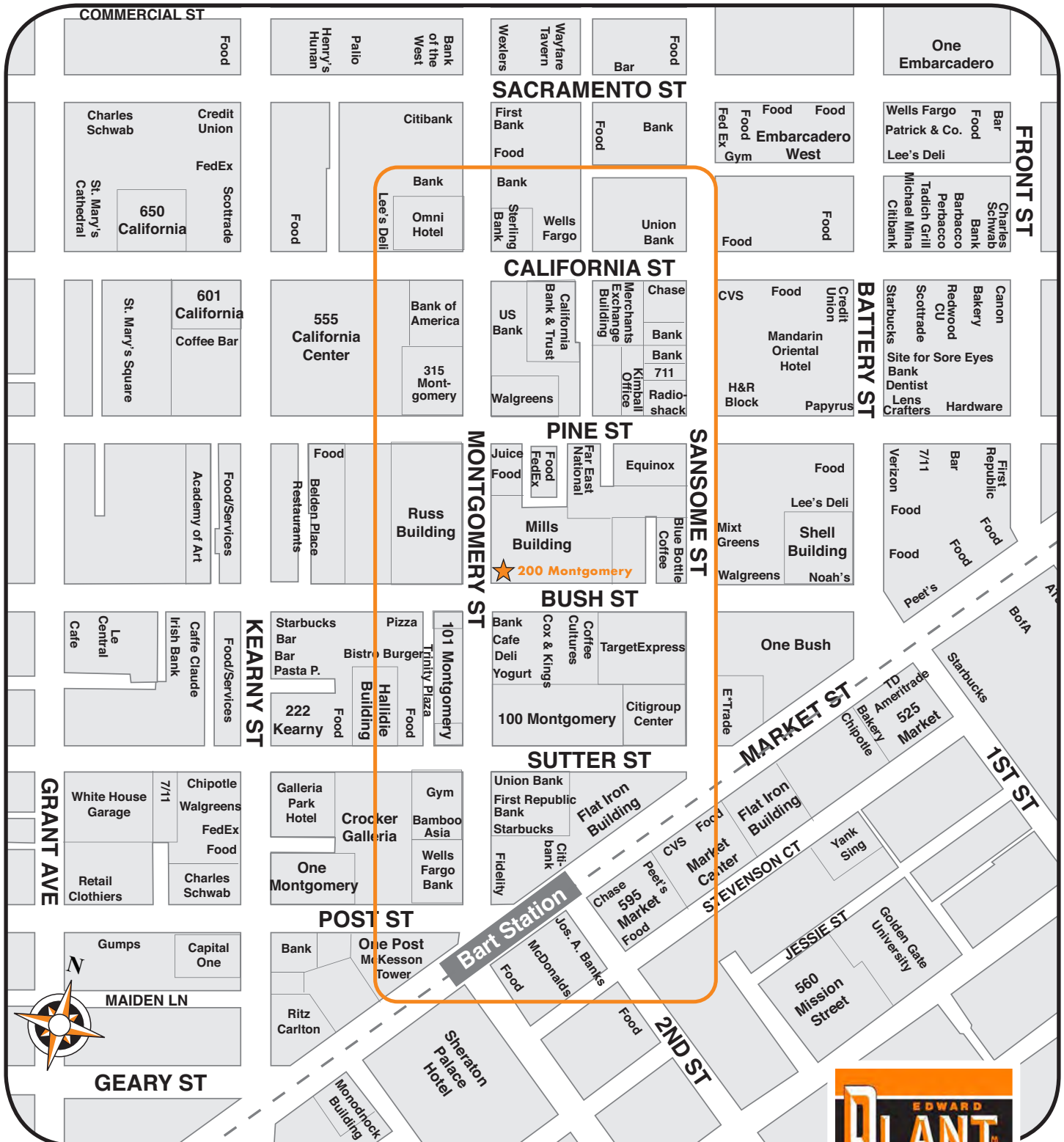
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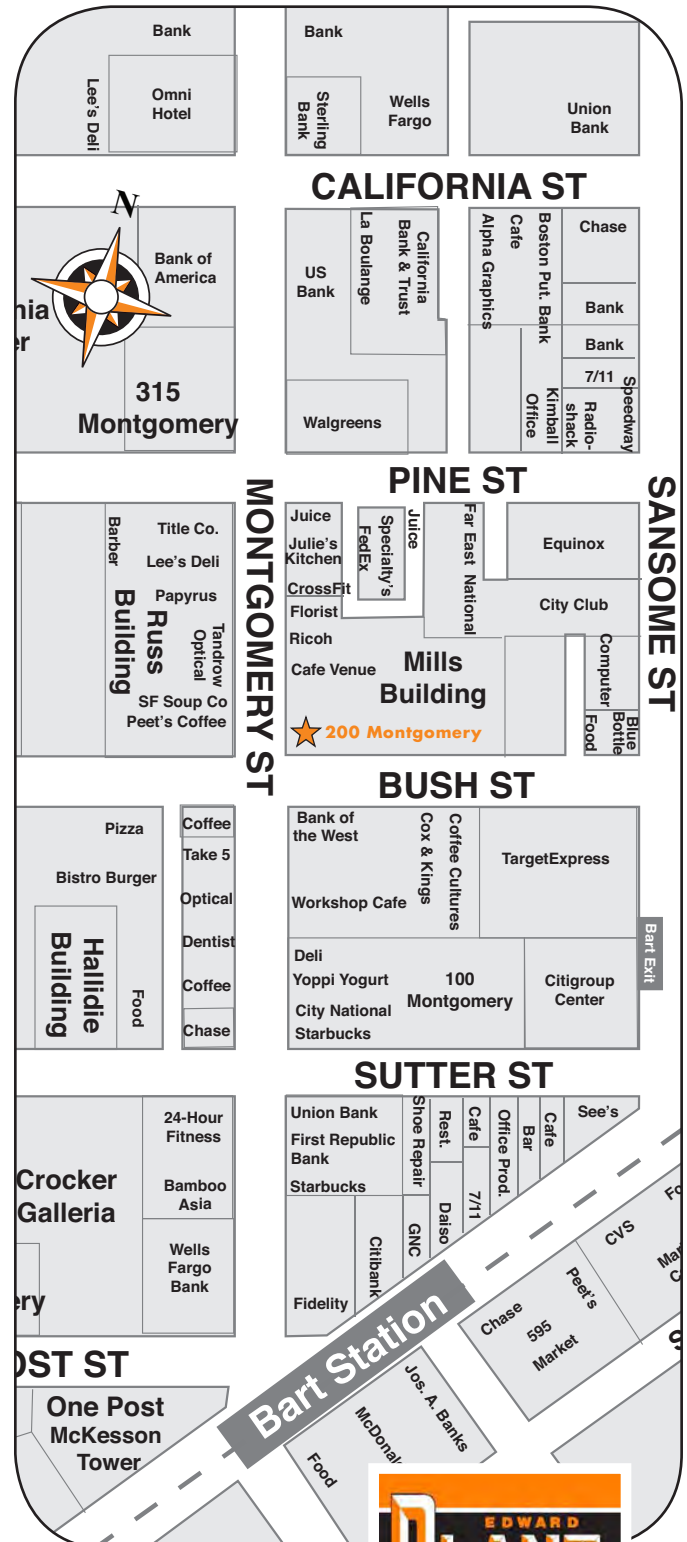
CENTRALLY LOCATED, HISTORICALLY SIGNIFICANT

The Mills Building is located in the heart of San Francisco's vibrant downtown area bridging its traditional financial center with Union Square and an expanding South of Market Street business district. The Mills Building was commissioned in



A combination of historic prominence and modern amenities in San Francisco's Financial District

1891, designed by Burnham and Root, and remains the only example of Chicago School of Architecture Style in San Francisco.



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200 MONTGOMERY STREET - AVAILABLE FOR THE FIRST TIME IN 25 YEARS

Access & Population

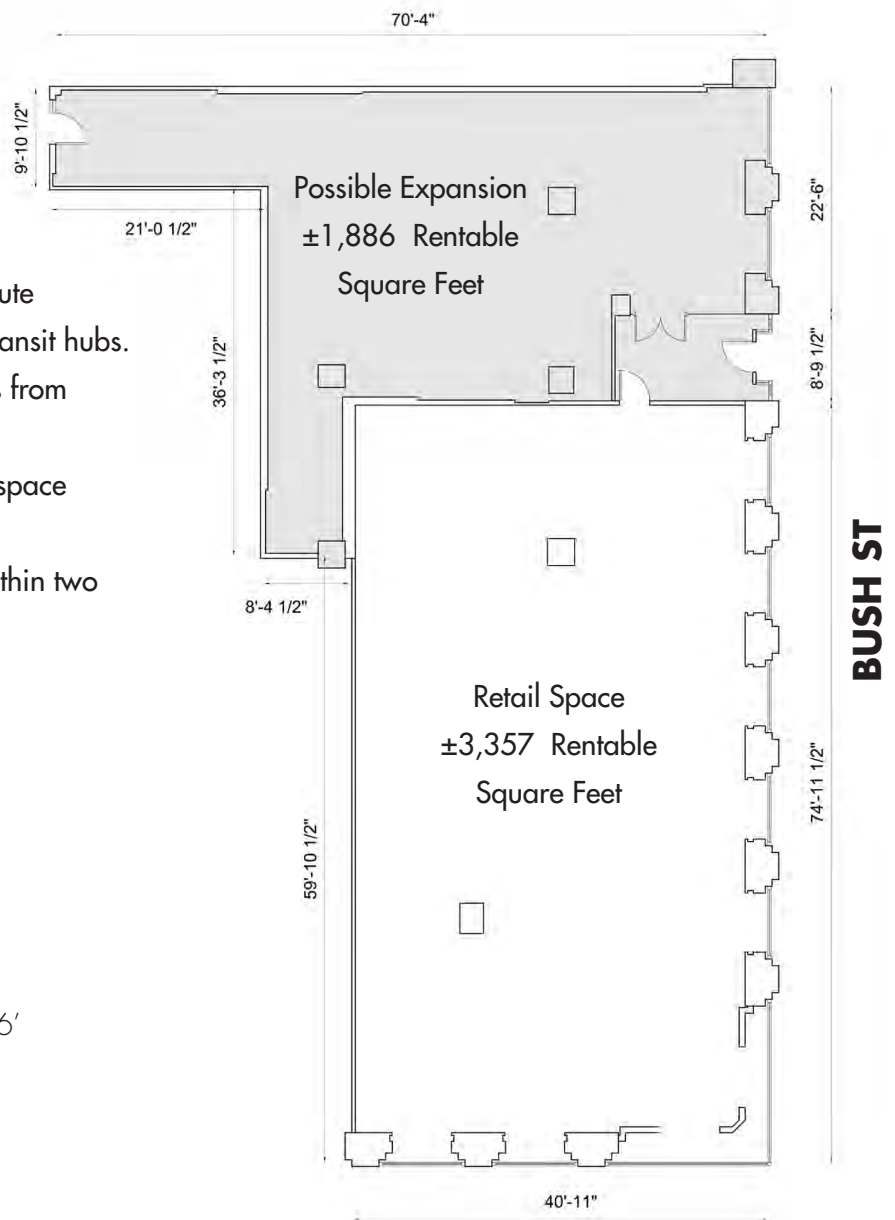
- Montgomery Street is a major commute thoroughfare from BART and mass transit hubs.
- Over 39,000 average weekday exits from Montgomery Street Bart Station
- Over 12.0 MM square feet of office space situated within two blocks
- Estimated 60,000+ office workers within two blocks

Site Summary

Corner Retail 3,357 rentable sq. ft.
Expansion 1,886 rentable sq. ft.
Total Location 5,243 rentable sq. ft.

Frontage on Montgomery: ~41'

Frontage on Bush: ~75' to ~106'



MONTGOMERY ST



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SITE PLAN

