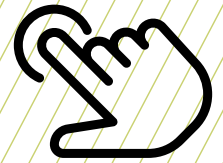


# FOR SUBLEASE

## ±36,822 to ±137,730 SF

CLICK HERE FOR A



3D VIRTUAL TOUR

FREIGHT FORWARDING USES MAY BE CONSIDERED



# 570-586 ECCLES AVE

SOUTH SAN FRANCISCO, CA



## // PROPERTY FEATURES

### **BUILDING SIZE**

349,110 SF

### **SITE SIZE**

15.64 ACRES

### **DIVISIBILITY**

100,908 SF & 36,822 SF

### **WAREHOUSE SPACE**

114,525 SF

### **OFFICE SPACE**

23,205 SF

### **CLEAR HEIGHT**

28'

### **LOADING DOCKS**

23 EXTERIOR

### **DRIVE-IN DOORS**

3

### **FLOORS**

2

### **PARKING**

162 SPACES

### **ZONING**

BTP

### **HEAVY POWER**

4,400 AMPS FOR PREMISES

5,000 AMPS FOR BUILDING

### **CLOSE PROMIXITY TO**

NEARBY AMENITIES &  
TRANSPORATION

### **AVAILABLE**

STARTING JAN 2023

### **LEASE EXPIRATION**

VARIES BY SPACE

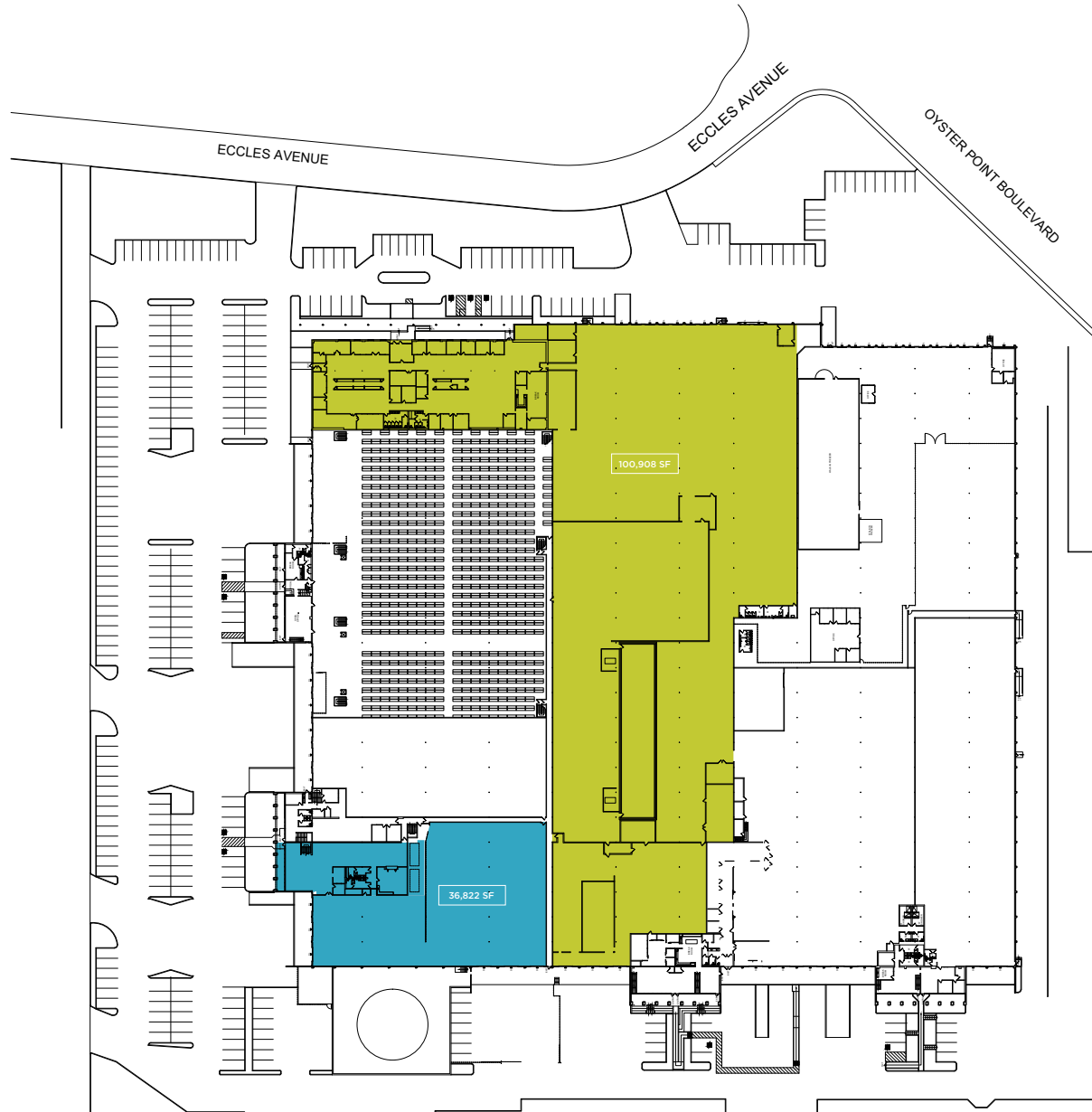
# // FLOOR PLANS

SITE PLAN | ±36,822 SF to ±137,730 SF

[CLICK HERE FOR A](#)

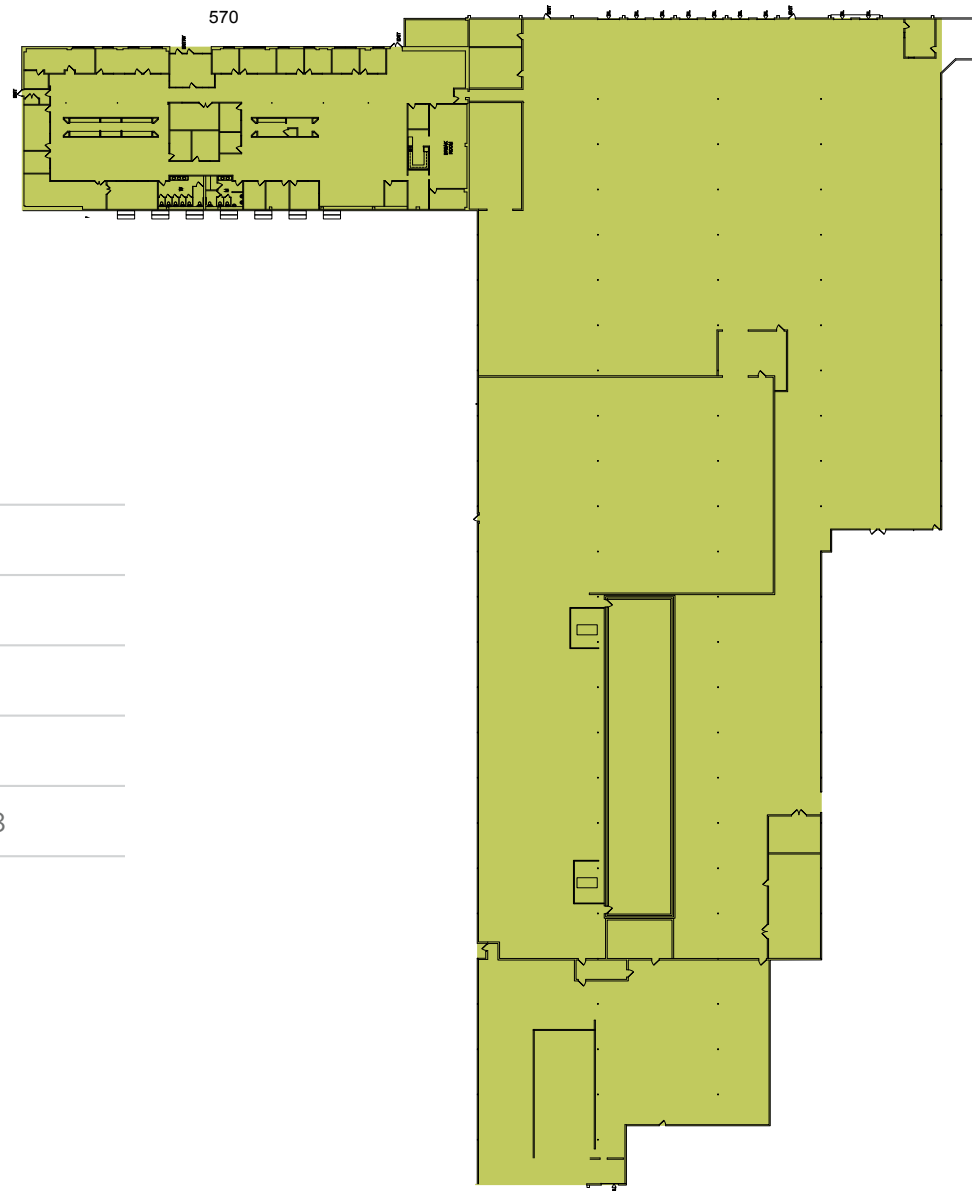


[3D VIRTUAL TOUR](#)



# // FLOOR PLANS

570 ECCLES | ±100,908 SF

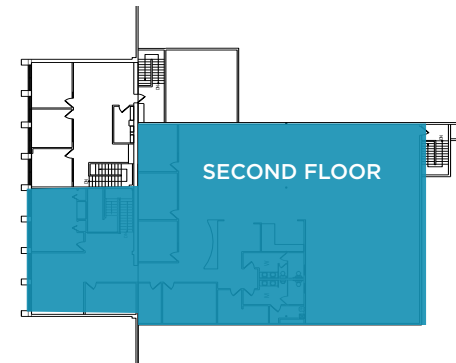
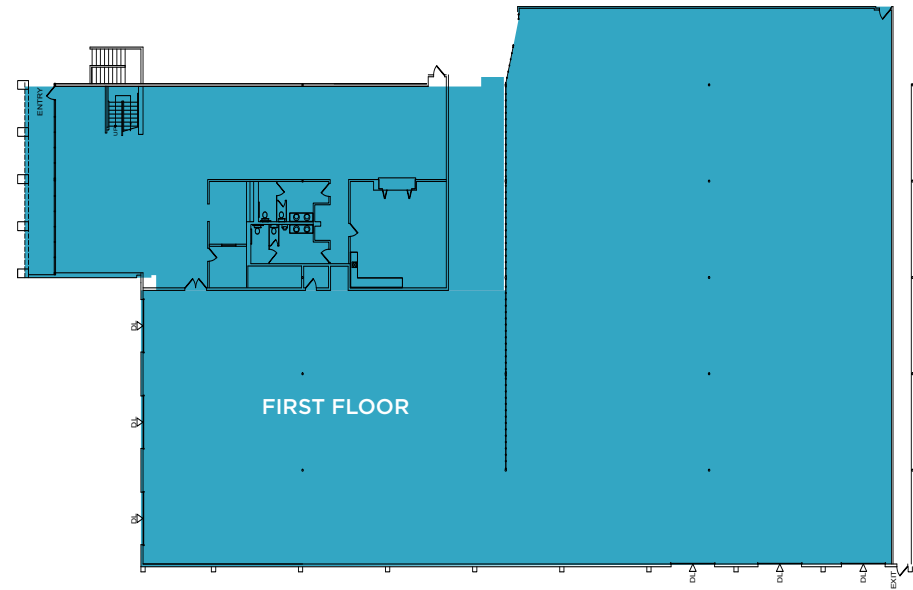


WAREHOUSE SF:	90,908 SF
OFFICE SF:	10,000 SF
CLEAR HEIGHT:	28'
LOADING DOCKS:	12
DRIVE-IN DOORS:	1
LEASE EXPIRATION:	09/30/2028

# // FLOOR PLANS

578 ECCLES | ±36,822 SF

WAREHOUSE SF:	23,617 SF
OFFICE SF:	13,205 SF
CLEAR HEIGHT:	28'
LOADING DOCKS:	11
DRIVE-IN DOORS:	2
LEASE EXPIRATION:	07/18/2028



# // GALLERY



# // GALLERY



# NEARBY TRANSPORTATION



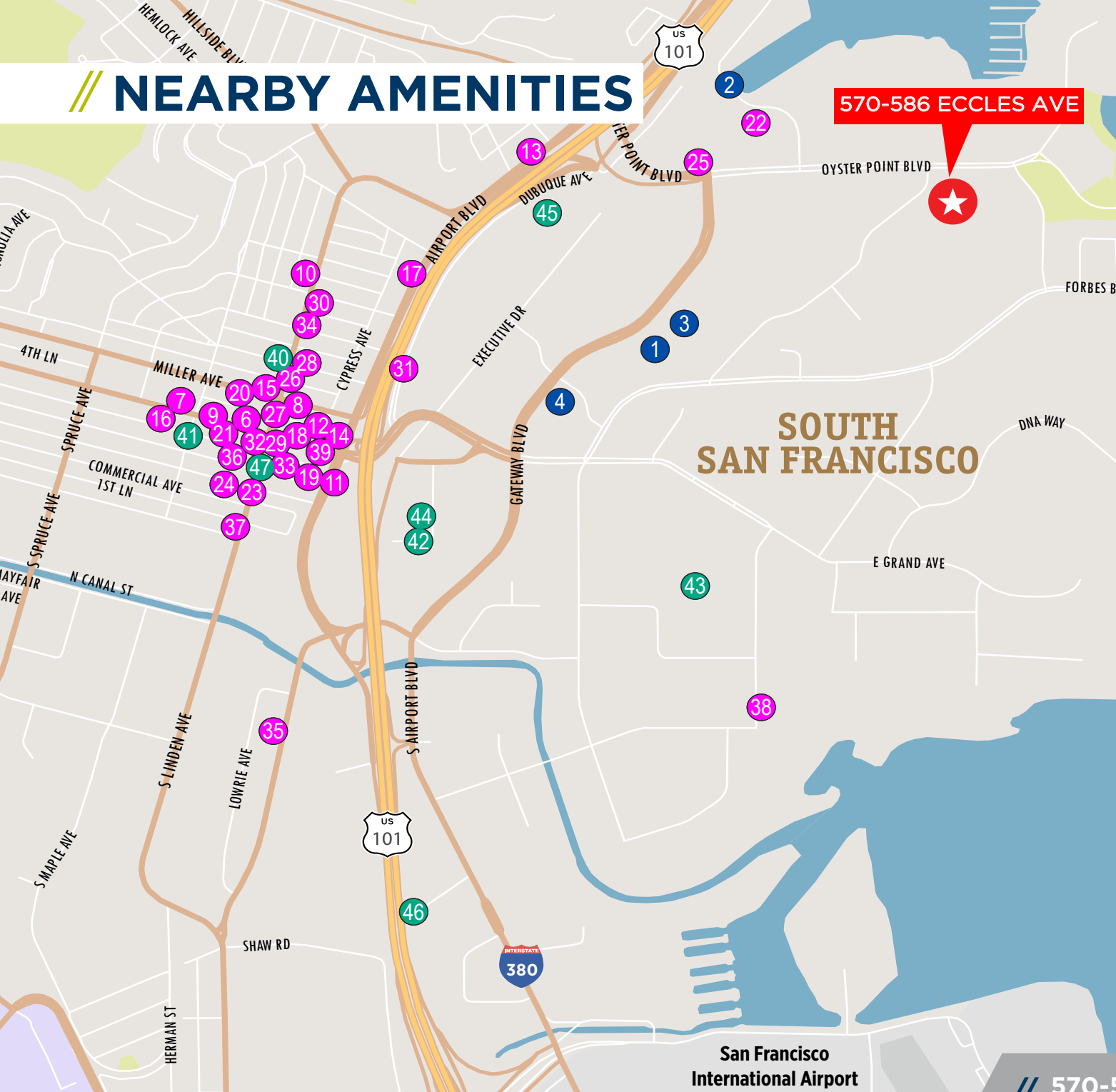
South San Francisco Dock: : 1 mile  
Caltrain: 1.5 mile  
SFO: 5 miles  
Hwy 101: 1 miles  
I-280: 6 miles  
I-380: 3 miles

—●— Caltrain Line

570-586 ECCLES AVE  
SOUTH SAN FRANCISCO, CA



# NEARBY AMENITIES



570-586 ECCLES AVE

## SOUTH SAN FRANCISCO

San Francisco International Airport

### HOTELS

- 1 Hilton Garden Inn San Francisco Airport
- 2 AC Hotel San Francisco Airport
- 3 Larkspur Landing - South SF
- 4 Hampton Inn San Francisco-Airport

### RESTAURANTS

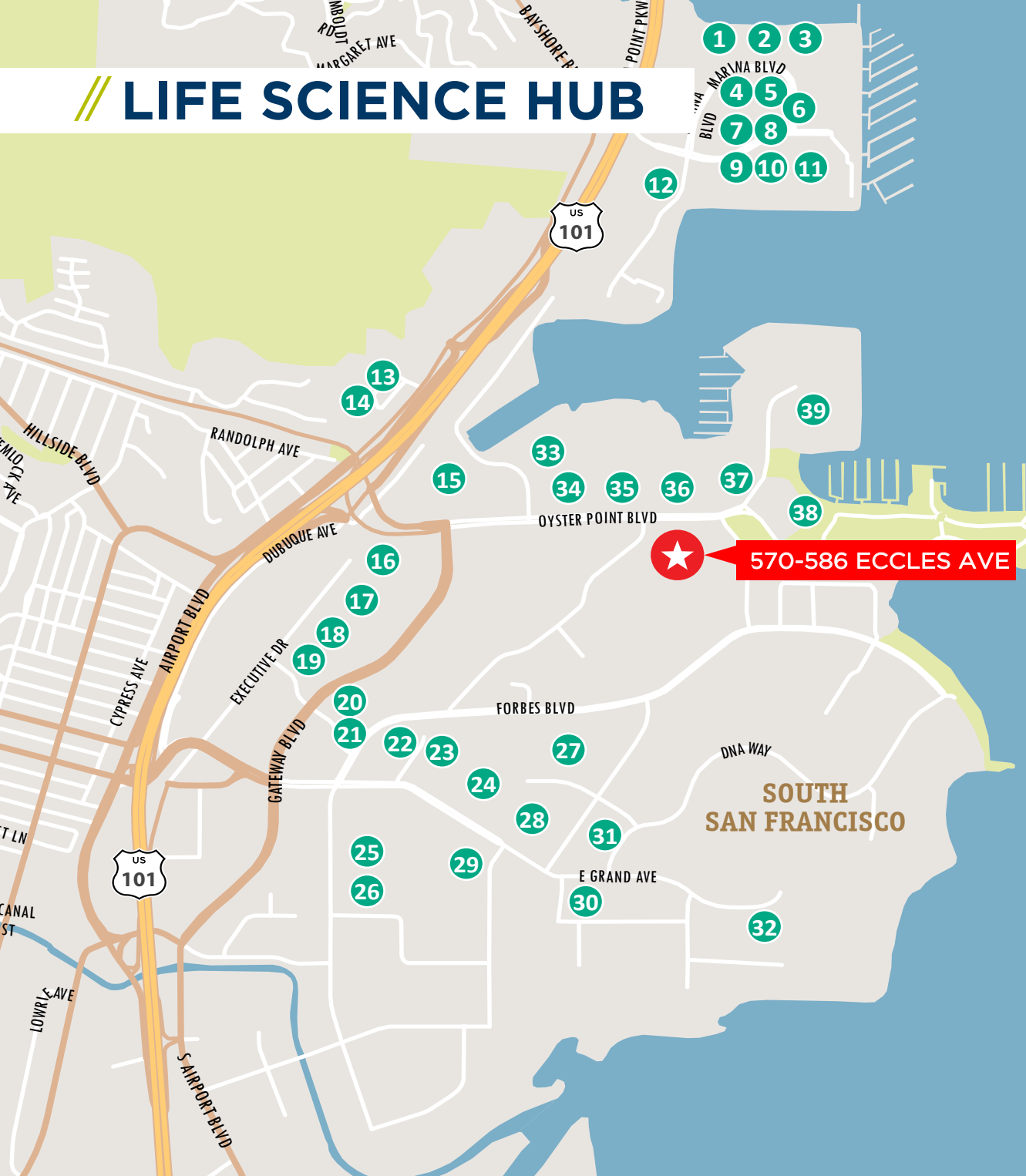
- 5 Cafe De Casa
- 6 Hidden Spot - South San Francisco
- 7 Ben Tre Vietnamese Homestyle Cuisine
- 8 Flavas Jamaican Grill
- 9 Cafe 382
- 10 Amoura Restaurant
- 11 Dumpling Empire
- 12 Ristorante Buon Gusto
- 13 Mike & Ken's Deli
- 14 Kamu Sushi
- 15 Amami San Sushi
- 16 El Farolito Taqueria
- 17 Darby Dan's Gourmet Sandwiches
- 18 Cafe Bunn Mi
- 19 Sky Cafe
- 20 Andiamo In Banca
- 21 Grand Palace Restaurant
- 22 Foundry & Lux
- 23 Taqueria La Morena
- 24 Taqueria Las Pencas
- 25 Truffle Poke Bar
- 26 Siam Spoon
- 27 Hometown Heroes
- 28 La Nueva Perla
- 29 Izanami
- 30 Taqueria Celaya
- 31 HL Peninsula Restaurant
- 32 Hawi Hawaiian BBQ
- 33 Thai Satay Restaurant & Bar
- 34 Curry Corner Indian Restaurant & Pizza
- 35 Dahab Restaurant & Cafe
- 36 Fil-Am Cuisine 2
- 37 Little Saigon
- 38 Luigi's Sandwich Palace
- 39 Pronto's

### SHOPPING

- 40 Nelly's Bridal Boutique
- 41 Alan Gorman
- 42 Lonora Gold
- 43 Christy's Makeup & Bridal Services
- 44 The Local Flea
- 45 Video Amusement
- 46 Remooov
- 47 Design Jeweler
- 48 Costco Business Center

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# // LIFE SCIENCE HUB



- |   |   |
|---|---|
| 1. Mammoth<br>Freenome  | 17. CharlesRiver<br>PB Bio<br>Ideaxa                                  |
| 2. Ultragenyx   | 18. Nobell<br>Lilly<br>Twist  |
| 3. Sanfamo  | 19. Genentech<br>Johnson & Johnson                                    |
| 4. Biomarin   | 20. AsherBio  |
| 5. Aimmune  | 21. RemeGen   |
| 6. UCSF   | 22. Merck   |
| 7. Janssen  | 23. Myriad<br>GraphiteBio   |
| 8. Celgene  | 24. Verily  |
| 9. MyoKardia  | 25. Vaxart  |
| 10. Arcvus  | 26. TruCode Gene Repair   |
| 11. Annexon   | 27. Pfizer  |
| 12. Mission bio<br>Veracyte<br>Janssen Pharmaceuticas<br>Tricida<br>Tizona Therapeutics | 28. Oric Pharmaceuticals  |
| 13. ArsenalBio<br>Fluidigm<br>Amphivena<br>Pionyr<br>Adaptive<br>Myovant<br>Tizona      | 29. Cytokinetics  |
| 14. Smartlabs<br>Archaogen<br>GigaGen<br>Corbion<br>Sana Biotechnology                  | 30. Blades Therapeutics   |
| 15. Alector<br>Globalblood<br>FivePrime<br>Denali<br>AstraZeneca<br>Erasca<br>Cytomx    | 31. Unity   |
| 16. TenSizteenBio<br>SmartLabs  | 32. Loxo<br>Novome<br>Lilly<br>Cero<br>Brightseed<br>Genewiz<br>Lyell |
|   | 33. Rigel<br>Calico   |
|   | 34. Amgen   |
|   | 35. Prothena  |
|   | 36. NGM Bio   |
|   | 37. 23andMe   |
|   | 38. Cytokinetics  |
|   | 39. Arcus   |

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SOUTH SAN FRANCISCO, CA

# CONTACT INFORMATION

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