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Versatile *Brick and Timber* Warehouse for Sale in SoMa

120 Eleventh Street @ Minna

Offered at ~~\$2,900,000~~

*Reduced to **\$2,600,000***

This rarely available SoMa warehouse in shell-form presents a great opportunity for an owner-user, a start-up, or a well-established business looking to expand. Located at the corner of 11th and Minna Streets near Mission Street, this former industrial building has been restored to its historic brick and timber structure in like-new condition.



BUILDING FEATURES

- 7,200 Sq.Ft. single-story warehouse with 1,400 Sq.Ft. of second floor.
- Historic brick and timber frame restored to original pristine condition
- 23 foot ceiling height
- Skylights providing ample sunlight
- Curb cuts for roll-up doors along 11th and Minna Streets allowing full vehicle access inside the building

NEIGHBORHOOD AMENITIES

- One block from Van Ness Muni Station, three blocks from Civic Center BART/Muni Station
- Bus stops outside front door on 11th Street, and at the corner of 11th and Mission Streets
- Neighborhood parking garage on 12th Street
- Close proximity to Trader Joe's, Costco, Rainbow Grocery, the shops at 555 9th Street, Best Buy, Portrero Center, and Hayes Valley
- Easy access to Hwy 101, I-80, and I-280



***Possibility of sale with entitlements.
Will subdivide to suit.***

Contact **John Braun** at (415) 533-6388 or jbraun@hausbausf.com
Listing Broker **Will Mollard** at (415) 350-9268 or will@hausbausf.com

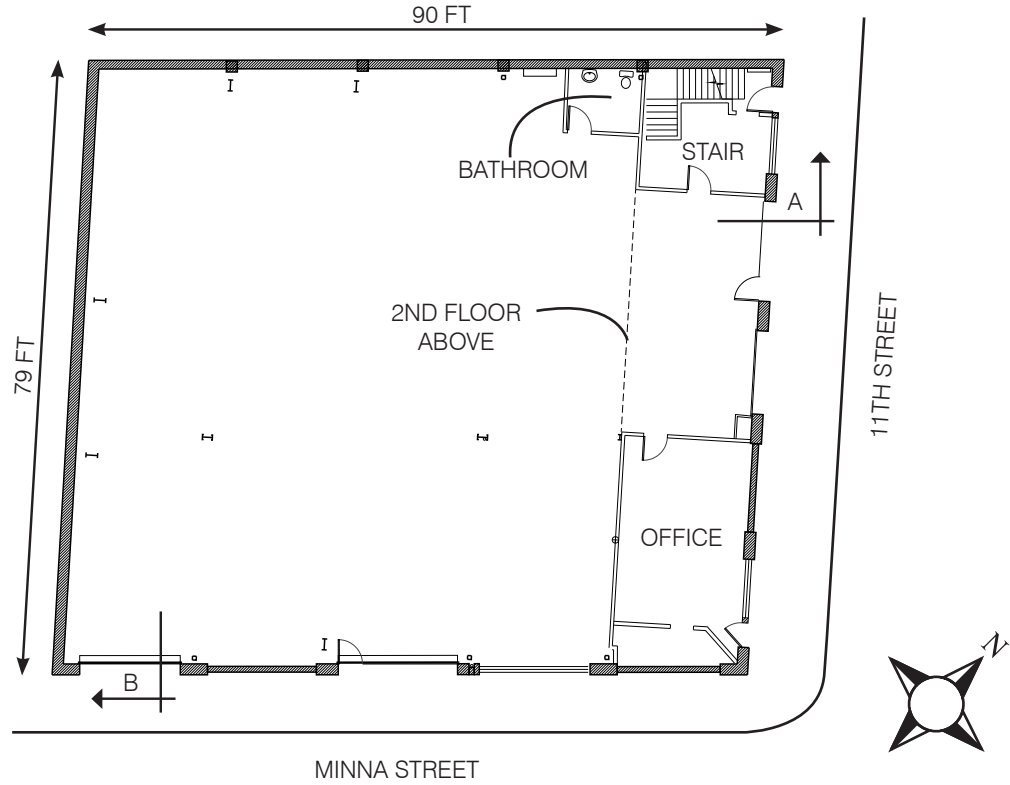


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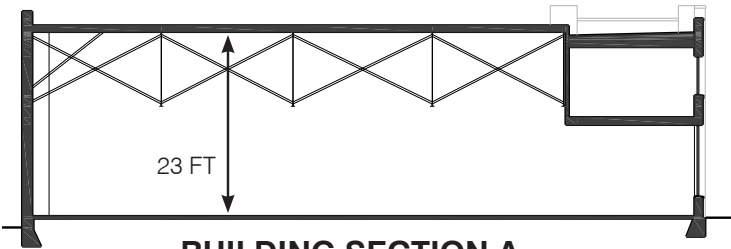
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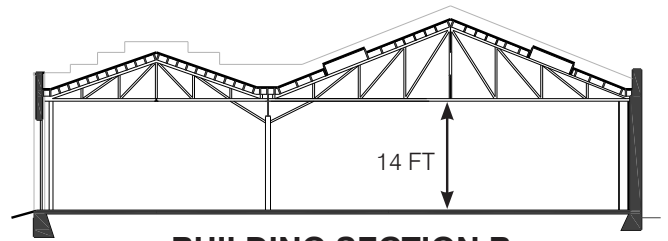
120 Eleventh Street



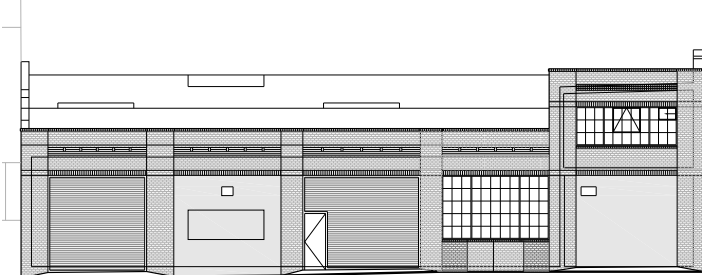
BUILDING PLAN



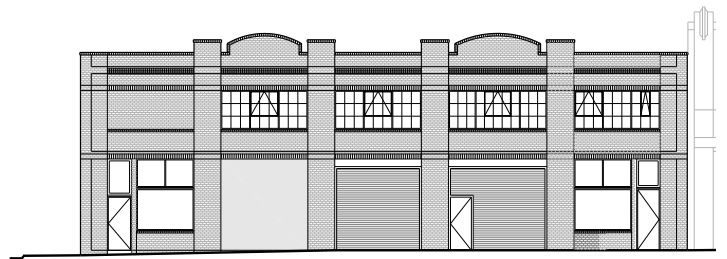
BUILDING SECTION A



BUILDING SECTION B



MINNA STREET FACADE



11TH STREET FACADE

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