I | P | G
INNOVATION PROPERTIES GROUP

400 Treat Avenue

Polished Mission Warehouse

TERM THRU MARCH 31, 2026

Size: 3,700 SQFT.

San Francisco, CA

Ivan Smiljanic | Partner
(510) 717-5008 | ivan@ipgsf.com
DRE 1995999

Sher Santosa | Associate
(415) 568-6596 | sher@ipgsf.com
DRE 2104419

Innovation Properties Group
181 2nd Street, San Francisco, CA
www.ipgsf.com | CL 02031924

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Space highlights:

- Premier Mission District Location
- Electric rollup door for easy loading
- Fully furnished Plug & Play
- 1,500 SF Mezzanine
- Excellent lighting with Skylights throughout
- In-suite kitchen and restrooms
- Full HVAC
- Secure key fob entry
- Flexible Lease Terms (short term OK)

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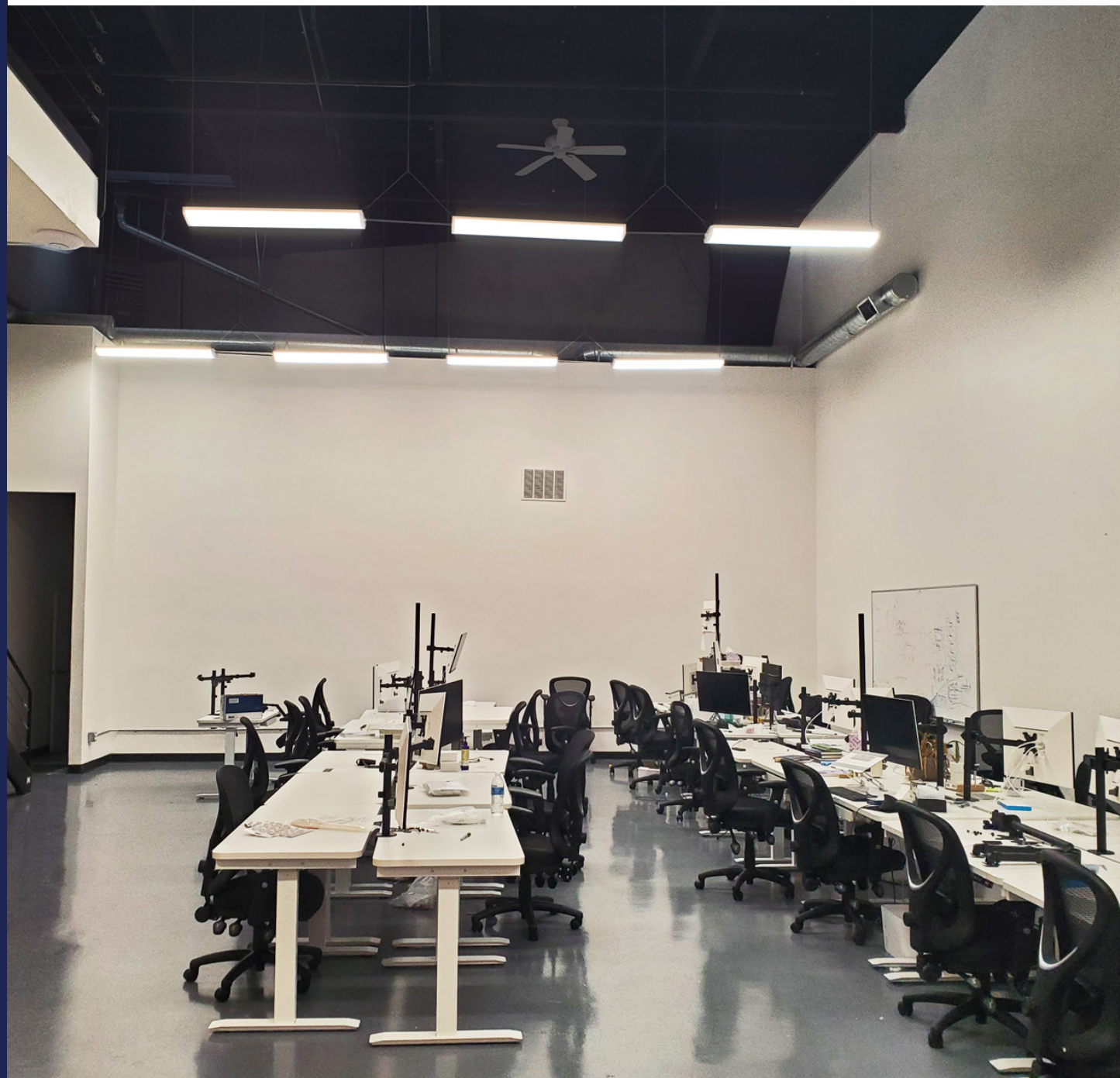

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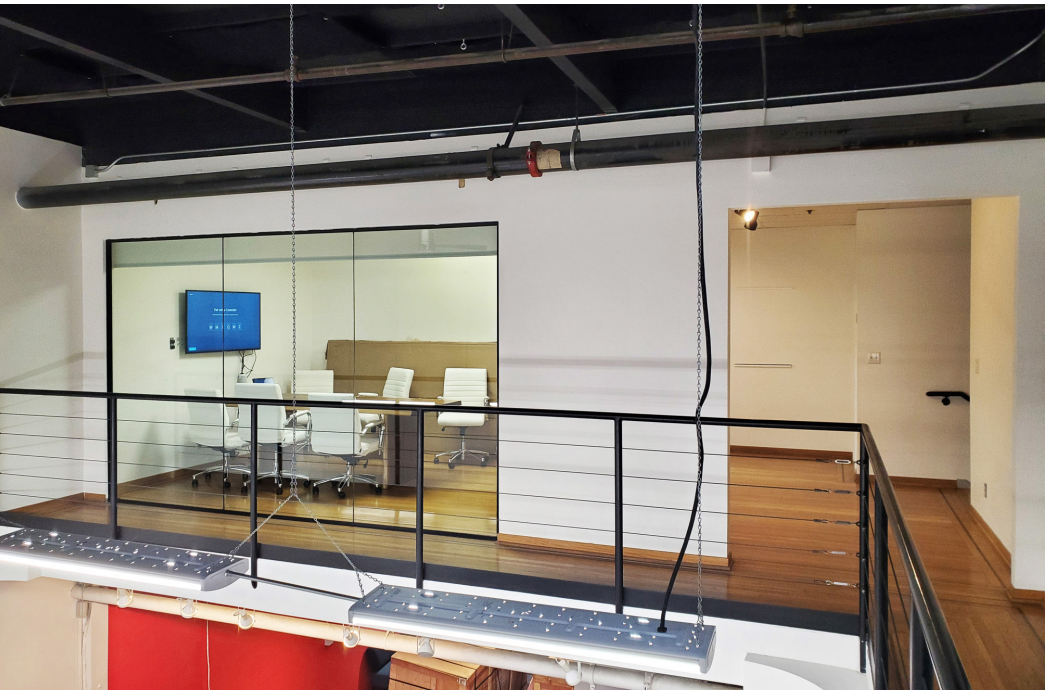
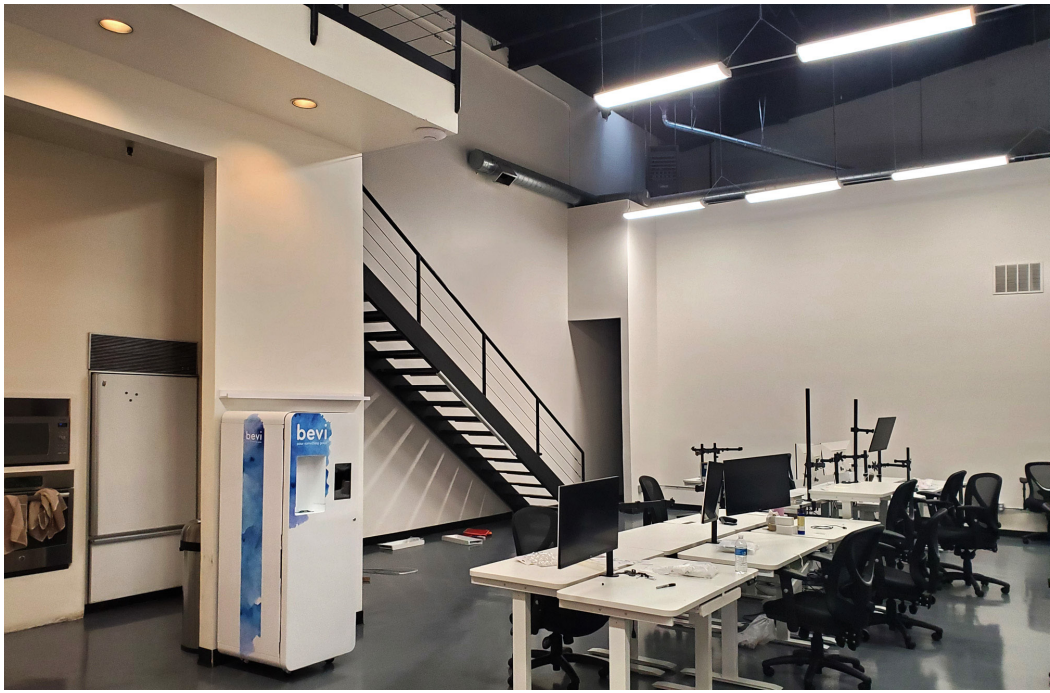
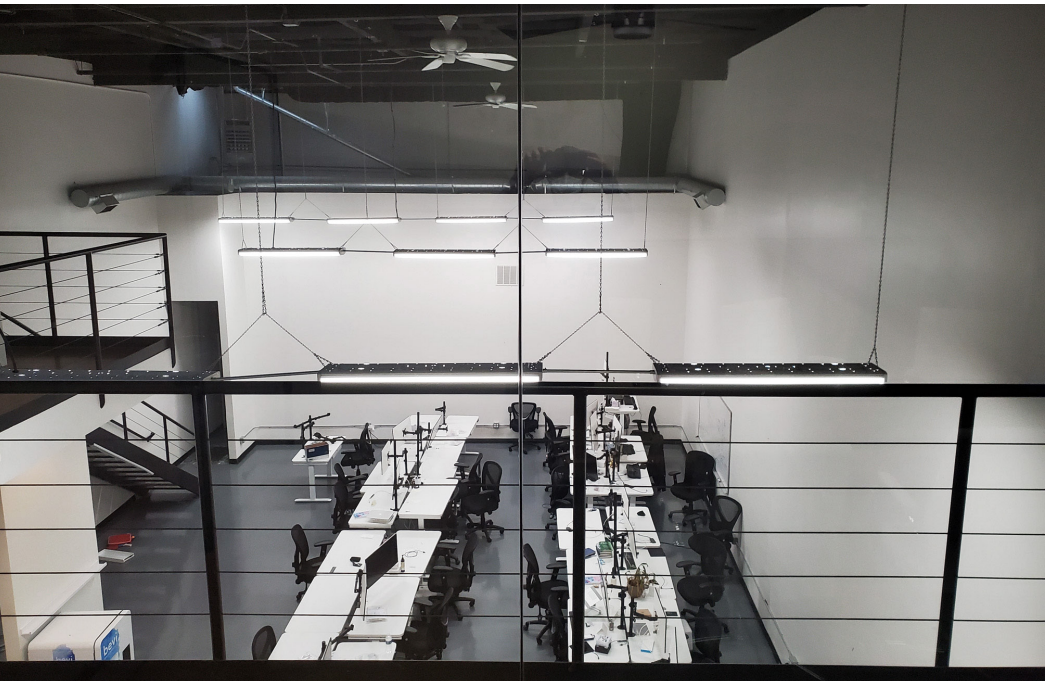
Gallery







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Neighborhood

This building is located near Highways 101, 280 and the 16th Street BART station. MUNI lines 14, 22, 33 and 49 pass by the property.

Restaurants & Bars

1. Atlas Cafe
2. Southern Pacific Brewery
3. Limon Rotisserie
4. Flour + Water
5. True Laurel
6. Heirloom Cafe
7. Tartine
8. Barrel Proof
9. Rosamunde
10. Myriad Gastropub
11. Beretta
12. Mission Picnic
13. Senor Sisig
14. Barzotto
15. Bear Vs. Bull
16. Dr. Teeth
17. Bon Nene
18. Asiento
19. Spice Jar
20. Lolo
21. Zita Wine Bar
22. Pop's Bar
23. Sake Bomb
24. Amnesia
25. Bi-rite market
26. Tartine Bakery
27. The Monks Kettle
28. Cream
29. Limon Rottiserie
30. Bond Bar
31. Boba Guys Mission
32. Project Juice
33. Valencia Whole Foods
34. Garden Creamery

Fitness Center

1. Hit Fit SF
2. Mission Recreation Center
3. Mission Cliffs
4. Max Fitness Crossfit
5. Movement Lab
6. Burn SF
7. Moxie: 20th Street
8. Golden Gate Fencing Center
9. Soul Sanctuary

Parks & Attractions

1. Mission Bowl
2. Urban Putt
3. Jose Coronado Park
4. Parque Ninos Unidos
5. Mission Dolores Park
6. PanIQ Escape Room
7. Mission Arts Center
8. The Marsh
9. Alioto Park
10. CDC Theatre
11. Balmy Alley