

I | P | G

INNOVATION
PROPERTIES
GROUP

901 Minnesota St.
970 Tennessee St.
Dogpatch, San Francisco

Dogpatch Jewel Box

±11,158 SF

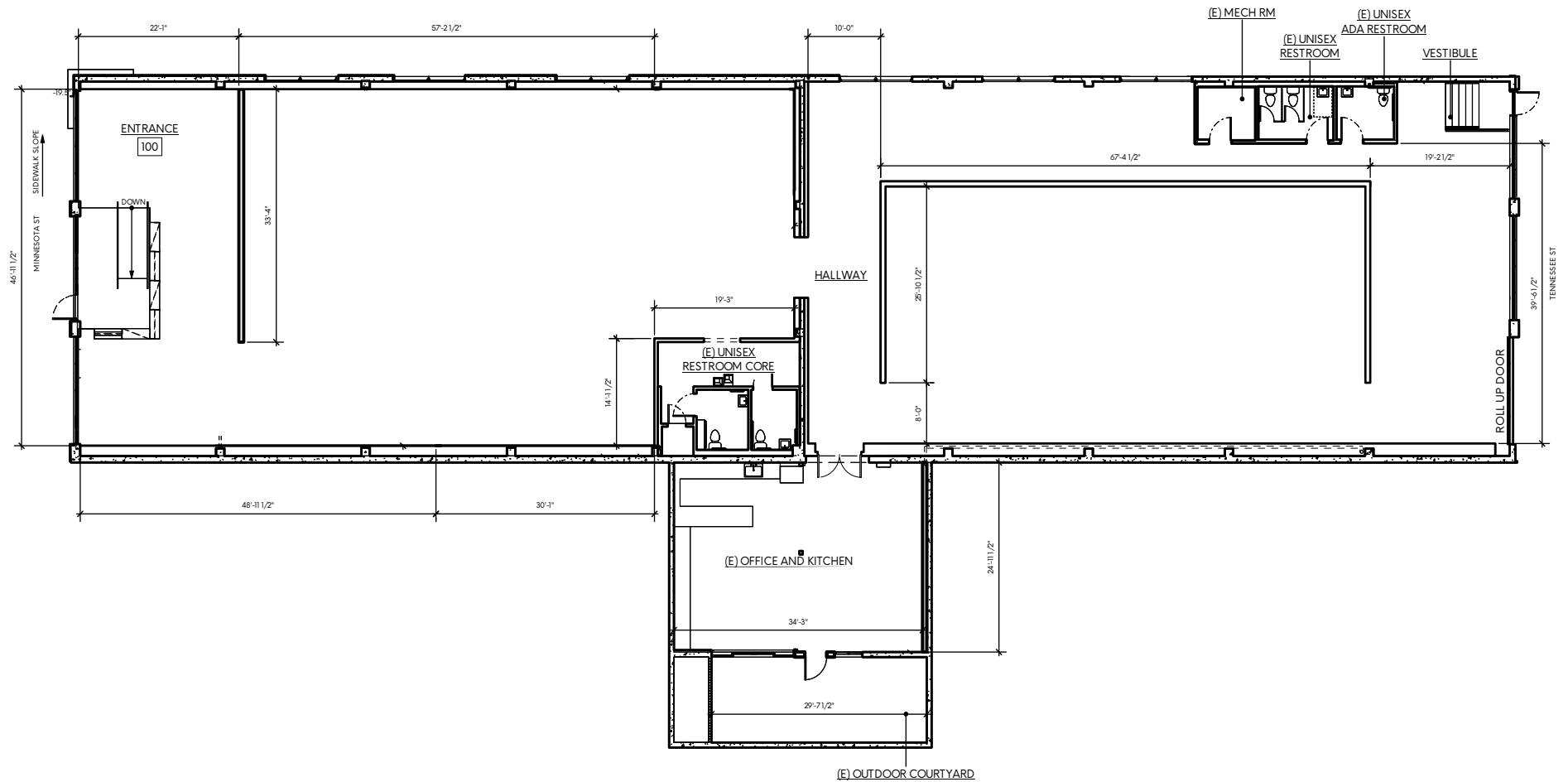
Sublease until July 2031

ipgsf.com

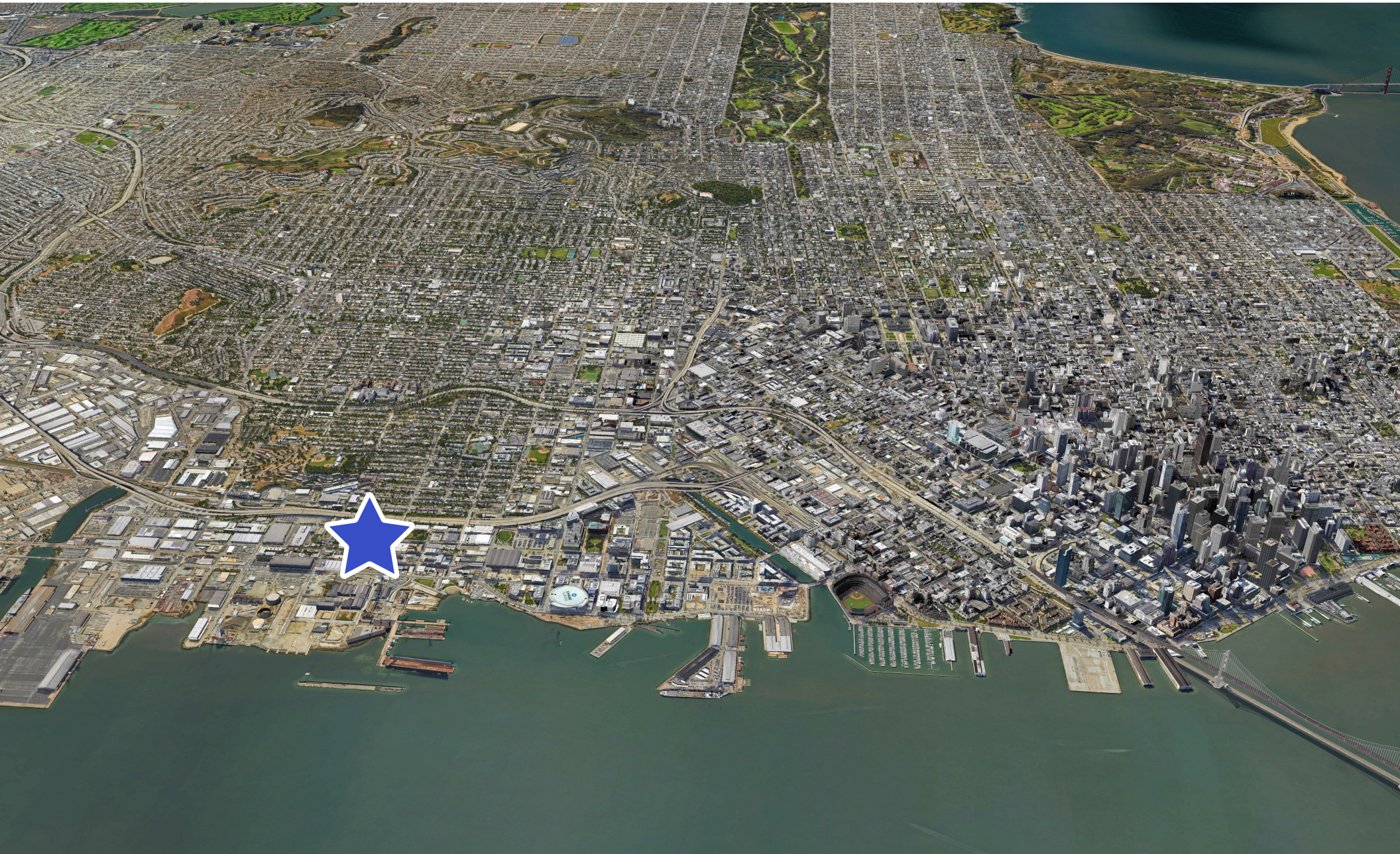
Sublease Highlights:

- ±11,158 SF Clear Span Building
- ±5,975 SF of Permitted Office Use
- Street to Street with additional frontage at 970 Tennessee St.
- Four (4) Private Restrooms
- One (1) Dock High Roll up Door (14' x 8'h)
- Private Patio
- Full height windows on both sides – Natural Light
- Skylights throughout
- Museum grade LED lighting
- Kitchen
- Full HVAC
- Ceiling exhaust fans
- 600 Amps @ 240V
- Sublet until July 2031
- 1 – 6 Year Term
- Zoned UMU – “Urban Mixed Use”











INNOVATION
PROPERTIES
GROUP

901 Minnesota St.
970 Tennessee St.

Dogpatch, San Francisco

For leasing information

Taylor Stein | Vice President

(415) 518-8550 | taylor@ipgsf.com

BRE 02059122

Innovation Properties Group

181 2nd Street, San Francisco, CA

www.ipgsf.com | CL 02031924

This document has been prepared by IPG for advertising and general information only. IPG makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. IPG excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of IPG and/or its licensor(s). ©2024. All rights reserved.