



LEASING BROCHURE



845-865 MARKET STREET, SAN FRANCISCO, CA 94103



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## A WORK OF HEART.

Welcome to **San Francisco Centre**, Union Square's premier retail destination, where luxury meets lifestyle. It is more than just a retail space, but a vibrant hub that embodies the spirit of San Francisco—sentimental, interconnected, and hopeful. Located in the **heart** of San Francisco, immerse yourself in a world of iconic brands, culinary excellence, and cultural vibrancy.

4.2 M

ANNUAL VISITORS

1,170,242

TOTAL GLA ON 9 LEVELS

42 MIN

AVERAGE DWELL TIME



# KEY RETAILERS

bloomingdales



ARITZIA



kate spade  
NEW YORK

SWAROVSKI

STEVE  
MADDEN





# At San Francisco Centre, we are proud to be at the heart of the city's transformation.

The Mayor's office has launched a Roadmap to San Francisco's Future\*, a comprehensive plan to reinvigorate downtown and reaffirm San Francisco as a **thriving global destination** and the Bay Area's economic center. The roadmap's nine core strategies respond to emerging economic trends and capitalize on the city's strengths by investing in key priority areas such as public safety, clean streets, workforce and business development, arts and culture, and transportation. In addition, The Union Square/Yerba Buena HEART Action Plan\* focuses on adding new experiences, **strengthening destination retail**, and bolstering tourist activity to ensure a vibrant, mixed-use residential neighborhood for San Franciscans and visitors alike.

\*SOURCE: SFGOV



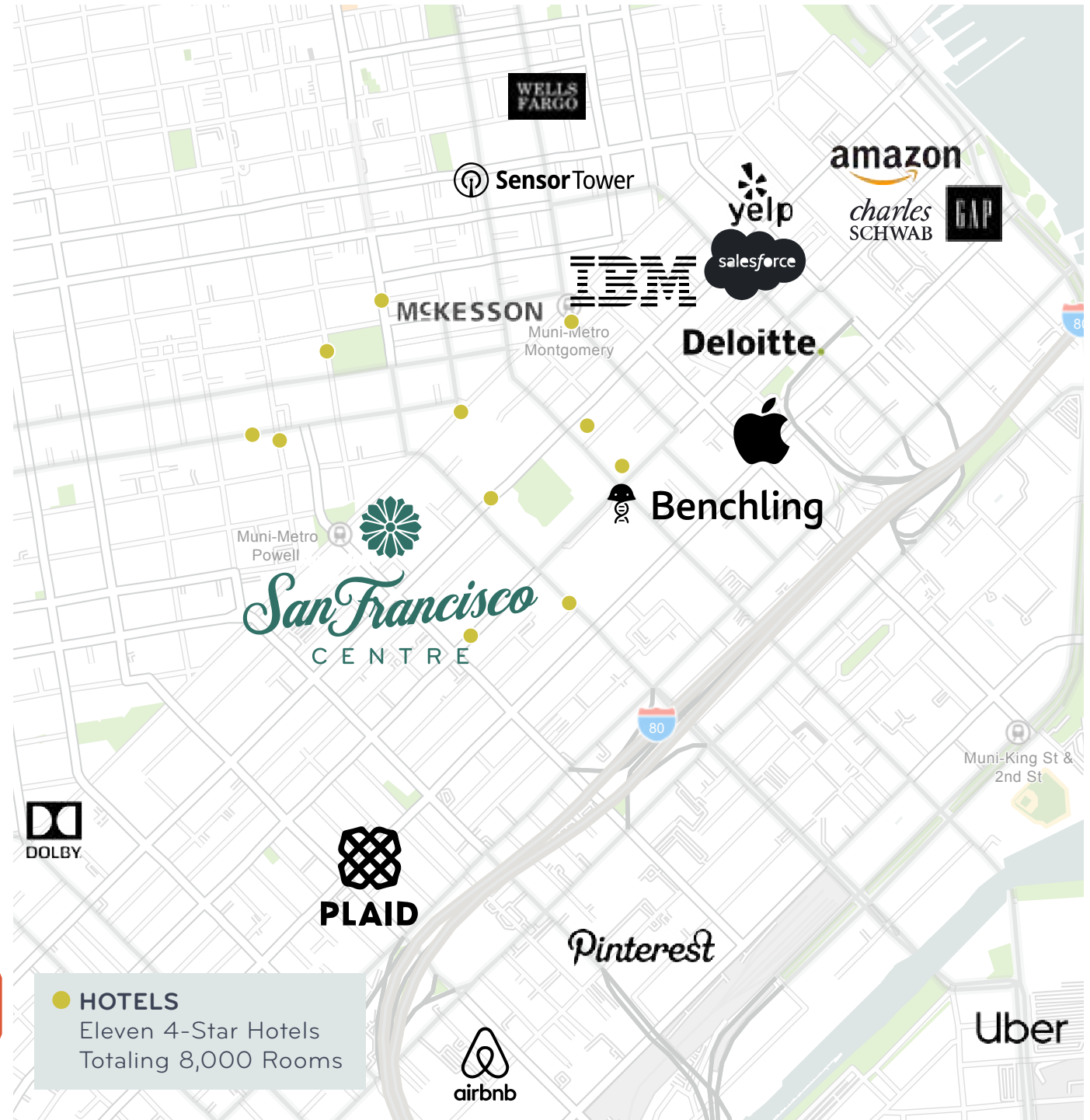


The city center of San Francisco offers a mix of iconic landmarks, cultural attractions, shopping and dining experiences, and a vibrant event calendar, making it a popular and exciting destination for tourists.



# San Francisco is the Center of the Bay Area economy.

San Francisco's **\$250 billion Gross Domestic Product (GDP)** accounts for nearly a **quarter of the total economic output in the Bay Area**, placing it at the center of the fastest-growing regional economy in the United States in 2022.



There are **four** Fortune 500 Companies located within **3 miles** of **San Francisco Centre** including tech pioneers Uber, Pinterest, Salesforce and Yelp.

● **HOTELS**  
Eleven 4-Star Hotels  
Totaling 8,000 Rooms

# SAN FRANCISCO'S Most Connected

## WALK



**1 minute**

to Central Subway Powell Street Station



**1 minute**

to Powell Street Bart/Muni Station



**10 minutes**

to Ferry Building

## RIDE



**30 minutes**

to SFO from Powell Street Bart



**39 minutes**

to OAK from Powell Street Bart





# WELCOME TO THE Neighborhood

As the second most expensive neighborhood in the US, San Francisco offers a prime market with **high-income consumers and robust spending power**, making it an enticing destination for upscale and innovative retail and restaurant concepts.

## ZIP CODES

SAN FRANCISCO CENTRE TRADE AREA COMMUNITY	AVG HH INCOME	MEDIAN HOME VALUE	HH INCOME \$100-149K	MEDIAN DISPOSABLE INCOME	AVERAGE DISPOSABLE INCOME	DISPOSABLE INCOME \$150-199K	DISPOSABLE INCOME \$200K+
SOMA District 94103	\$168,676	\$1,136,705	2,357	\$89,981	\$105,702	2,978	2,439
Marina District 94123	\$270,746	\$2,000,001	1,991	\$146,744	\$157,339	3,987	3,315
The Castro 94114	\$258,894	\$1,869,524	1,696	\$143,943	\$152,858	4,273	3,798
Richmond District 94118	\$224,306	\$2,000,001	2,227	\$120,400	\$137,028	3,574	3,184
Mt. Davidson 94127	\$263,972	\$1,745,920	605	\$149,333	\$158,962	1,675	1,647
Berkeley 94708	\$289,880	\$1,719,362	512	\$156,571	\$171,936	1,260	1,297
Mill Valley 94941	\$258,725	\$1,812,092	1,460	\$143,108	\$156,331	3,055	3,050
Sausalito 94965	\$192,051	\$1,588,235	809	\$109,689	\$124,252	991	927







# San Francisco is a popular tourist destination known for its stunning landmarks, vibrant culture and picturesque waterfront.



San Francisco attracted **23.1 million visitors** in 2023, a **5.2% year-over-year increase**.



Visitor spending **grew by 18%** to \$8.8 billion.



Total 2023 visitor-related spending, including \$494.6 million in meeting planner and exhibitor spending, **increased by 20% to \$9.3 billion\***.

*\*SOURCE: SAN FRANCISCO TRAVEL ASSOCIATION*





# The Trade Area

	5 MILES	7 MILES	10 MILES
AVERAGE HOUSEHOLD SIZE	2.18	2.31	2.34
AVERAGE HOUSEHOLD INCOME	\$203,783	\$196,779	\$186,084
NUMBER OF HOUSEHOLDS	327,382	398,752	620,299
TOTAL POPULATION	740,083	952,698	1,503,816
MEDIAN AGE	38.4	38.8	38.9



# Meet the Shopper

3 MILE RADIUS

TRADE AREA POPULATION

709,821

TRADE AREA HOUSEHOLDS

324,443

COLLEGE OR GRADUATE PROGRAM

53.3%

AVERAGE HH INCOME

\$203,783

HH INCOME OVER \$100K

61.8%

SOURCE: ESRI, 2024

## LAPTOPS AND LATTES - 40%

This group are predominantly single, well-educated professionals in business, finance, legal, computer, and entertainment occupations. They are affluent and partial to city living—and its amenities.

## TRENDSETTERS - 20%

This group live life to its full potential. These educated young singles aren't ready to settle down; they choose to spend their disposable income on upscale city living and entertainment.

## METRO RENTERS - 7.5%

This group's income is above the US average, they tend to live by themselves in the urban core and are the fastest growing population segment.



# THE CENTRE OF IT ALL.



845-865 Market Street  
San Francisco, CA 94103  
[www.shopsanfranciscocentre.com](http://www.shopsanfranciscocentre.com)



## RETAIL LEASING

### ROBERT DISHLER

VP, National Retail Leasing  
+1 310 200 8661  
[robert.dishler@jll.com](mailto:robert.dishler@jll.com)  
CA RE #644047

### DAVID M. YOUNG

Manager, National Retail Leasing  
+1 720 231 7666  
[davidm.young@jll.com](mailto:davidm.young@jll.com)  
CA RE #02178518

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## OFFICE LEASING

### MICHAEL DEMARIA

Managing Director  
+1 415 395 7248  
[michael.demaria@jll.com](mailto:michael.demaria@jll.com)  
CA RE #01366535

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