

\$1,200,000 - 74 New Montgomery Street 401, San Francisco

MLS® #425061498

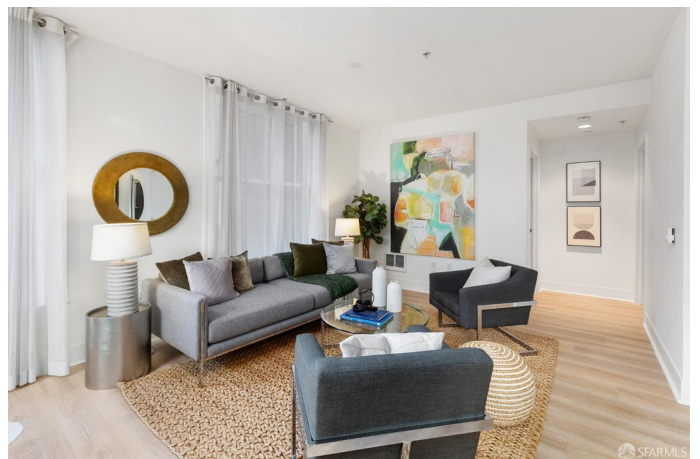
\$1,200,000

2 Bedroom, 2.00 Bathroom, 1,191 sqft
Residential on 0.41 Acres

Yerba Buena, San Francisco, CA

PARKING INCLUDED. Opportunity knocks for discerning buyers at The Montgomery as San Francisco's AI-driven renaissance continues. This gently lived-in residence in a thoughtfully converted 1914 Reid Brothers landmark offers fresh paint, new floors throughout, and excellent closet space with generous storage throughout. Soaring ceilings and oversized double-hung windows complement the open floor plan with separated bedrooms for privacy or roommates. Located in prime Yerba Buena, just one block to BART and within a few blocks of the Financial District's growing AI corridor, Palace Hotel, SFMOMA, and Union Square shopping. The building provides 24-hour concierge service, heated rooftop deck with BBQ facilities, secure bike parking, and dry cleaning service. This home includes a deeded parking space with no monthly fees plus dedicated storage unit - amenities that add meaningful value in today's market. In-unit washer/dryer and zoned heating round out the modern conveniences. With venture capital flowing back into the city and tech workers returning to downtown offices, The Montgomery represents solid fundamentals in a prime location. Historic character with contemporary updates in the heart of the city's innovation district.

Built in 1914



Essential Information

MLS® #	425061498
Price	\$1,200,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,191
Acres	0.41
Year Built	1914
Type	Residential
Sub-Type	Condominium
Style	Conversion
Status	Active

Community Information

Address	74 New Montgomery Street 401
Area	SF District 9
Subdivision	Yerba Buena
City	San Francisco
County	San Francisco
State	CA
Zip Code	94105

Amenities

Utilities	Public
Parking Spaces	1
Parking	Attached, Enclosed, Inside Entrance, Underground, Independent, On Site - Mapped (Condo Only)
# of Garages	1

Interior

Appliances	Dishwasher, Free-Standing Freezer, Free-Standing Refrigerator, Gas Cooktop, Range Hood, Ice Maker, Microwave, Self Cleaning Oven, Dryer, Washer, Washer/Dryer Stacked
Heating	Electric, Zoned
Stories	One

Additional Information

Date Listed	July 20th, 2025
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HOA Fees	1265
HOA Fees Freq.	Monthly

Listing Details

Listing Agent	Matt Fuller
Listing Office	Compass

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