

# \$2,900,000 - 575 10th Street, San Francisco

MLS® #425078915

**\$2,900,000**

0 Bedroom, 3.00 Bathroom, 4,532 sqft  
Commercial Sale on 0.15 Acres

South of Market, San Francisco, CA

Seller says sell! Fantastic opportunity to be in a PRIME location plus a gated parking lot included which is a rare commodity. Spot is Prime 10th Street Design District 2-Story Building with adjacent Parking Lot, Office and Warehouse space, 200 Amps, Security Fence, close to Costco. Parking lot has approximately 10 Parking Spaces and Warehouse area has clearance of 16'-22'. Aluminum 18 gauge Security Fence made to offer privacy. PDR-1-G Zoning, 6,695SF lot including an approximate 4,500SF 2-story building. Rollup Door and 3 curb cuts! Building is currently designated as a C'. The SF Planning Department has undergone an informal review and determined the building has no significant historical value. Razing the building is a possibility and per SF Planning Department no set-backs are required for a new project, that could be about 20,000 square foot building. Buyer to confirm. Multiple zoning options with possible retail (to be approved by SF Planning dept).

Built in 1938

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | 425078915   |
| Price          | \$2,900,000 |
| Bathrooms      | 3.00        |
| Square Footage | 4,532       |
| Acres          | 0.15        |



|            |                 |
|------------|-----------------|
| Year Built | 1938            |
| Type       | Commercial Sale |
| Sub-Type   | Warehouse       |
| Status     | Active          |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 575 10th Street |
| Area        | SF District 9   |
| Subdivision | South of Market |
| City        | San Francisco   |
| County      | San Francisco   |
| State       | CA              |
| Zip Code    | 94103           |

### **Amenities**

|                |                                                                                                         |
|----------------|---------------------------------------------------------------------------------------------------------|
| Features       | Clear Height, Kitchen Facilities, Manager's Office, Other Restroom Facilities, Reception Area, Showroom |
| Parking Spaces | 10                                                                                                      |
| Parking        | Exclusive, Enclosed, Secured, Uncovered                                                                 |

### **Interior**

|              |      |
|--------------|------|
| Cooling      | None |
| # of Stories | 2    |

### **Exterior**

|                 |                                                                                                        |
|-----------------|--------------------------------------------------------------------------------------------------------|
| Lot Description | Sidewalk/Curb/Gutter, Freeway Nearby, Industrial Area, Near Public Transit, Shopping Nearby, Warehouse |
| Windows         | Display Window(s)                                                                                      |
| Construction    | Wood Siding                                                                                            |

### **Additional Information**

|             |                   |
|-------------|-------------------|
| Date Listed | October 3rd, 2025 |
| Zoning      | PD-1-G            |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Agent  | Carol Reen |
| Listing Office | Compass    |

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