
South Financial February Availability 3k-8k

2/1/2007

PREPARED BY:

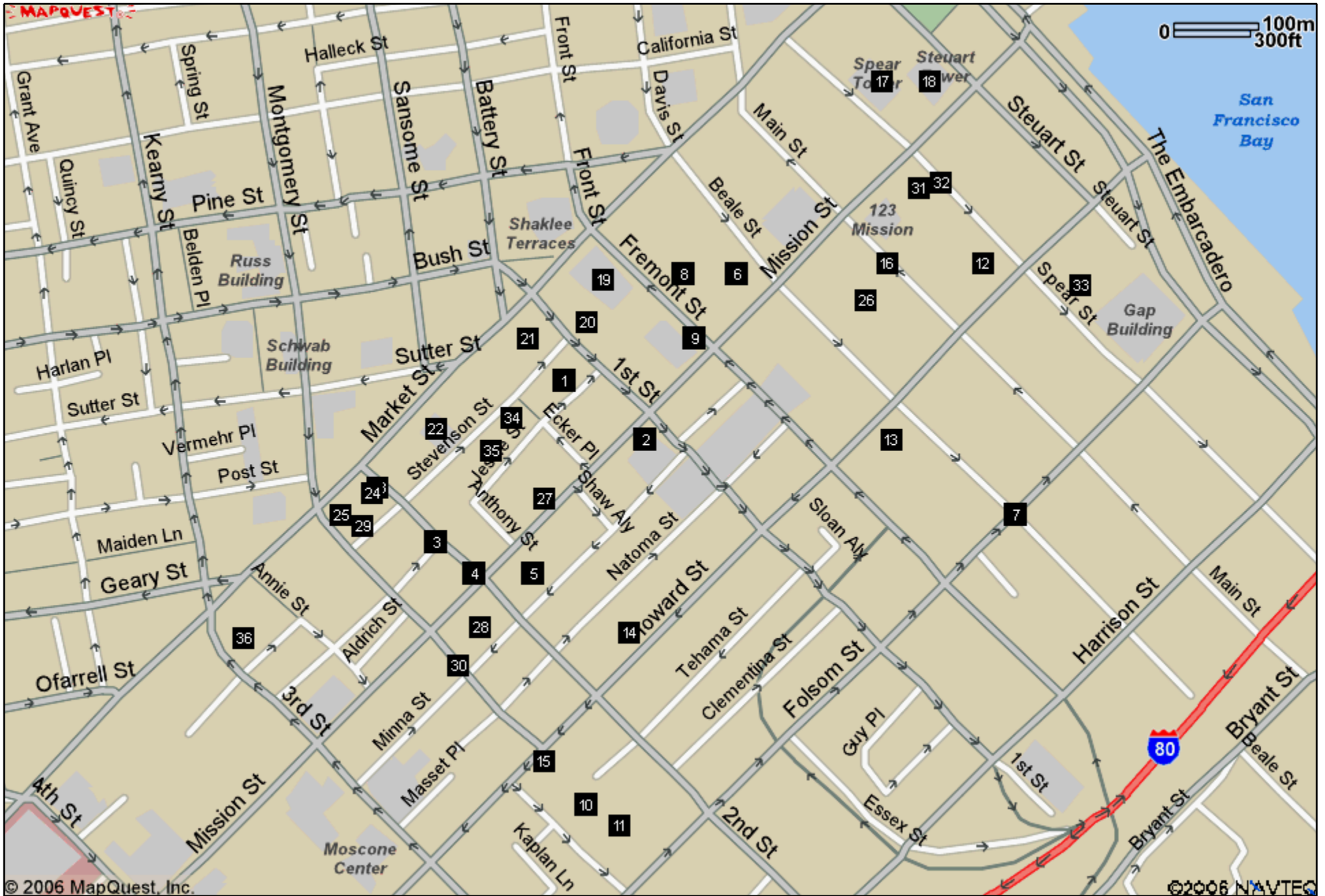


Starboard TCN Worldwide Real Estate

33 New Montgomery St, 1230
San Francisco, CA 94105

Susanna Panari




415-438-2143 (phone)
415-956-2003 (fax)
susanna@starboardnet.com






© 2006 MapQuest, Inc.

© 2006 NAVTEQ




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|--------------------|------------|-----------|-----------|-----------|-------------|--------------|-------------|---------|-----------|
|  <p>50 1st St, San Francisco, CA 94105 134,000 SF Class B Office Building Renovated in 1986 Built in 1961</p> | | | | | | | | | | | |
| P 2nd/ Suite 211 | 4,003 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 4,003 SF | 4,003 SF | \$8,006.00 | 54 Mths | N |
| P 4th/ Suite 405 | 3,084 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 3,084 SF | 3,084 SF | \$6,168.00 | 26 Mths | N |
| P 5th/ Suite 509 | 5,705 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 5,705 SF | 5,705 SF | \$11,410.00 | 8 Mths | N |
| P 6th/ Suite 600 | 6,219 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 26,516 SF | 10,687 SF | \$12,438.00 | 8 Mths | N |
| P 6th/ Suite 605 | 4,468 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 26,516 SF | 10,687 SF | \$8,936.00 | 61 Mths | N |
| E 7th/ Suite 700 | 15,829 | \$20.00-\$24.00/fs | 1-3 yrs | Vacant | Some Work | Office/D | 26,516 SF | 15,829 SF | \$31,658.00 | 54 Mths | Y |
|  <p>100 1st St, San Francisco, CA 94105 100 First Plaza Corner of First and Mission Streets 465,363 SF Class A Office Building Built in 1988</p> | | | | | | | | | | | |
| P 2nd/ Suite 220 | 6,199 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 6,199 SF | 6,199 SF | Negotiable | 18 Mths | N |
| P 3rd/ Suite 360 | 3,433 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 3,433 SF | 3,433 SF | Negotiable | 27 Mths | N |
| P 22nd/ Suite 2250 | 1,892 | Negotiable | 3-5 yrs | Vacant | N/A | Office/D | 3,344 SF | 3,344 SF | Negotiable | 18 Mths | N |
| P 22nd/ Suite 2260 | 1,452 | Negotiable | 3-5 yrs | Vacant | N/A | Office/D | 3,344 SF | 3,344 SF | Negotiable | 18 Mths | N |
|  <p>55 2nd St, San Francisco, CA 94105 KPMG Bldg at 55 Second Second & Stevenson 374,888 SF Class A Office Building Built in 2002</p> | | | | | | | | | | | |
| P 5th | 3,113 | Negotiable | Negotiable | Vacant | Some Work | Off/Med/D | 3,113 SF | 3,113 SF | Negotiable | 7 Mths | N |
| P 5th | 3,198 | Negotiable | Negotiable | Vacant | Some Work | Off/Med/D | 3,198 SF | 3,198 SF | Negotiable | 7 Mths | N |
| P 5th | 7,232 | Negotiable | 5 yrs | Vacant | NBI | Off/Med/N | 7,232 SF | 7,232 SF | Negotiable | 48 Mths | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|------------|------------|------------|-----------|----------|-------------|--------------|------------|---------|-----------|
|  <p>85 2nd St, San Francisco, CA 94105 132,500 SF Class B Office Building Renovated in 1996 Built in 1899</p> | | | | | | | | | | | |
| P 1st | 3,942 | Negotiable | 5-10 yrs | 06/2007 | Some Work | Office/D | 3,942 SF | 3,942 SF | Negotiable | 4 Mths | N |
| P 1st | 3,956 | Negotiable | 5-10 yrs | 06/2007 | Some Work | Office/D | 3,956 SF | 3,956 SF | Negotiable | 12 Mths | N |
| P 1st | 8,000 | Negotiable | Negotiable | Negotiable | | Office/D | 8,000 SF | 8,000 SF | Negotiable | 3 Mths | N |
|  <p>101 2nd St, San Francisco, CA 94105 Corner of Mission & 2nd Street 388,370 SF Class A Office Building Built in 1999</p> | | | | | | | | | | | |
| P 5th | 3,111 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 3,111 SF | 3,111 SF | Negotiable | 53 Mths | N |
|  <p>50 Beale St, San Francisco, CA 94105 Blue Shield of California Bldg 641,328 SF Class A Office Building Renovated in 1978 Built in 1968</p> | | | | | | | | | | | |
| P 9th | 6,975 | Negotiable | 10-15 yrs | Vacant | Some Work | Office/D | 36,255 SF | 6,975 SF | Negotiable | 36 Mths | N |
| E 11th | 29,280 | Negotiable | 10-15 yrs | Vacant | Some Work | Office/D | 36,255 SF | 29,280 SF | Negotiable | 36 Mths | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|---|----------|------------|------------|-----------|-----------|----------|-------------|--------------|------------|---------|-----------|
|  <p>301 Folsom St, San Francisco, CA 94105 293,800 SF Class B Office Building Built in 1937</p> | | | | | | | | | | | |
| P 1st | 3,223 | Negotiable | Negotiable | Vacant | As-Is | Office/S | 3,223 SF | 3,223 SF | Negotiable | 23 Days | N |
|  <p>45 Fremont St, San Francisco, CA 94105 Between Mission & Market 580,000 SF Class A Office Building Built in 1978</p> | | | | | | | | | | | |
| P BSMT | 4,587 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 4,587 SF | 4,587 SF | Negotiable | 8 Mths | N |
|  <p>50 Fremont St, San Francisco, CA 94105 50 Fremont Center Between Mission & Market 817,412 SF Class A Office Building Built in 1983</p> | | | | | | | | | | | |
| P 24th/ Suite C | 5,265 | Negotiable | 5 yrs | Vacant | Some Work | Office/D | 5,265 SF | 5,265 SF | Negotiable | 39 Mths | N |
| P 24th/ Suite A | 3,498 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 3,498 SF | 3,498 SF | Negotiable | 6 Mths | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|---|--------------|------------|------------|-----------|---------|--------------------|-------------|--------------|------------|---------|-----------|
|  <p>55 Hawthorne St, San Francisco, CA 94105 Howard-Hawthorne Center At New Montgomery and Howard 134,013 SF Class B Office Building Built in 1970</p> | | | | | | | | | | | |
| P 4th/ Suite 400 | 6,489 | Negotiable | Negotiable | Vacant | | Some Work Office/D | 6,489 SF | 6,489 SF | Negotiable | 4 Mths | N |
|  <p>75 Hawthorne St, San Francisco, CA 94105 Hawthorne Plaza 334,423 SF Class A Office Building Built in 1986</p> | | | | | | | | | | | |
| E 3rd/ Suite 300 | 7,500-20,445 | Negotiable | 3-10 yrs | Vacant | | Some Work Office/D | 71,830 SF | 20,445 SF | Negotiable | 17 Mths | to 7,500 |
| E 4th | 19,755 | Negotiable | 3-10 yrs | 04/2007 | | Some Work Office/D | 71,830 SF | 19,755 SF | Negotiable | 10 Mths | N |
| E 5th | 20,550 | Negotiable | 3-10 yrs | 04/2007 | | Some Work Office/D | 71,830 SF | 20,550 SF | Negotiable | 10 Mths | N |
| P 6th/ Suite A | 3,000-11,080 | Negotiable | 3-10 yrs | Vacant | | Some Work Office/D | 71,830 SF | 11,080 SF | Negotiable | 34 Mths | to 3,000 |
| P 20th | 3,000-6,072 | Negotiable | Negotiable | Vacant | | Some Work Office/D | 6,072 SF | 6,072 SF | Negotiable | 30 Mths | to 3,000 |
|  <p>120 Howard St, San Francisco, CA 94105 Between Main & Spear 142,327 SF Class B Office Building Renovated in 1998 Built in 1972</p> | | | | | | | | | | | |
| P 4th/ Suite 470 | 5,349 | Negotiable | Negotiable | 05/2007 | | Some Work Office/D | 5,349 SF | 5,349 SF | Negotiable | 12 Mths | N |
| P 4th/ Suite 400 | 6,581 | Negotiable | Negotiable | 05/2007 | | Some Work Office/D | 6,581 SF | 6,581 SF | Negotiable | 12 Mths | N |
| P 6th/ Suite 600 | 6,249 | Negotiable | Negotiable | Vacant | | Some Work Office/D | 6,249 SF | 6,249 SF | Negotiable | 13 Mths | N |
| P 7th/ Suite 780 | 4,039 | Negotiable | Negotiable | 03/2007 | | Office/D | 4,039 SF | 4,039 SF | Negotiable | 17 Mths | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|------------|---------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>301 Howard St, San Francisco, CA 94105 SWC of Howard & Beale Streets 307,396 SF Class A Office Building Built in 1986</p> | | | | | | | | | | | |
| P 5th | 7,870 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 7,870 SF | 7,870 SF | Negotiable | 7 Mths | N |
| E 22nd/ Suite 2200 | 6,250 | Negotiable | Thru Apr 2012 | Vacant | | Office/S | 6,250 SF | 6,250 SF | Negotiable | 9 Wks | N |
|  <p>568 Howard St, San Francisco, CA 94105 Between 1st & 2nd 30,000 SF Class B Office Building Renovated in 1995 Built in 1907</p> | | | | | | | | | | | |
| E LL | 5,026 | \$25.00/fs | 2 yrs | Vacant | As-Is | Office/D | 16,746 SF | 5,026 SF | \$10,470.83 | 8 Mths | N |
| E 4th | 5,860 | \$25.00/fs | 2 yrs | Vacant | Some Work | Office/D | 16,746 SF | 5,860 SF | \$12,208.33 | 15 Mths | N |
| E 5th | 5,860 | \$25.00/fs | 2 yrs | Vacant | Some Work | Office/D | 16,746 SF | 5,860 SF | \$12,208.33 | 15 Mths | N |
|  <p>631 Howard St, San Francisco, CA 94105 Howard-Hawthorne Center Between 2nd & New Montgomery 105,808 SF Class B Office Building Renovated in 1968 Built in 1929</p> | | | | | | | | | | | |
| P 3rd/ Suite 330 | 4,815 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 4,815 SF | 4,815 SF | Negotiable | 18 Mths | N |


Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|---|-----------|------------|------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>135 Main St, San Francisco, CA 94105 Between Mission & Howard 249,918 SF Class A Office Building Built in 1990</p> | | | | | | | | | | | |
| P 11th | 4,374 | Negotiable | 3-5 yrs | 06/2007 | | Office/D | 4,374 SF | 4,374 SF | Negotiable | 10 Wks | N |
|  <p>1 Market St, San Francisco, CA 94105 One Market Plaza, Spear Street Tower Between Market & Mission 883,778 SF Class A Office Building Built in 1976</p> | | | | | | | | | | | |
| P 17th/ Suite 1715 | 6,937 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 6,937 SF | 6,937 SF | Negotiable | 55 Mths | N |
| P 36th | 100-5,000 | \$65.00/fs | 1-36 mnths | Vacant | As-Is | Office/S | 5,000 SF | 5,000 SF | \$27,083.33 | 19 Mths | to 100 |
|  <p>1 Market St, San Francisco, CA 94105 One Market Plaza, Steuart Street Tower Between Market & Mission 490,726 SF Class A Office Building Built in 1976</p> | | | | | | | | | | | |
| P 10th/ Suite 1000 | 6,236 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 6,236 SF | 6,236 SF | Negotiable | 11 Mths | N |
| P 14th/ Suite 1400 | 5,792 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 5,792 SF | 5,792 SF | Negotiable | 4 Mths | N |
| P 25th | 6,543 | Negotiable | 5 yrs | Vacant | Some Work | Office/S | 6,543 SF | 6,543 SF | Negotiable | 10 Days | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|---|----------|------------|---------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>425 Market St, San Francisco, CA 94105 Metropolitan Life Building Between Front & Davis 996,760 SF Class A Office Building Renovated in 1988 Built in 1973</p> | | | | | | | | | | | |
| P 22nd/ Suite 2277 | 3,500 | \$38.00/fs | 1-36 mnths | 30 Days | As-Is | Office/S | 3,500 SF | 3,500 SF | \$11,083.33 | 3 Days | N |
|  <p>455 Market St, San Francisco, CA 94105 Central Plaza 379,203 SF Class A Office Building Built in 1987</p> | | | | | | | | | | | |
| P 6th/ Suite 620 | 6,066 | \$37.00/fs | 5-10 yrs | Vacant | | Office/D | 6,066 SF | 6,066 SF | \$18,703.50 | 3 Mths | N |
| P 6th/ Suite 640 | 4,008 | \$37.00/fs | 5-10 yrs | Vacant | | Office/D | 4,008 SF | 4,008 SF | \$12,358.00 | 16 Mths | N |
| P 9th | 9,647 | \$37.00/fs | 1-10 yrs | Vacant | | Office/D | 9,647 SF | 9,647 SF | \$29,744.92 | 15 Days | Y |
| P 18th | 3,459 | \$38.00/fs | 5-10 yrs | 04/2007 | | Office/D | 3,459 SF | 3,459 SF | \$10,953.50 | 3 Mths | N |
|  <p>525 Market St, San Francisco, CA 94105 First Market Tower Between 1st & Ecker 1,083,000 SF Class A Office Building Renovated in 1991 Built in 1973</p> | | | | | | | | | | | |
| P 13th | 3,372 | Negotiable | Thru Mar 2011 | Vacant | Some Work | Office/S | 3,372 SF | 3,372 SF | Negotiable | 7 Days | N |
| P 18th | 3,835 | Negotiable | Negotiable | Vacant | | Office/D | 3,835 SF | 3,835 SF | Negotiable | 7 Mths | N |
| P 18th | 7,587 | \$37.00/fs | 10 yrs | Vacant | | Office/D | 7,587 SF | 7,587 SF | \$23,393.25 | 17 Mths | N |
| P 28th | 6,818 | \$42.00/fs | 1-10 yrs | Vacant | | Office/D | 6,818 SF | 6,818 SF | \$23,863.00 | 15 Days | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|--------------|------------|---------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>575 Market St, San Francisco, CA 94105 Market Center 486,711 SF Class A Office Building Built in 1975</p> | | | | | | | | | | | |
| P 3rd | 4,276 | Negotiable | 3-10 yrs | 90 Days | | Office/D | 4,276 SF | 4,276 SF | Negotiable | 3 Mths | N |
| P 19th/ Suite 1950 | 3,581 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 3,581 SF | 3,581 SF | Negotiable | 22 Mths | N |
| P 27th/ Suite 2725 | 2,643 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 9,936 SF | 9,936 SF | Negotiable | 36 Mths | N |
| P 27th | 4,543 | Negotiable | 3-10 yrs | Vacant | | Office/D | 9,936 SF | 9,936 SF | Negotiable | 6 Days | N |
| P 27th/ Suite 2750 | 2,750 | Negotiable | 3-10 yrs | Vacant | | Office/D | 9,936 SF | 9,936 SF | Negotiable | 6 Days | N |
| P 30th/ Suite 3000 | 7,177 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 7,177 SF | 7,177 SF | Negotiable | 19 Mths | N |
| P 36th | 4,000-12,714 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 63,431 SF | 12,714 SF | Negotiable | 36 Mths | to 4,000 |
| P 37th | 12,715 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 63,431 SF | 12,715 SF | Negotiable | 36 Mths | N |
| P 38th | 12,689 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 63,431 SF | 12,689 SF | Negotiable | 36 Mths | N |
| P 39th | 12,622 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 63,431 SF | 12,622 SF | Negotiable | 36 Mths | N |
| P 40th | 12,691 | Negotiable | 3-10 yrs | Vacant | Some Work | Office/D | 63,431 SF | 12,691 SF | Negotiable | 36 Mths | N |
|  <p>595 Market St, San Francisco, CA 94105 428,420 SF Class A Office Building Built in 1978</p> | | | | | | | | | | | |
| P 4th | 7,000 | \$27.96/fs | Thru Jul 2011 | Vacant | As-Is | Office/S | 7,000 SF | 7,000 SF | \$16,310.00 | 6 Mths | N |
| P 9th/ Suite 950 | 4,315 | \$38.00/fs | 3-5 yrs | 12/2007 | Some Work | Office/D | 4,315 SF | 4,315 SF | \$13,664.17 | 13 Days | N |
| P 13th/ Suite 1350 | 3,315 | \$38.00/fs | 3-5 yrs | 12/2007 | Some Work | Office/D | 3,315 SF | 3,315 SF | \$10,497.50 | 13 Days | N |
| P 13th/ Suite 1300 | 3,372 | Negotiable | Thru Mar 2011 | Vacant | | Office/S | 3,372 SF | 3,372 SF | Negotiable | 8 Wks | N |
| P 21st/ Suite 2100 | 5,120 | \$44.00/fs | 3-5 yrs | 12/2007 | Some Work | Office/D | 5,120 SF | 5,120 SF | \$18,773.33 | 13 Days | N |
| P 23rd/ Suite 2360 | 3,717 | \$44.00/fs | 5 yrs | 12/2007 | Some Work | Office/D | 3,717 SF | 3,717 SF | \$13,629.00 | 13 Days | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|--------------------|------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>601-605 Market St, San Francisco, CA 94105 Market Street Between 2nd & Montgomery 53,577 SF Class B Office Building Renovated in 1994 Built in 1917</p> | | | | | | | | | | | |
| E PENT/ Suite PENT | 5,440 | Negotiable | 3-5 yrs | Vacant | | Office/D | 5,440 SF | 5,440 SF | Negotiable | 16 Mths | N |
|  <p>625-631 Market St, San Francisco, CA 94105 @ Market & Montgomery Streets 71,329 SF Class B Office Building Renovated in 1991 Built in 1907</p> | | | | | | | | | | | |
| P 3rd/ Suite 300 | 2,071 | \$28.00-\$30.00/fs | 3-10 yrs | Vacant | Some Work | Office/D | 3,840 SF | 3,840 SF | \$5,177.50 | 11 Mths | N |
| P 3rd/ Suite 308 | 1,769 | \$28.00-\$30.00/fs | 3-10 yrs | Vacant | Some Work | Office/D | 3,840 SF | 3,840 SF | \$4,422.50 | 11 Mths | N |
| E 6th | 4,736 | \$30.00-\$32.00/fs | Negotiable | 06/2007 | Some Work | Office/D | 4,736 SF | 4,736 SF | \$12,629.33 | 9 Wks | N |
|  <p>201 Mission St, San Francisco, CA 94105 201 Mission Between Beale and Main 483,289 SF Class A Office Building Built in 1981</p> | | | | | | | | | | | |
| P 2nd/ Suite 290 | 3,139 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 3,139 SF | 3,139 SF | Negotiable | 6 Mths | N |
| P 5th/ Suite 560 | 3,963 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 3,963 SF | 3,963 SF | Negotiable | 14 Mths | N |
| P 18th/ Suite 1850 | 5,224 | Negotiable | 3-10 yrs | Vacant | NBI | Office/D | 5,224 SF | 5,224 SF | Negotiable | 64 Mths | N |
| P 22nd/ Suite 2250 | 3,625 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 3,625 SF | 3,625 SF | Negotiable | 7 Days | N |
| P 23rd/ Suite 2325 | 3,255 | Negotiable | 3-5 yrs | Vacant | Some Work | Office/D | 3,255 SF | 3,255 SF | Negotiable | 7 Mths | N |




Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|---------------|---------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>560 Mission St, San Francisco, CA 94105 J.P. Morgan Chase Between 1st & 2nd 667,782 SF Class A Office Building Built in 2002</p> | | | | | | | | | | | |
| P 28th/ Suite A | 5,195 | Negotiable | Thru Sep 2010 | Vacant | Some Work | Office/S | 5,195 SF | 5,195 SF | Negotiable | 23 Mths | N |
|  <p>611 Mission St, San Francisco, CA 94105 Patrick & Co Between 2nd & New Montgomery 39,900 SF Class B Office Building Renovated in 1999 Built in 1907</p> | | | | | | | | | | | |
| E 5th | 5,743 | \$26.00/mg | 3-7 yrs | 07/2007 | Some Work | Office/D | 5,743 SF | 5,743 SF | \$12,443.17 | 5 Mths | N |
|  <p>33 New Montgomery St, San Francisco, CA 94105 New Montgomery Tower Between Market & Stevenson 241,794 SF Class A Office Building Built in 1986</p> | | | | | | | | | | | |
| P 2nd | 3,265 | \$42.00/negot | 3-5 yrs | Vacant | Some Work | Office/D | 3,265 SF | 3,265 SF | \$11,427.50 | 1 Day | N |
| P 9th/ Suite 990 | 3,649 | Negotiable | Thru Oct 2007 | Vacant | As-Is | Office/S | 3,649 SF | 3,649 SF | Negotiable | 4 Mths | N |
| P 9th | 3,615 | \$42.00/negot | 3-5 yrs | Vacant | Some Work | Office/D | 3,615 SF | 3,615 SF | \$12,652.50 | 1 Day | N |
| P 18th | 5,222 | \$42.00/negot | 3-5 yrs | Vacant | | Office/D | 5,222 SF | 5,222 SF | \$18,277.00 | 1 Day | N |
| P 18th/ Suite 1840 | 3,846 | \$42.00/negot | 3-5 yrs | Vacant | Some Work | Office/D | 3,846 SF | 3,846 SF | \$13,461.00 | 12 Mths | N |

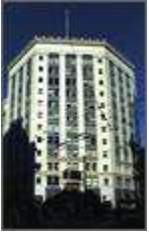
Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|---|----------|------------|------------|-----------|-----------|-----------|-------------|--------------|------------|---------|-----------|
|  <p>116 New Montgomery St, San Francisco, CA 94105 Rialto Bldg 137,176 SF Class B Office Building Built in 1902</p> | | | | | | | | | | | |
| P MEZZ | 2,490 | Negotiable | 1-3 yrs | Vacant | Some Work | Off/Ret/D | 5,173 SF | 2,490 SF | Negotiable | 25 Mths | N |
|  <p>100 Spear St, San Francisco, CA 94105 SWC of Spear and Mission Streets 200,710 SF Class A Office Building Built in 1983</p> | | | | | | | | | | | |
| P 2nd/ Suite 200 | 5,702 | Negotiable | Negotiable | 90 Days | Some Work | Office/D | 5,702 SF | 5,702 SF | Negotiable | 4 Mths | N |
| P 4th/ Suite 400 | 7,678 | Negotiable | Negotiable | Vacant | Some Work | Office/D | 7,678 SF | 7,678 SF | Negotiable | 49 Mths | N |
| P 9th/ Suite 930 | 3,203 | Negotiable | Negotiable | Vacant | | Office/D | 3,203 SF | 3,203 SF | Negotiable | 19 Mths | N |
|  <p>121 Spear St, San Francisco, CA 94105 Rincon Center, Rincon Center II - North & South Towers 234,300 SF Class A Office Building Built in 1989</p> | | | | | | | | | | | |
| P 2nd | 3,114 | Negotiable | 5-10 yrs | Vacant | | Office/D | 3,114 SF | 3,114 SF | Negotiable | 5 Mths | N |

Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|---------------|---------------|-----------|-----------|----------|-------------|--------------|-------------|---------|-----------|
|  <p>201 Spear St, San Francisco, CA 94105 Spear Street Terrace 230,604 SF Class B Office Building Built in 1985</p> | | | | | | | | | | | |
| P 2nd | 3,346 | Negotiable | 5-10 yrs | Vacant | | Office/D | 3,346 SF | 3,346 SF | Negotiable | 4 Wks | Y |
| E 3rd/ Suite 300 | 16,592 | Negotiable | 5-10 yrs | Vacant | Some Work | Office/D | 16,592 SF | 16,592 SF | Negotiable | 35 Mths | Y |
| E 4th | 16,592 | Negotiable | 5-10 yrs | Vacant | | Office/D | 16,592 SF | 16,592 SF | Negotiable | 4 Wks | Y |
| P 15th/ Suite 1550 | 3,819 | Negotiable | 5-10 yrs | Vacant | Some Work | Office/D | 3,819 SF | 3,819 SF | Negotiable | 35 Mths | N |
| P 16th/ Suite 1600 | 3,005 | \$45.00/negot | Thru Oct 2009 | 07/2007 | | Office/S | 3,005 SF | 3,005 SF | \$11,268.75 | 4 Wks | N |
|  <p>49 Stevenson St, San Francisco, CA 94105 121,179 SF Class A Office Building Built in 1988</p> | | | | | | | | | | | |
| P 4th/ Suite 400 | 6,930 | Negotiable | Thru Apr 2008 | 30 Days | As-Is | Office/S | 6,930 SF | 6,930 SF | Negotiable | 5 Mths | N |
| E 14th/ Suite 1400 | 7,721 | \$36.00/fs | Negotiable | Vacant | Some Work | Office/D | 7,721 SF | 7,721 SF | \$23,163.00 | 6 Days | N |
|  <p>71 Stevenson St, San Francisco, CA 94105 Stevenson Place 323,276 SF Class A Office Building Built in 1986</p> | | | | | | | | | | | |
| P 14th/ Suite 1450 | 4,563 | Negotiable | 5-10 yrs | Vacant | Some Work | Office/D | 4,563 SF | 4,563 SF | Negotiable | 26 Mths | N |
| P 14th/ Suite 1400 | 3,690 | Negotiable | 5-10 yrs | 08/2007 | Some Work | Office/D | 3,690 SF | 3,690 SF | Negotiable | 10 Mths | N |
| P 15th/ Suite 1550 | 6,066 | Negotiable | 5-10 yrs | Vacant | Some Work | Office/D | 6,066 SF | 6,066 SF | Negotiable | 40 Mths | N |

Steven Newhauser

| Floor | SF Avail | Rent/SF/Yr | Term | Occupancy | Bld Out | Use/Type | Bldg Contig | Floor Contig | Rent/mo | Listed | Divisible |
|--|----------|------------|------------|-----------|---------|----------|-------------|--------------|------------|--------|-----------|
|  <p>5 Third St, San Francisco, CA 94103 Hearst Bldg Market Street at 3rd 120,000 SF Class B Office Building Renovated in 1970 Built in 1909</p> | | | | | | | | | | | |
| P LL | 5,500 | \$18.00/n | Negotiable | Vacant | | Office/D | 5,500 SF | 5,500 SF | \$8,250.00 | 3 Mths | N |