

# 731 MARKET STREET

SoMa • Market and 3rd • San Francisco, CA

Sublease Opportunity  
Through  
December 31, 2030

**FOR LEASE**  
±11,276 SF Retail Space  
Prime SoMa Location



Prominent Market Street location  
between SoMa and Western SoMa  
neighborhoods

Transit rich location –  
1 block from Bart/Muni

2 blocks from Union Square

Large daytime population

Surrounded by a mix of office,  
retail, museums and dining

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**JohnCumbelich  
& Associates**

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ABOUT



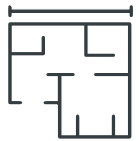
11,276 SF located in San Francisco's SoMa district



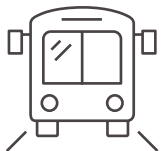
Sublease available from former tenant (CVS). Term through December 31, 2030



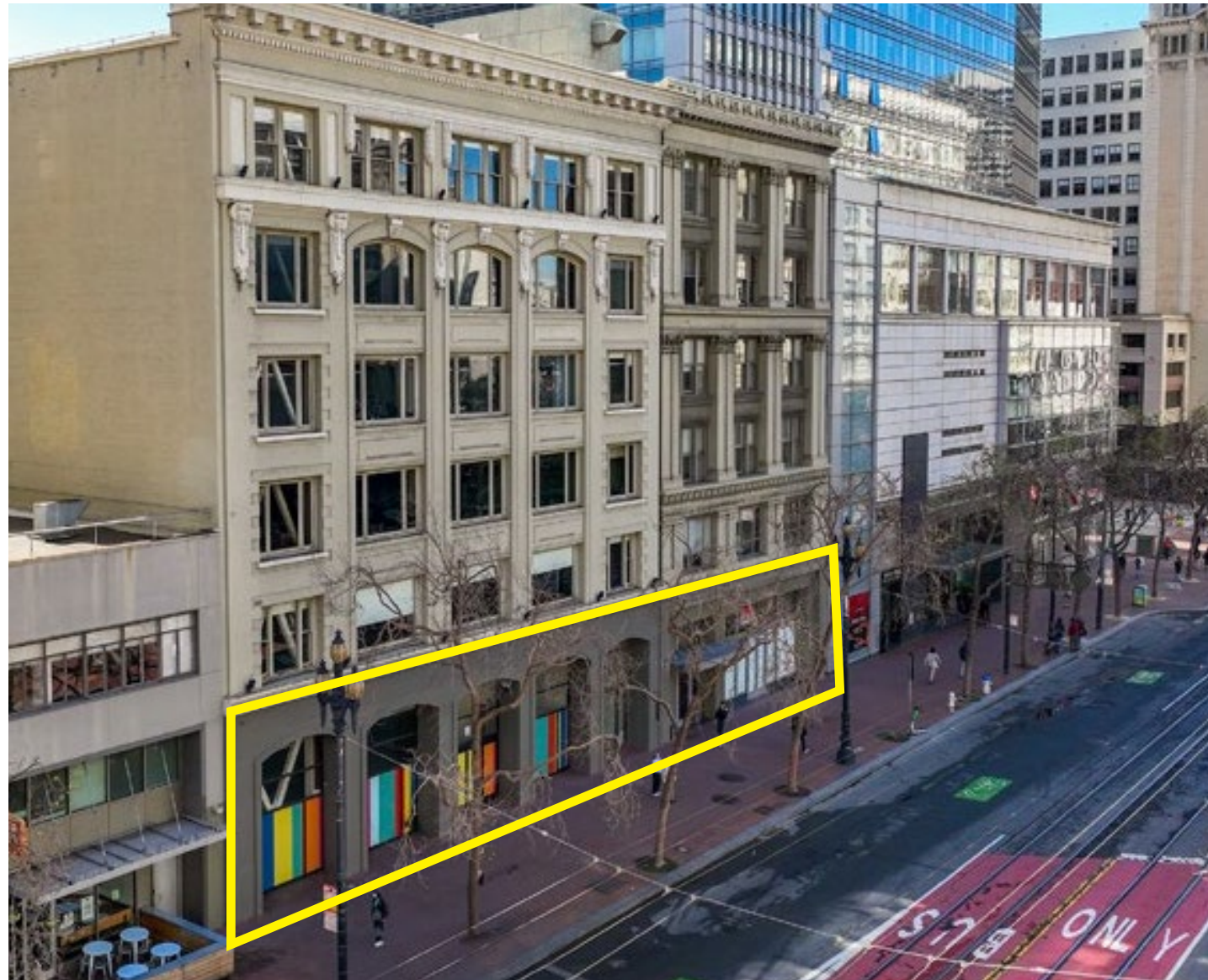
55'1" frontage on Market Street



Fully built-out as standard retail space.



Easy transit access via BART, Muni, freeway and the Bay Bridge



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PARTNER **XTEAM**  
RETAIL ADVISORS

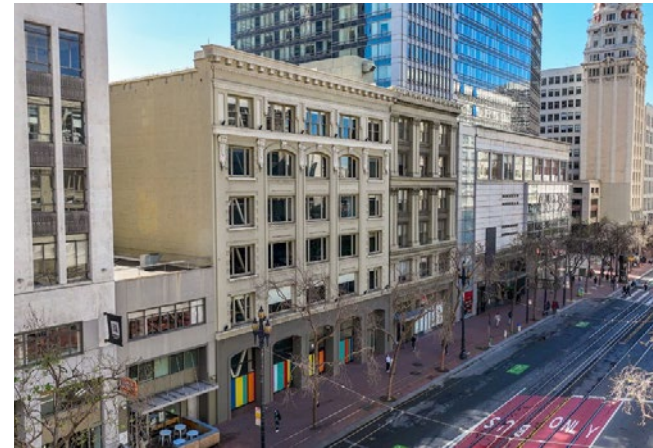
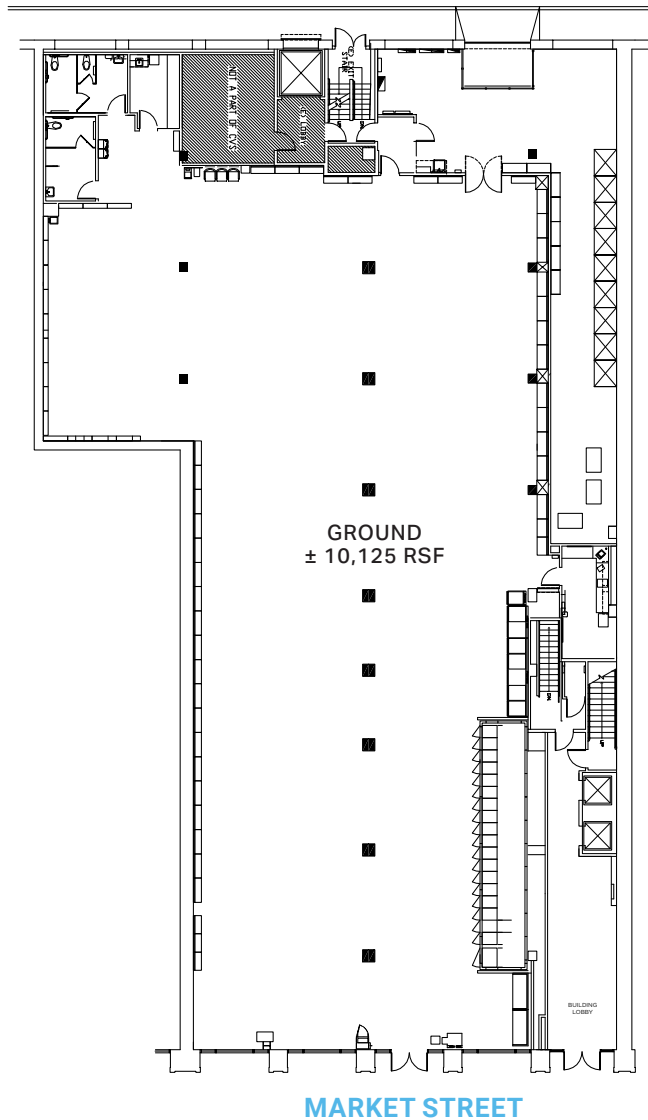
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SITE PLAN



## HIGHLIGHTS

- 11,276 SF Available
- Large sunny windows
- 55'1" frontage on Market Street

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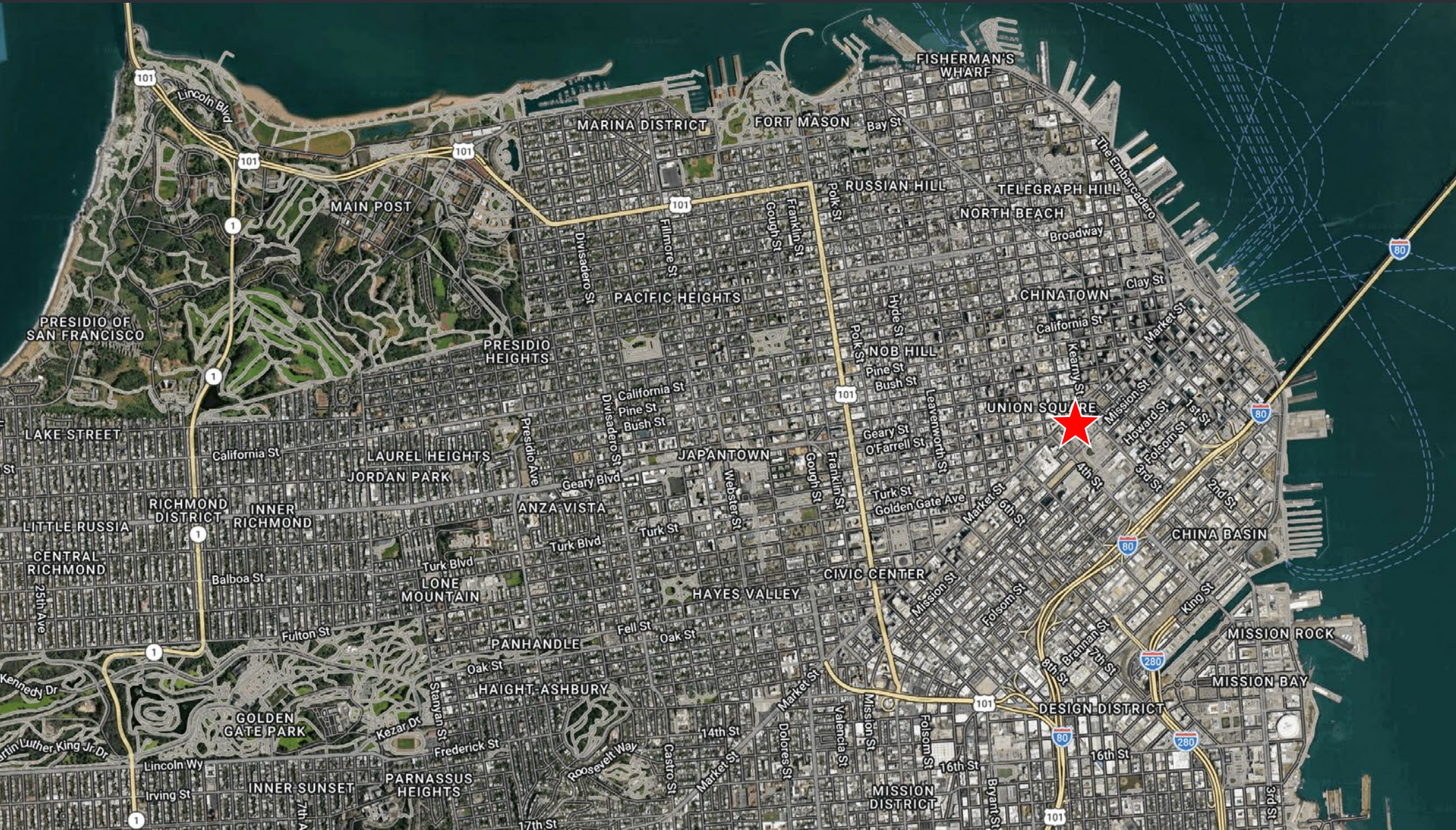
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AERIAL



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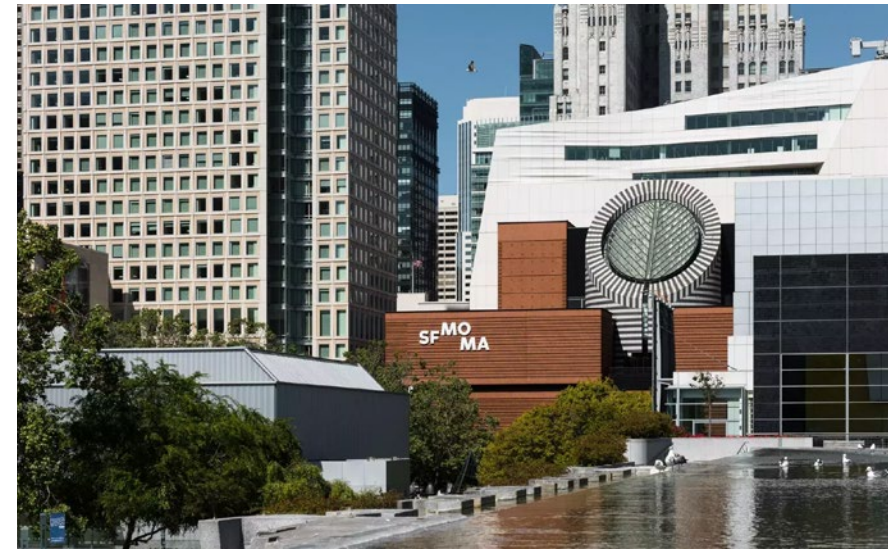
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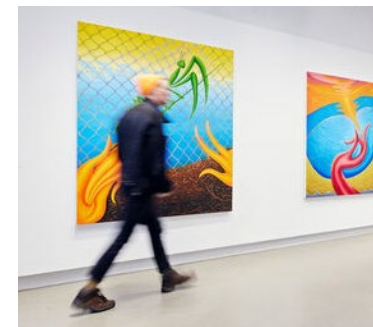
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## DEMOGRAPHICS

		1 mile	3 mile	5 mile
<b>POPULATION</b>	2025 Estimated Population	20,942	56,479	90,642
	2030 Projected Population	21,488	57,620	92,592
	2020 Census Population	19,263	53,995	85,297
	2010 Census Population	14,883	41,676	70,201
	Projected Annual Growth 2025 to 2030	0.5%	0.4%	0.4%
	Historical Annual Growth 2010 to 2025	2.7%	2.4%	1.9%
	2025 Median Age	41.6	41.1	40.6
<b>DAYTIME POPULATION</b>	Adj. Daytime Demographics Age 16 Years +	16,480	66,510	134,800
<b>HOUSEHOLDS</b>	2025 Estimated Households	9,083	27,909	47,174
	2030 Projected Households	9,498	28,771	48,597
	2020 Census Households	8,421	26,963	45,055
	2010 Census Households	7,104	22,559	38,909
	Projected Annual Growth 2025 to 2030	0.9%	0.6%	0.6%
	Historical Annual Growth 2010 to 2025	1.9%	1.6%	1.4%
<b>RACE &amp; ETHNICITY</b>	2025 Estimated White	31.6%	33.3%	36.0%
	2025 Estimated Black or African American	13.4%	11.2%	10.0%
	2025 Estimated Asian or Pacific Islander	31.5%	34.7%	34.7%
	2025 Estimated American Indian or Native Alaskan	1.9%	1.5%	1.3%
	2025 Estimated Other Races	21.6%	19.4%	18.0%
	2025 Estimated Hispanic	23.1%	20.5%	18.7%
<b>INCOME</b>	2025 Estimated Average Household Income	\$108,750	\$113,964	\$138,149
	2025 Estimated Median Household Income	\$92,062	\$90,552	\$105,698
<b>EDUCATION (AGE 25+)</b>	2025 Estimated Elementary (Grade 0-8)	10.6%	9.9%	8.7%
	2025 Estimated Some High School (Grade 9-11)	9.7%	8.3%	6.6%
	2025 Estimated High School Graduate	22.7%	18.0%	15.6%
	2025 Estimated Some College	14.6%	14.8%	14.2%
	2025 Estimated Associates Degree Only	6.7%	6.1%	5.6%
	2025 Estimated Bachelors Degree Only	22.6%	26.5%	29.6%
	2025 Estimated Graduate Degree	13.2%	16.5%	19.7%
<b>BUSINESS</b>	2025 Estimated Total Businesses	803	3,463	7,754
	2025 Estimated Total Employees	8,365	44,951	102,800
	2025 Estimated Employee Population per Business	10.4	13.0	13.3
	2025 Estimated Residential Population per Business	26.1	16.3	11.7



**THE SOMA DISTRICT** is the arts hub of the city drawing millions of visitors annually. Museums, retail, hotels and dining abound. One block away is Union Square, the iconic shopping district along with theatres and local landmarks and attractions. This neighborhood is always busy!



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