



# 345 GROVE STREET

OFFICE OPPORTUNITY

maven  
RETAIL • OFFICE



## FEATURES

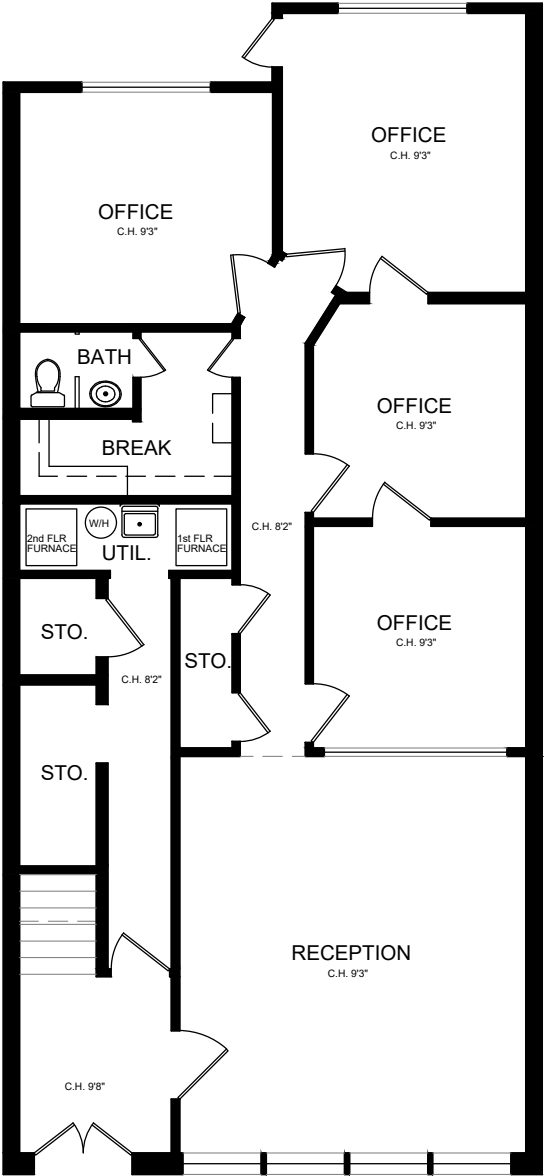
- +/- 1,593 SF ground-floor professional office suite
- Existing law office buildout with reception area, private offices, conference room, kitchenette, and storage
- Large street-facing windows providing excellent natural light
- Ideally situated between Civic Center, Hayes Valley, and the Van Ness Corridor
- Steps from San Francisco City Hall, Superior Court, the Opera House, Herbst Theatre, and San Francisco Ballet
- Excellent access to BART, Muni Metro, parking facilities, EV charging stations, and neighborhood amenities
- Surrounded by favorites including Teakwood, Doppio Zero, Chez Maman West, Rad Radish, a Mano, Smuggler's Cove, and numerous Hayes Valley destinations and more



Just steps from City Hall and Civic Center, the property sits at the crossroads of San Francisco's government, legal, nonprofit, and cultural districts, while also benefiting from the vibrant dining and retail scene of Hayes Valley. Surrounded by acclaimed restaurants, boutiques, galleries, and landmarks including the Opera House, Herbst Theatre, and San Francisco Ballet, the location offers a dynamic and professional environment with convenient access to BART, Muni Metro, major bus lines, parking facilities, and the Van Ness Corridor.

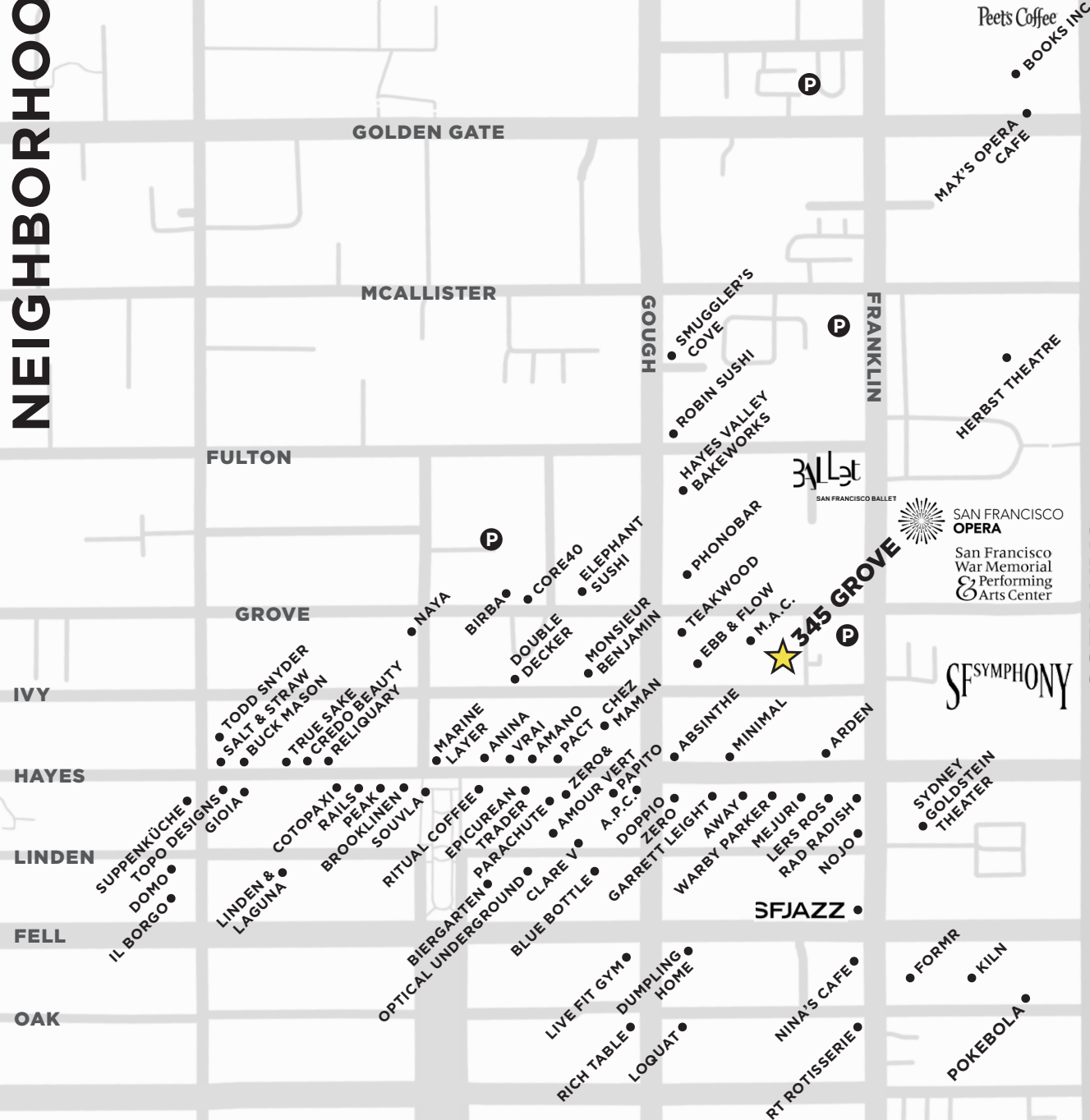


# FLOOR PLANS

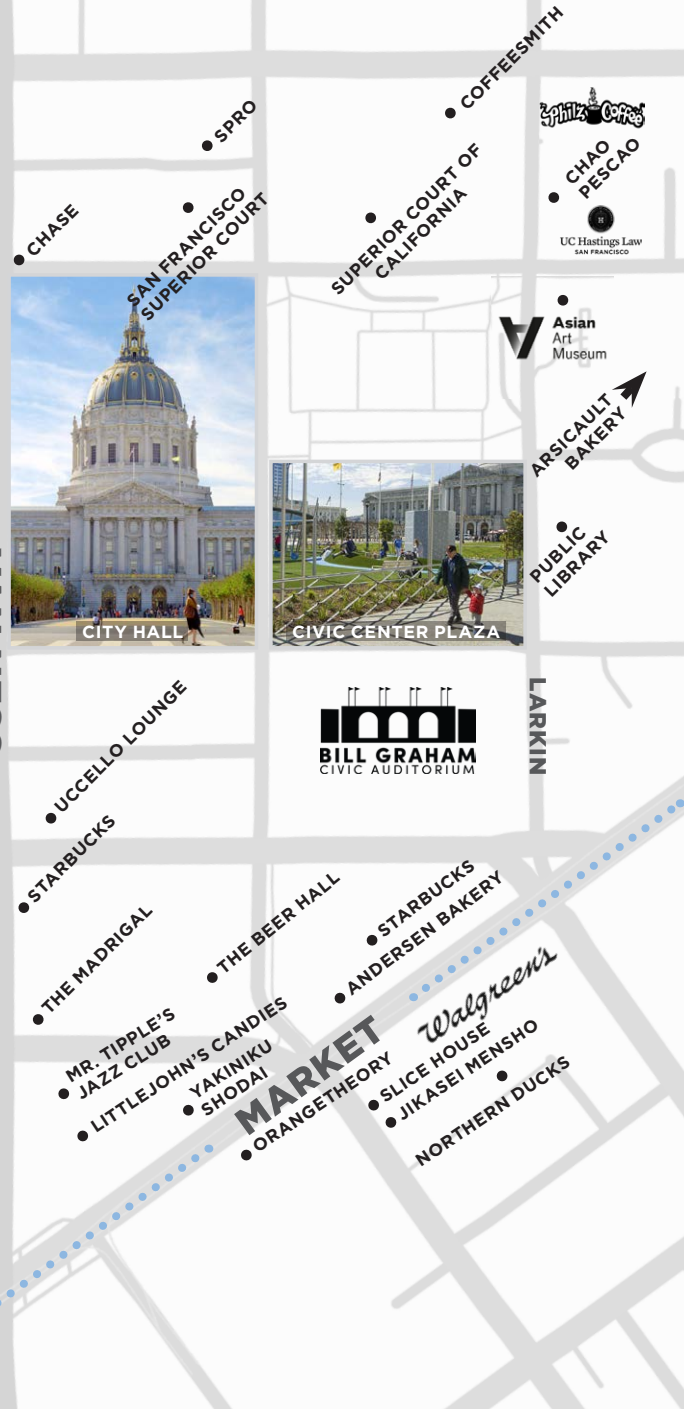


G R O V E   S T R E E T

# NEIGHBORHOOD



## VAN NESS



## THE NEIGHBORHOOD



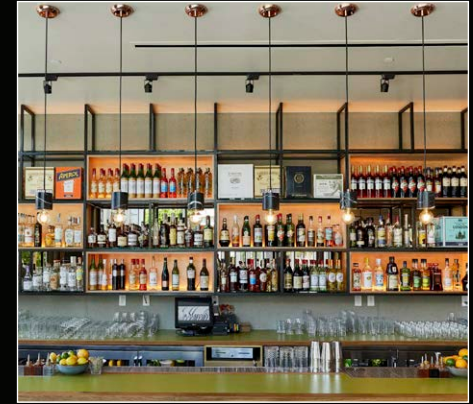
TODD SNYDER



SALT & STRAW



THE HAPPY CRANE



A MANO



AVIATOR NATION



ABSINTHE



AETHER APPAREL



RITUAL COFFEE



SOUVLA



LA BOULANGERIE



HAZIE'S



RAILS



## CONTACT

**DOMINIC MORBIDELLI**

415.404.7314

DOM@MAVENPROPERTIES.COM

DRE #02024348

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466 Green Street Suite #203

San Francisco, CA 94133

415-781-7700

[www.mavenproperties.com](http://www.mavenproperties.com)