

45

FREMONT

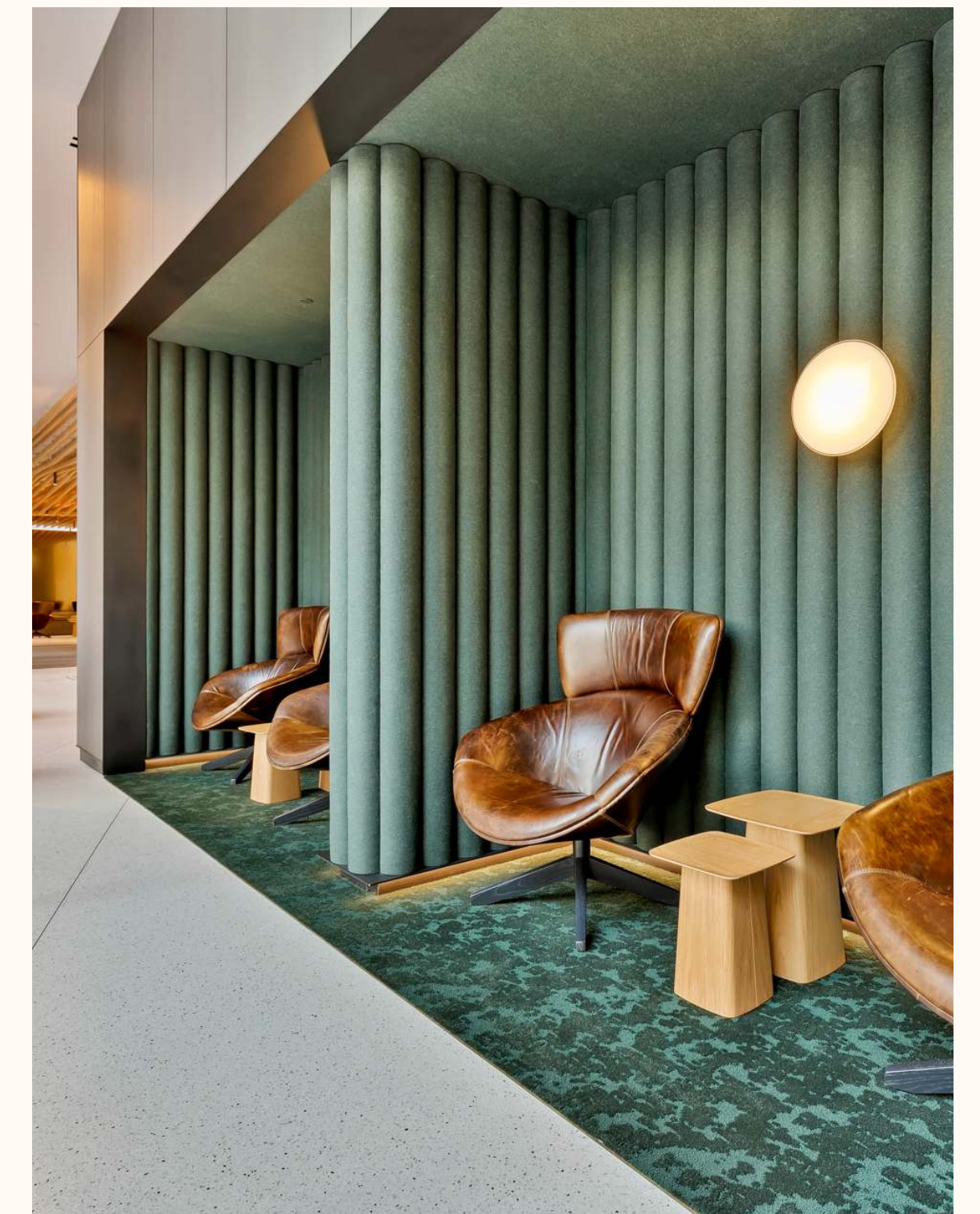
SHORENSTEIN



45 Fremont – 34 stories & 621,602 SF
of redefined & reimaged office space.

Where every arrival provides
an *unforgettable experience*.

Extensive renovations were recently completed at 45 Fremont to transform our lobby into an exquisite, contemporary experience complete with exciting new retail offerings.



1978

Year of Construction

2022

Year of Renovation

34

Total Stories

84

Energy Star Score

~19,000

SF Floor Plates

621,602

Total Square Feet

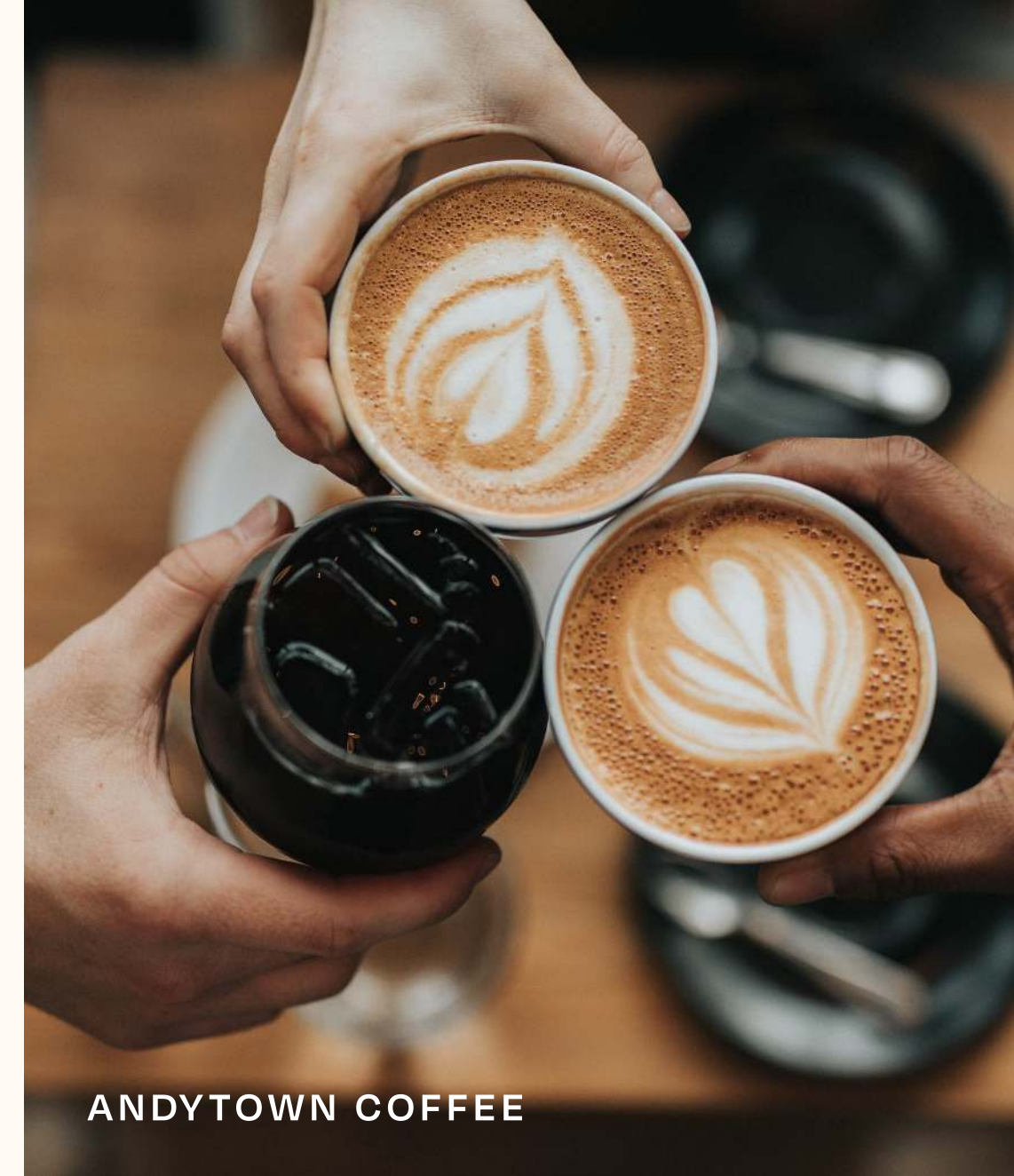
Platinum

LEED Certification

We've created the
perfect place to work.



SALESFORCE PARK



ANDYTOWN COFFEE



SALESFORCE TRANSIT CENTER



RINCON PARK



BARCHA RESTAURANT

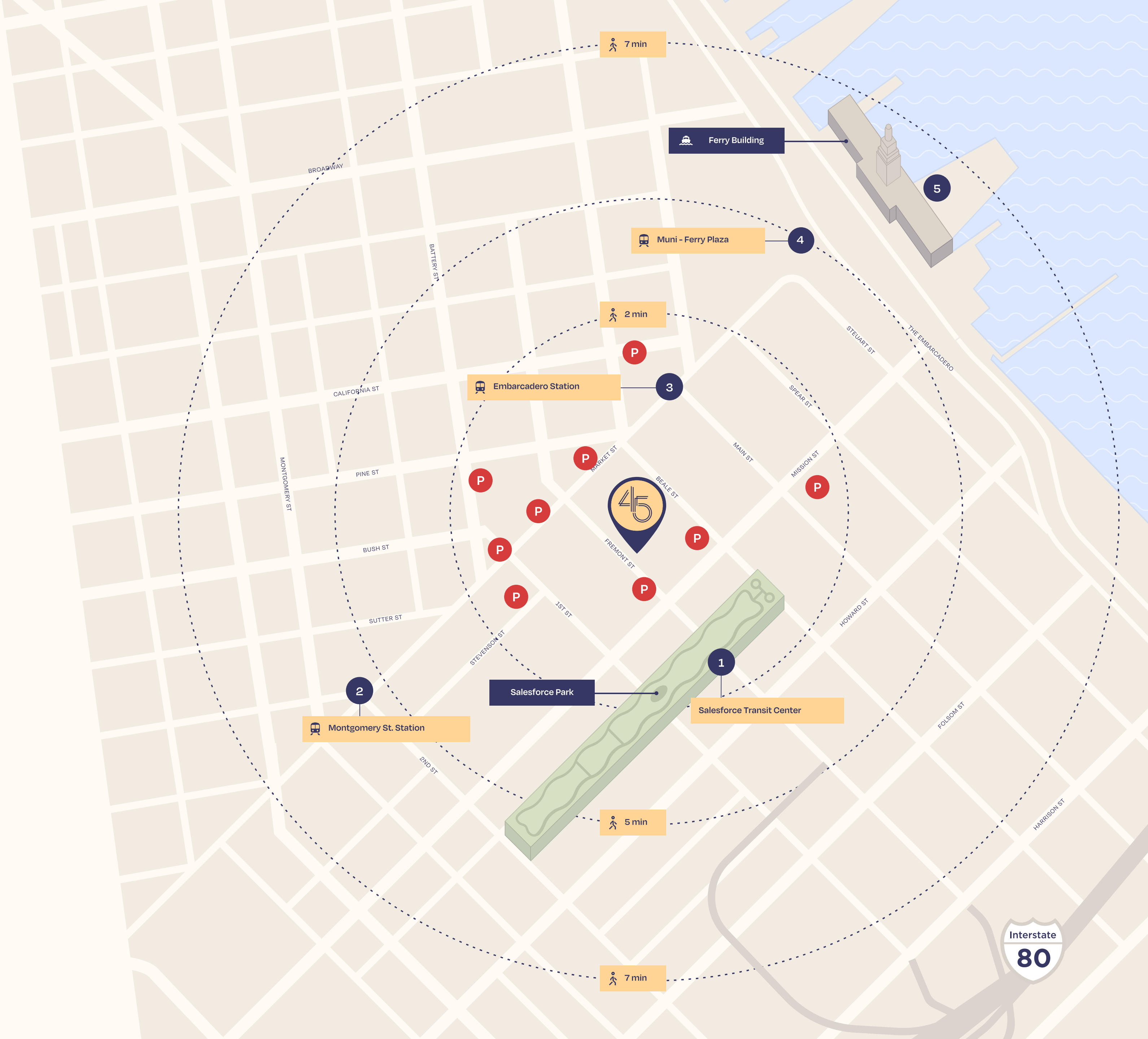
What makes FiDi *fantastic*.

SF's South Financial District is filled with the best of this city's food, art, culture and parks. Get to know what makes our location stand out from the rest.

A commuter's paradise.

Located in San Francisco's South Financial District and just a two minute walk from Salesforce Tower and Salesforce Transit Center, 45 Fremont offers exceptional convenience with direct access to BART, MUNI and all major freeways.

- 1 SALESFORCE TRANSIT CENTER
- 2 MONTGOMERY ST. STATION
- 3 EMBARCADERO STATION
- 4 MUNI - FERRY PLAZA
- 5 FERRY BUILDING



Floor Plan

Base Plan

~20,000 SQFT

Jim Collins

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Lic. #00860991

Tom McDonnell

tmcdonnell@shorenstein.com

(415) 772-7086

Lic. #01011145



45 Fremont St. San Francisco, CA 94105



Floor Plan

Hypothetical Private Office

~20,000 SQFT

- 45 Private Offices
- 1 Large Conference Room
- 3 Medium Conference Rooms
- 4 Small Conference Rooms
- 10 Workstations
- 1 Coffee Station
- 1 Break Room
- 1 Reception Area
- 2 Printer / Copy / Fax Areas
- 1 Server / Storage Room
- 1 Wellness Room

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Floor Plan

Hypothetical Open Layout

~20,000 SQFT

- 9 Private Offices
- 1 Large Conference Room
- 3 Medium Conference Rooms
- 5 Open Collaboration Areas
- 80 Workstations
- 1 Break Room
- 1 Reception Area
- 1 Server / Storage Room
- 1 Wellness Room
- 1 Copy / Supply Room
- 1 Interview Room
- 4 Phone Rooms

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Floor 13

Suite 1300

~7,640 SQFT
Low-Rise | As Built

Suite 1350

~7,347 SQFT
Low-Rise | As Built

Jim Collins
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Suite 1320

~3,866 SQFT
Low-Rise | As Built

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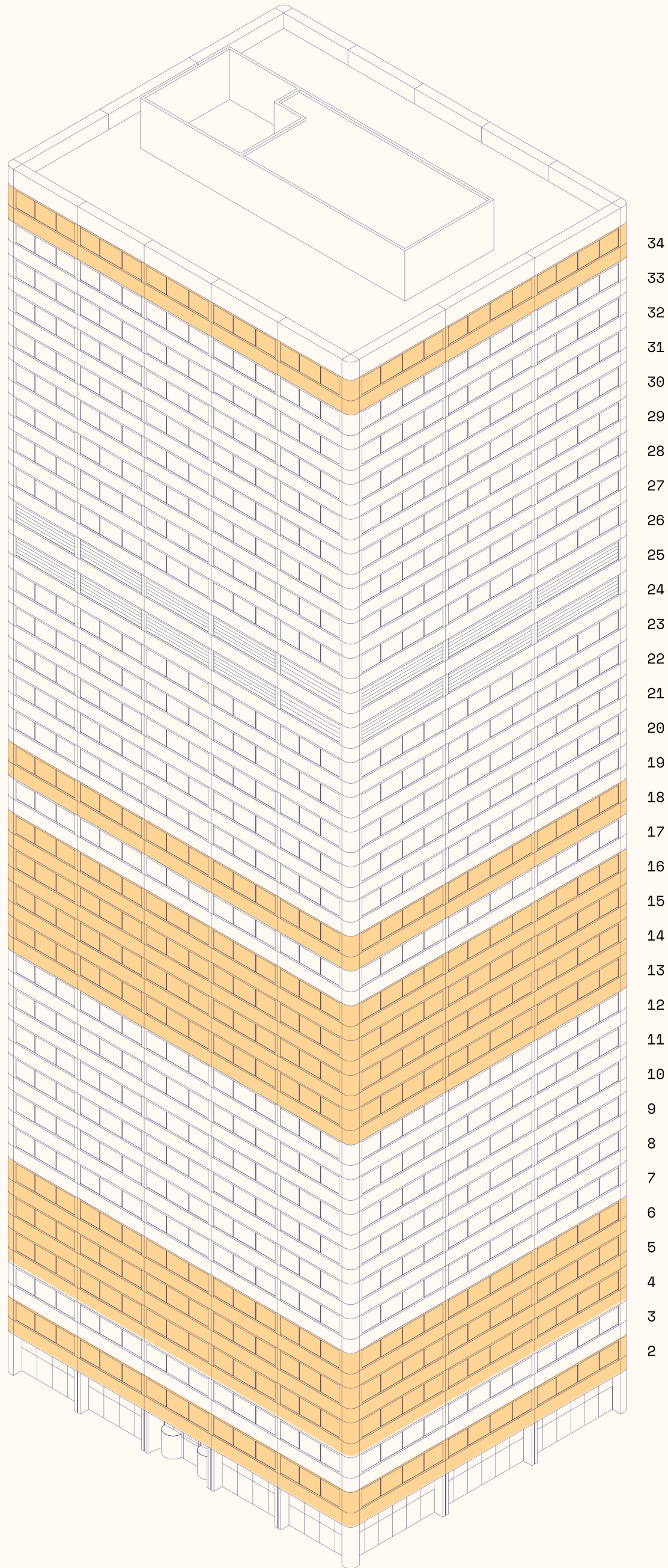


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Current Availability

Floor	Suite	Square Feet
34	3400	20,095
18	1800	19,284
16	1380	18,364
15	1500	18,925
14	1400	18,964
13	1300	7,640
13	1320	3,866
13	1350	7,347
6	600	18,987
5	500	18,987
4	400	19,007
2	200	19,028



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Floor 13 Spec. Suites

Suite 1300

~7,640 SQFT



Suite 1320

~3,866 SQFT



Suite 1350

~7,347 SQFT

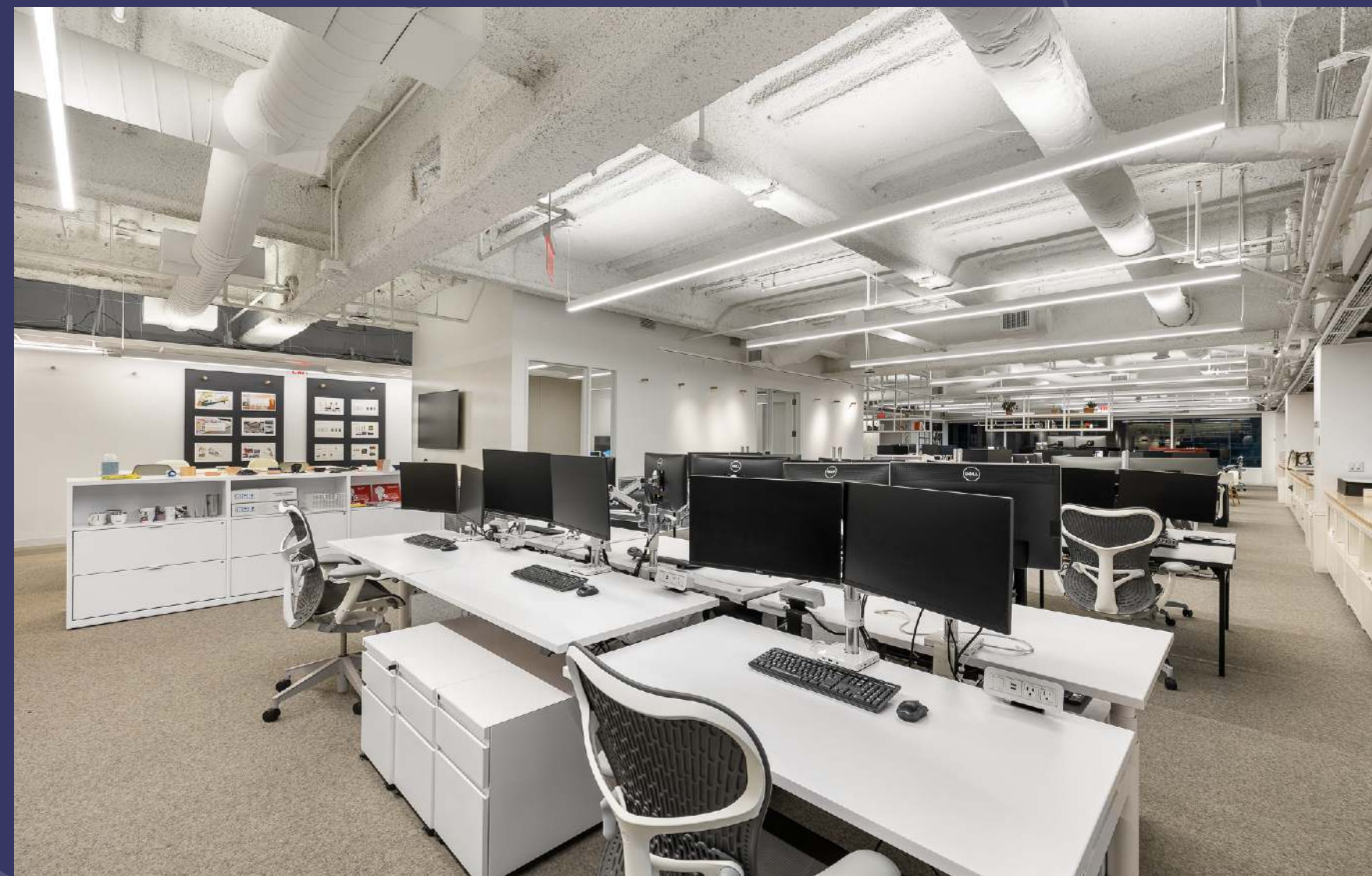


Floor 14

Suite 1400

~18,964 SQFT

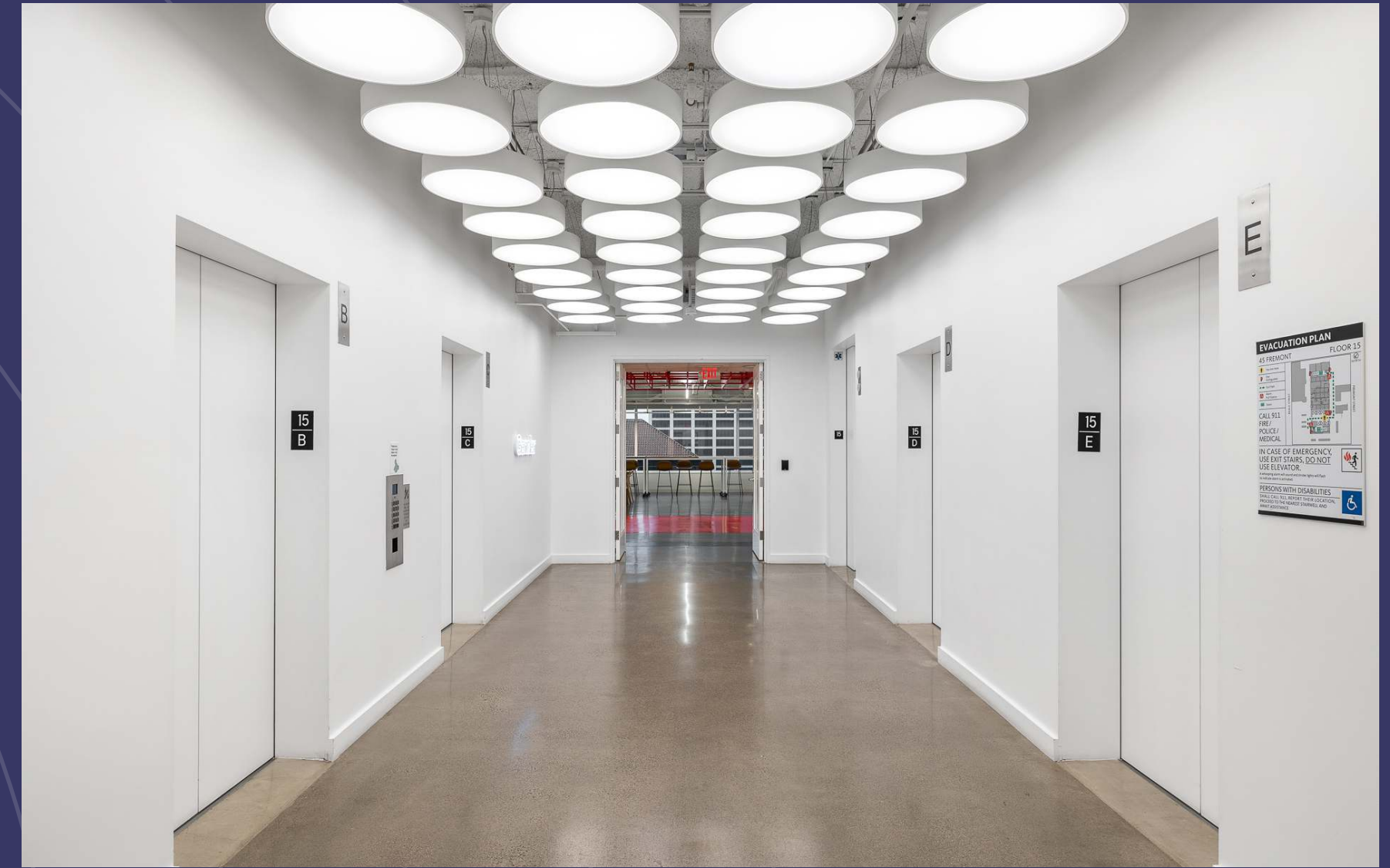
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Floor 15

Suite 1500

~18,925 SQFT

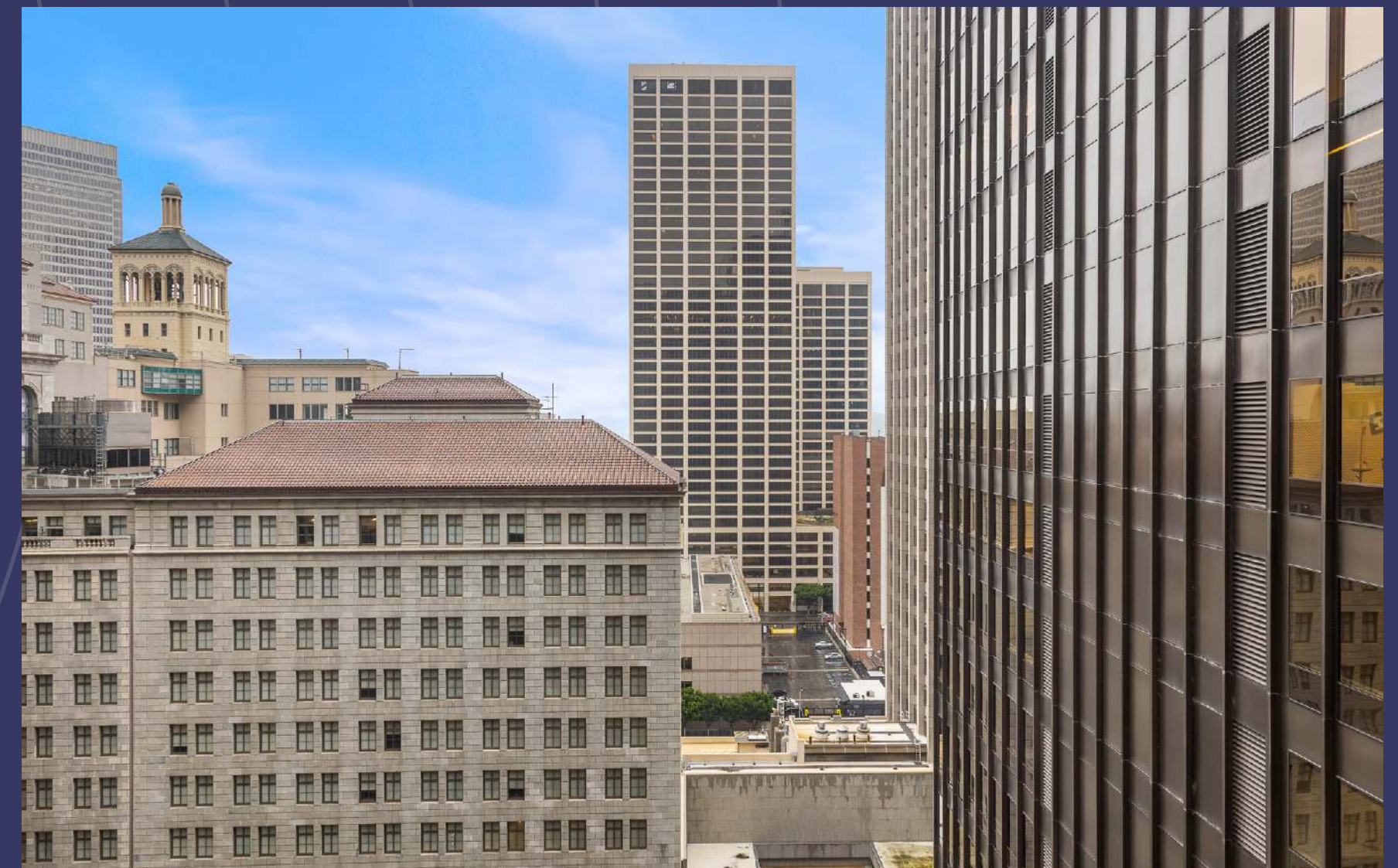
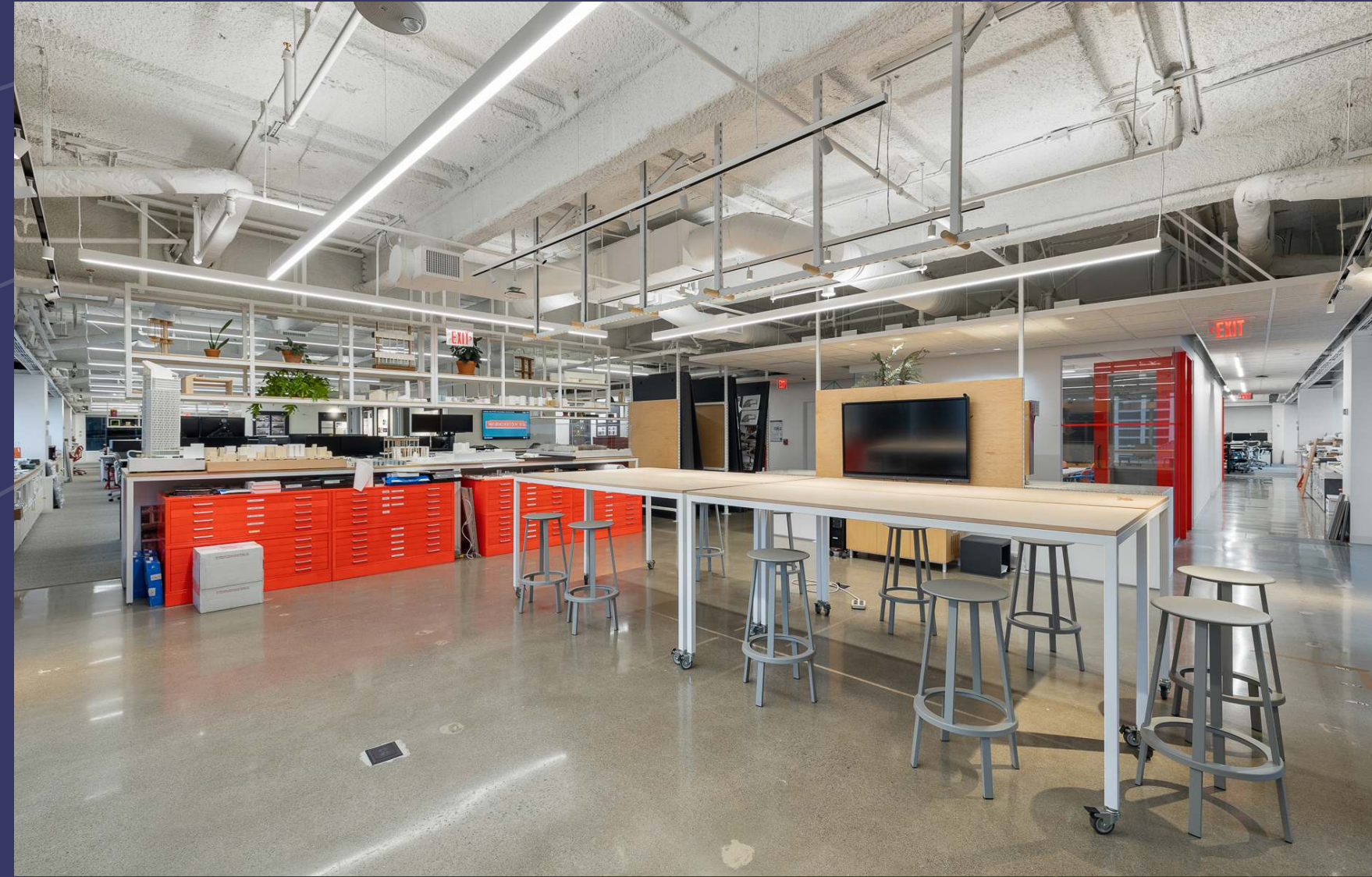


Floor 16

Suite 1600

~18,364 SQFT

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Floor 18

Suite 1800

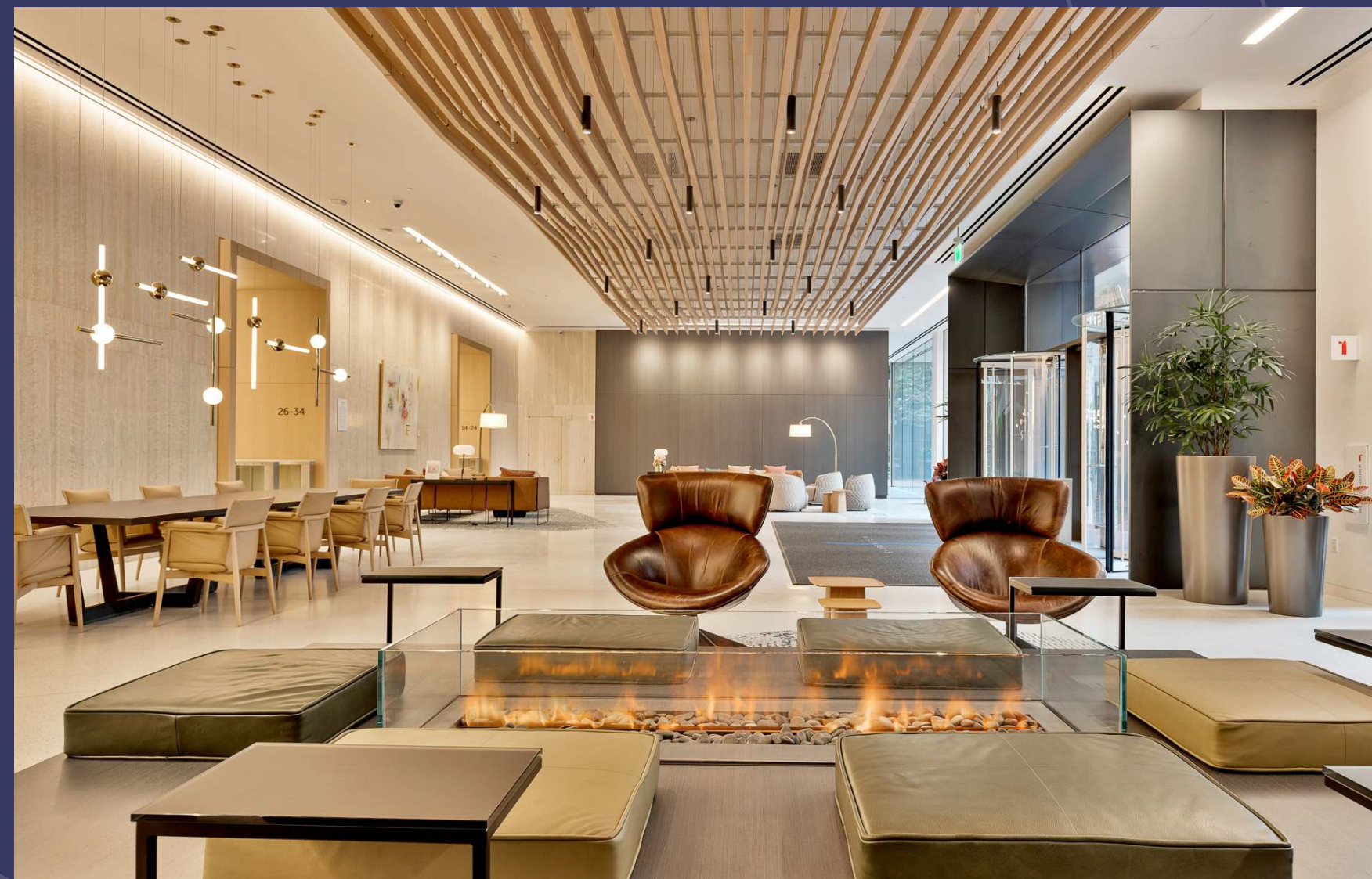
~19,284 SQFT

45 F R E M O N T



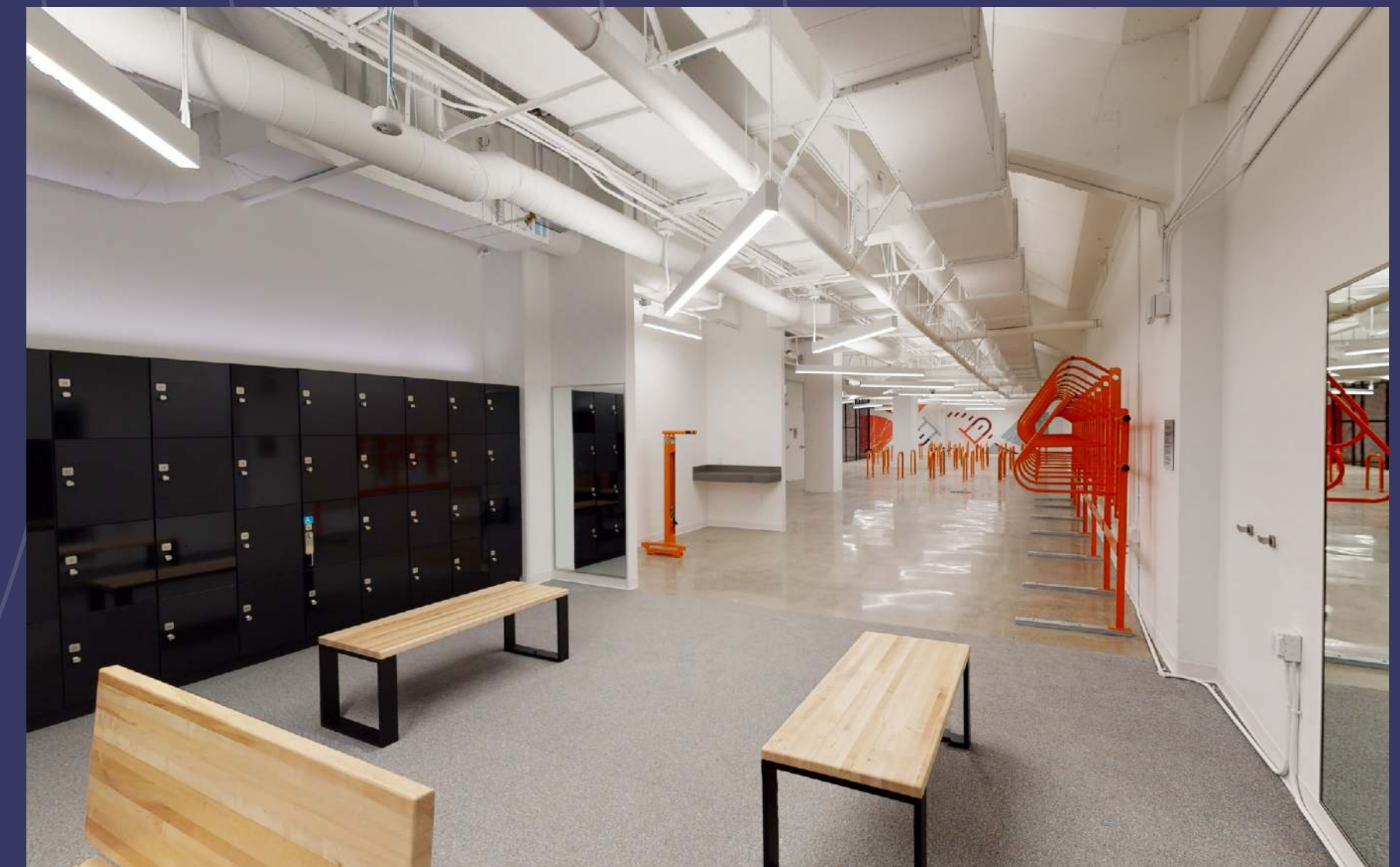
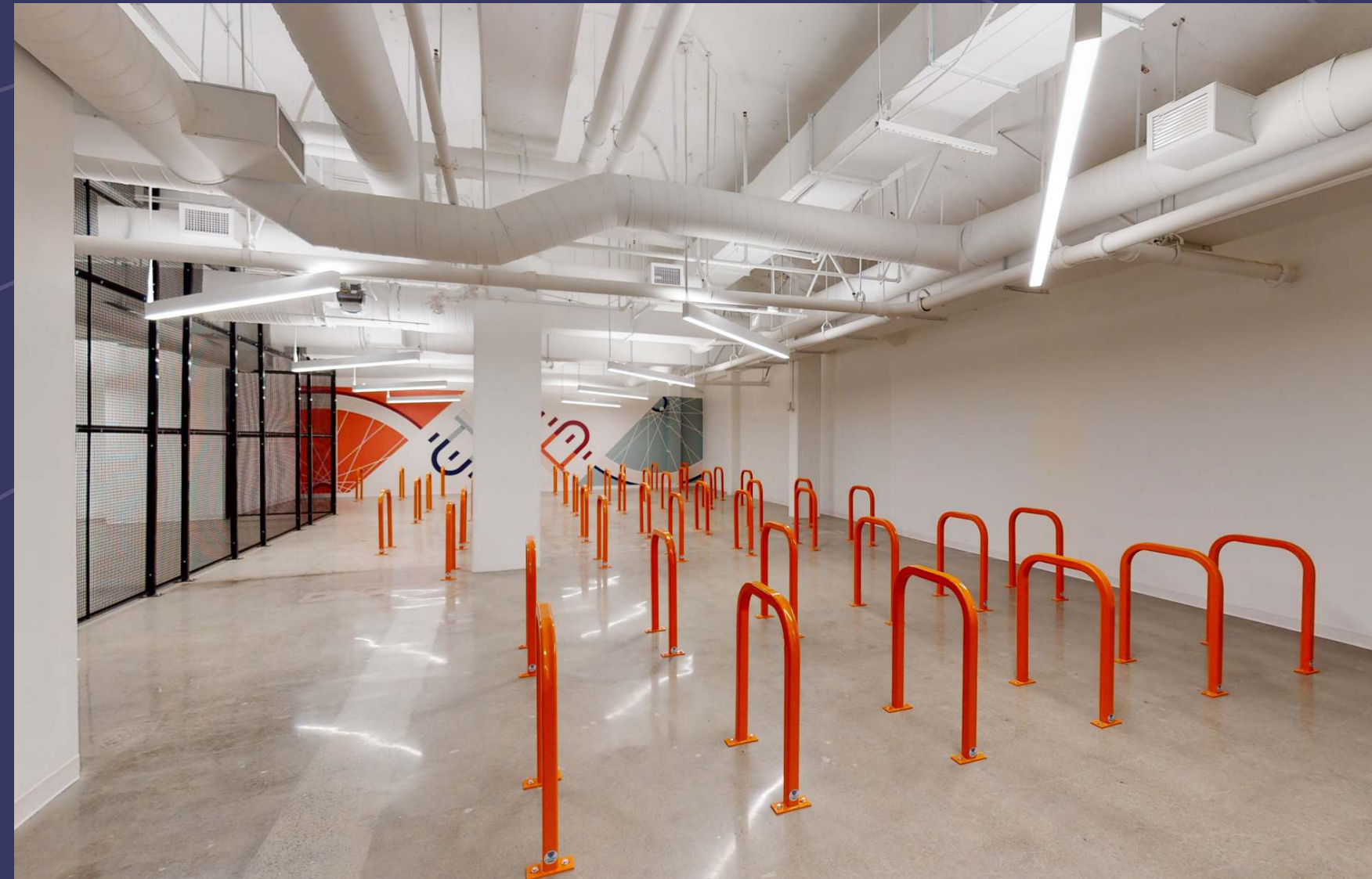
Lobby & Plaza

- Indoor Fire Pit
- Outdoor Fire Pit
- Outdoor Seating
- Proper Food Location



Basement Amenities

- Secure Bike Parking
- Locker Room
- Showers
- Restrooms



Office

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