

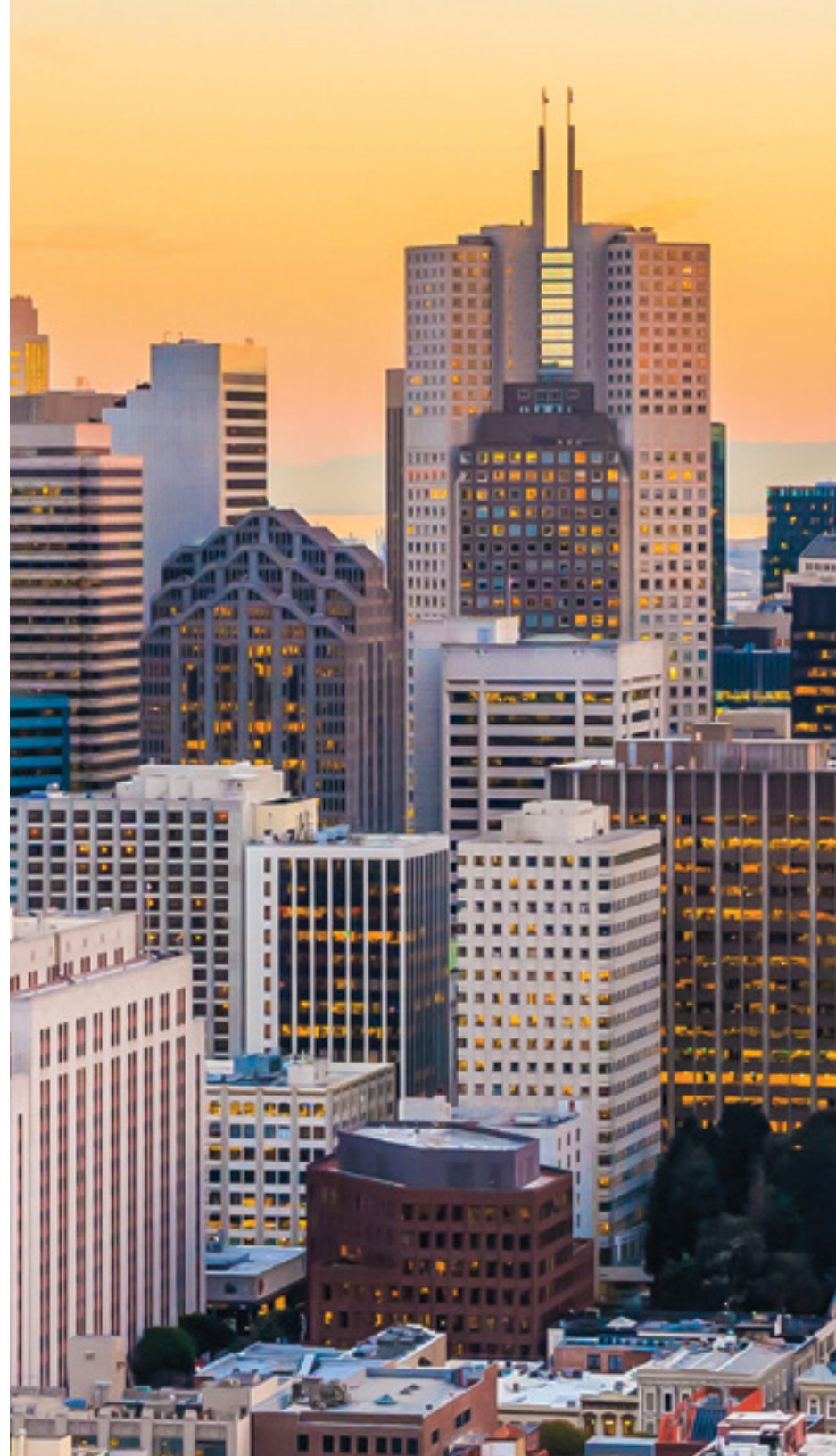
345
CALIFORNIA

www.345cal.com

345 California

Iconic, Class A mixed-use property with premier on-site amenities, spacious common areas, and flexible open floorplates designed for occupiers to create their ideal, modern office experience.

345 California's LEED Platinum rating, BOMA 360 designation, Energy Star rating, UL Verified Healthy Building for indoor air and its Fitwel certification ensures occupiers benefit from operational world-class best practices.



Plaza

Newly renovated Plaza.



Lobby

Newly renovated Lobby featuring state-of-the-art touch-free turnstile entry.



The Room

The Room is a new Tenant Lounge providing additional opportunities for spaced collaboration or quiet reflection.





High-end locker
& shower facilities,
towel service, feature
Molton Brown toiletries
with high sanitization
standards in place.





Commute to work on your bike with ease, featuring access to Lockers, Fix-it Station, and Bike Racks.



Amenities



On-site amenities include the Four Seasons Hotel at Embarcadero with a new signature restaurant opening in 2021. Nearby retailers & restaurants include Mendocino Farms, Amazon Go, Verizon, Starbucks, CorePower Yoga, Rumble Boxing, Pabu, Michael Mina, Perbacco, Barbacco, Tadich Grill and The Vault restaurant.





Access




9 Minutes



4 Minutes



4 Minutes












Ferry Building



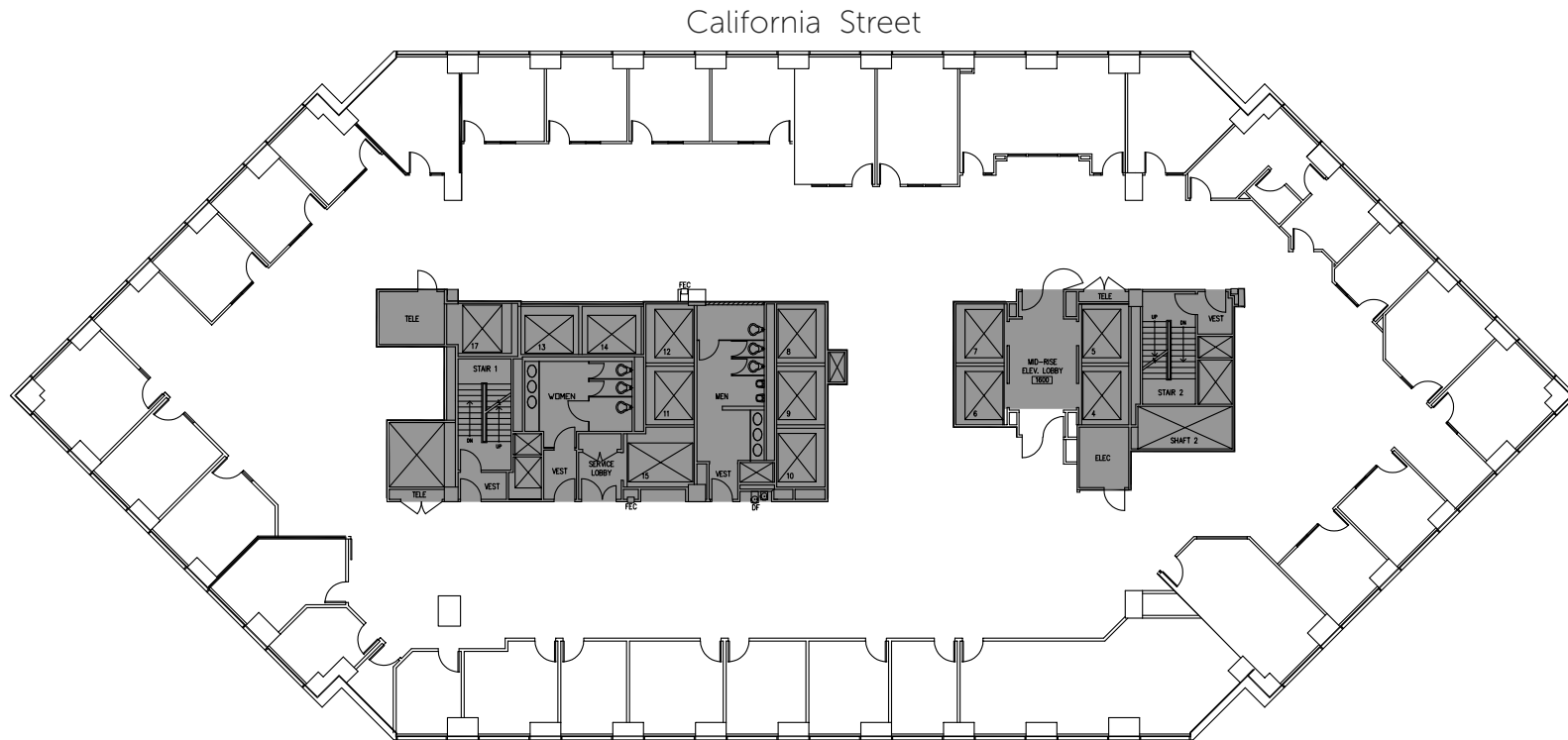
BART Station



MUNI

The Floor

Full Floor Plan



Flexible large floor plates provide a variety of office layouts

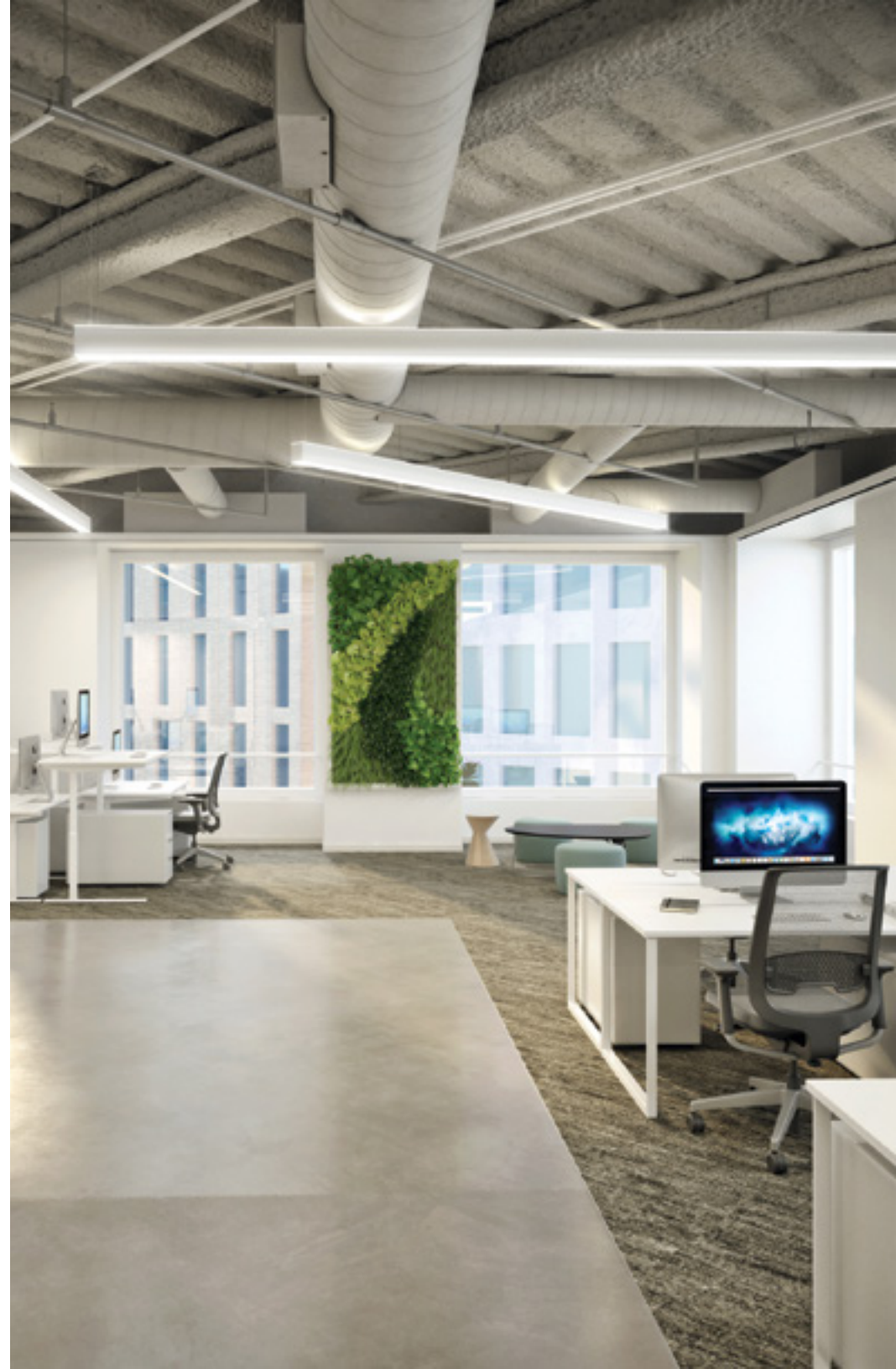
Design

Create a custom
experience for
your employees



Breathe Easy

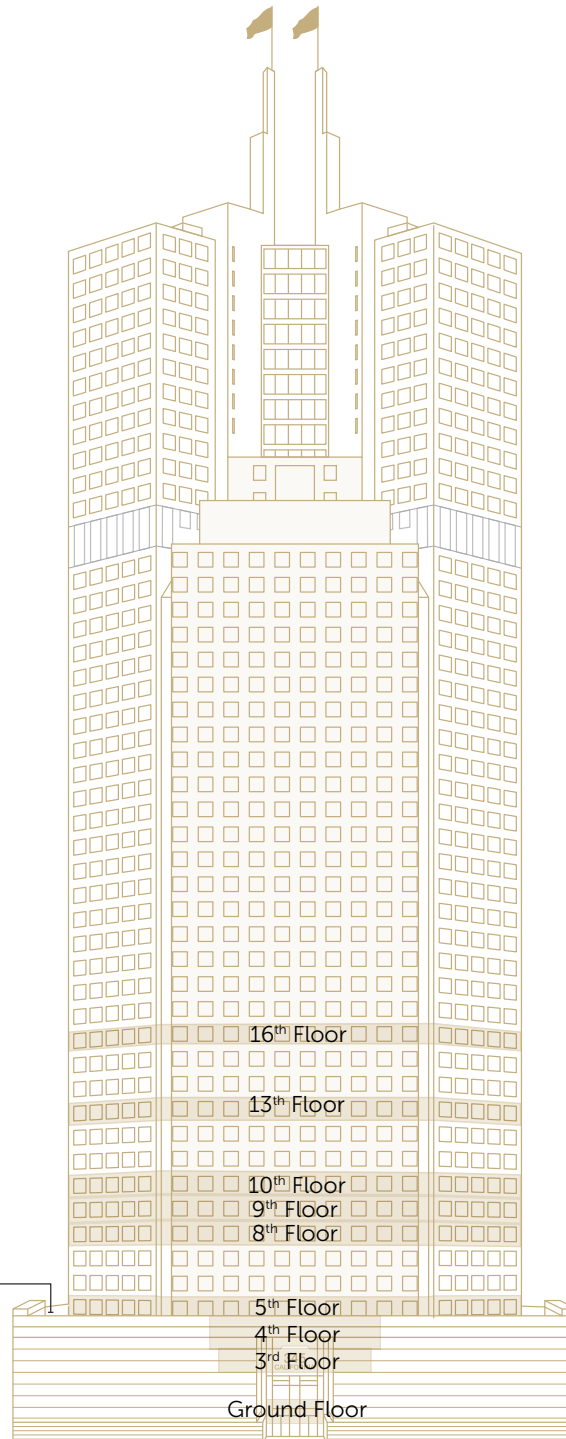
Experience the highest standard of healthy indoor air quality with spacious room to expand and grow. The building's HVAC systems have high efficiency MERV 13 filters and ventilation system meets ASHRAE 62 standards.



Transform Your Environment



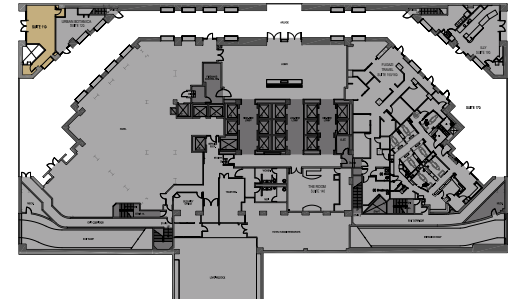
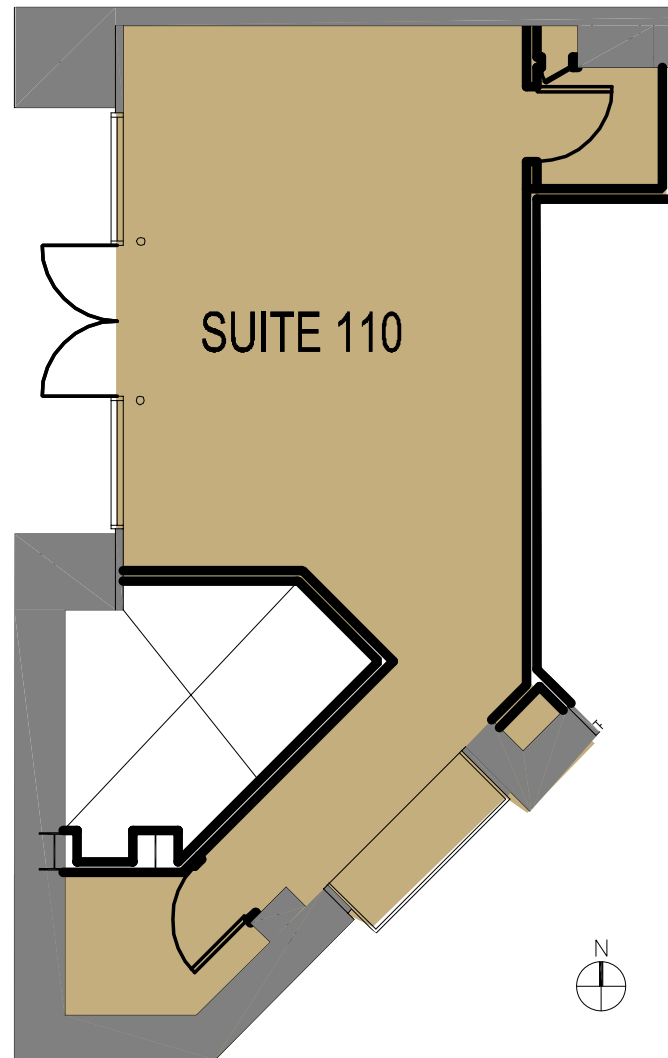
Availabilities



16th Floor	17,426 RSF	Available Now
13th Floor	16,764 RSF	Available 4/1/22
10th Floor	17,052 RSF	Available Now
9th Floor	17,052 RSF	Available Now
8th Floor	17,052 RSF	Available Now
5th Floor	16,970 RSF	Available Now
Suite 495	8,835 RSF	Available Now
Suite 350	7,088 RSF	Available Now
Suite 190	1,292 RSF	Available Now
Suite 110	661 RSF	Available Now
TOTAL	120,192 RSF	

Floor Plan

Ground Floor | Suite 110 | 661 RSF



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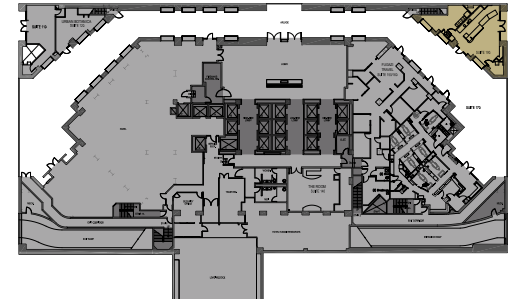
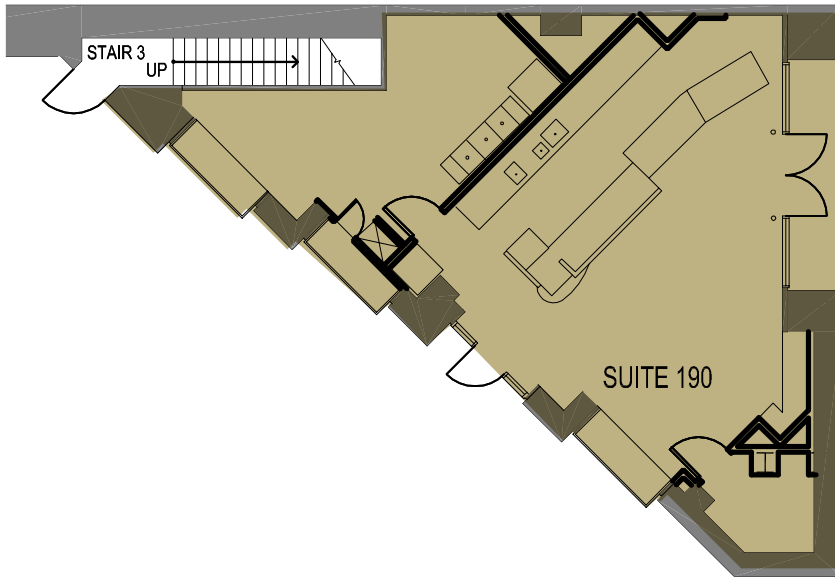
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Floor Plan

Ground Floor | Suite 190 | 1,292 RSF



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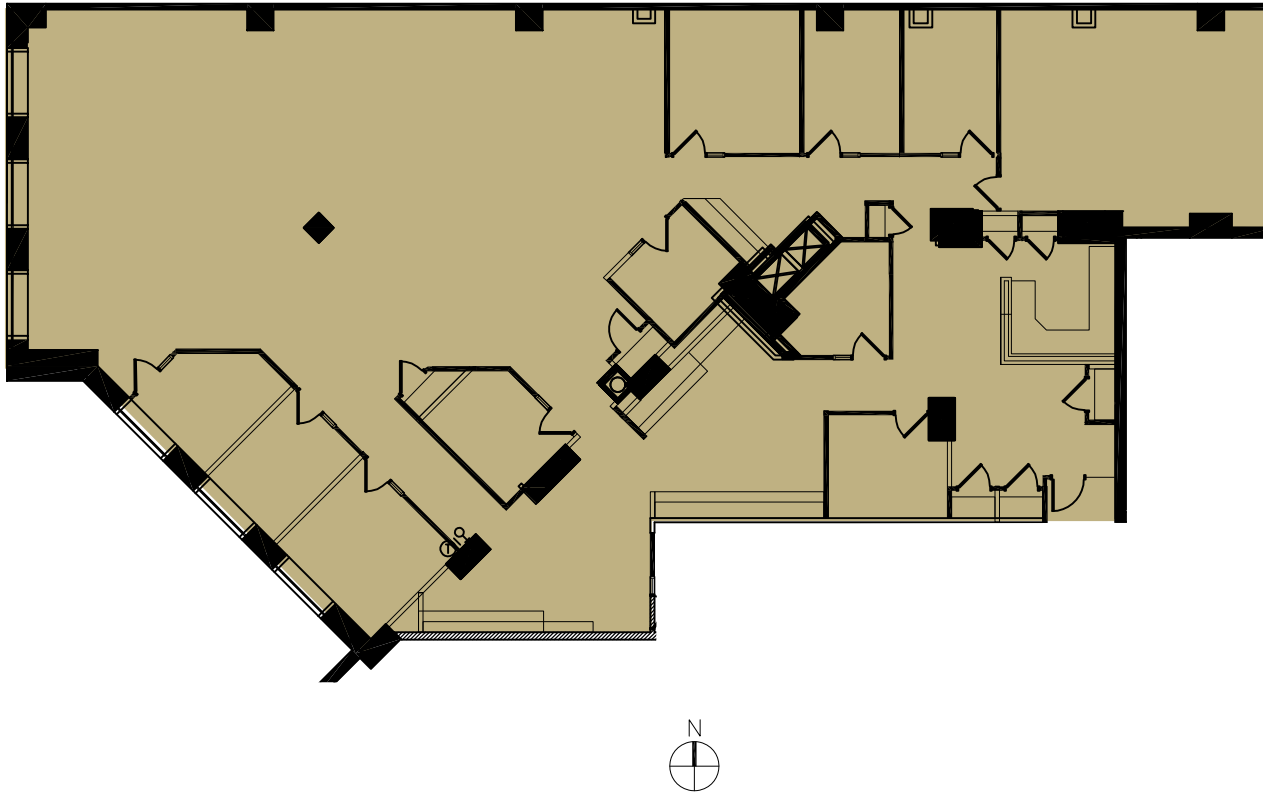
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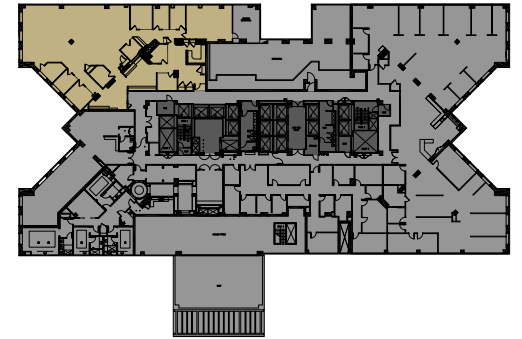


Floor Plan

3rd Floor | Suite 350 | 7,088 RSF



- 1 conference room
- 1 copy room
- 9 offices



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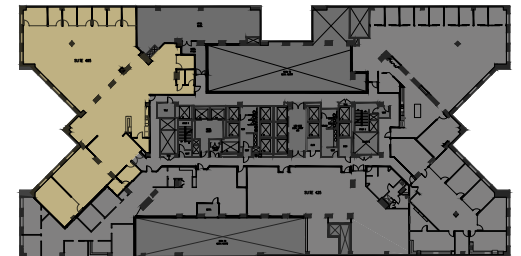


Floor Plan

4th Floor | Suite 495 | 8,835 RSF



- Open Area



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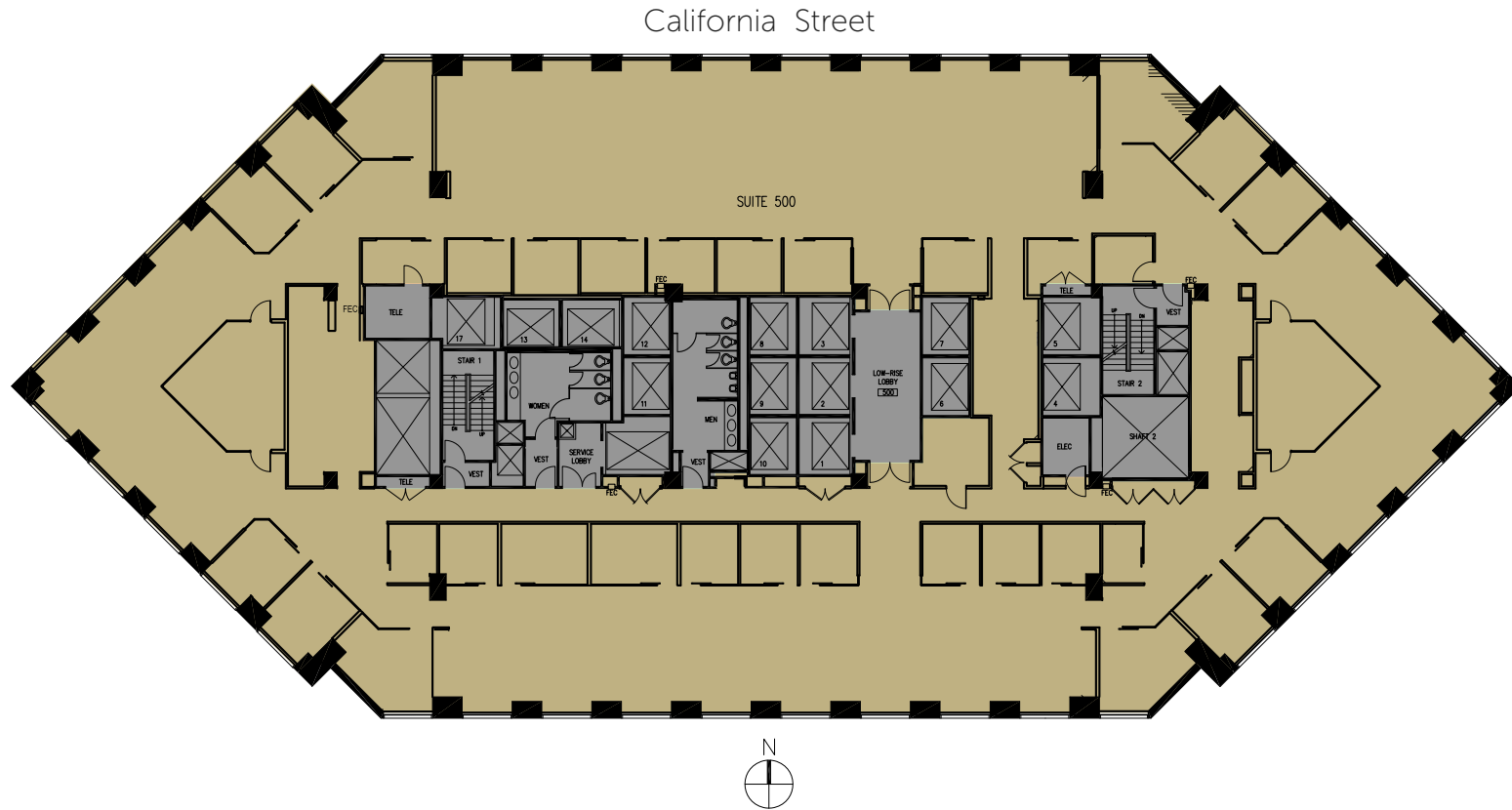
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Floor Plan

5th Floor | Suite 500 | 16,970 RSF



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Floor Plan

8th Floor | Suite 800 | 17,052 RSF



- 29 offices
- 2 conference rooms
- 2 phone rooms
- 1 break room
- 1 kitchen

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Floor Plan

9th Floor | Suite 900 | 17,052 RSF



- 31 offices
- 2 phone rooms
- 2 conference rooms

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Floor Plan

10th Floor | Suite 1000 | 17,052 RSF



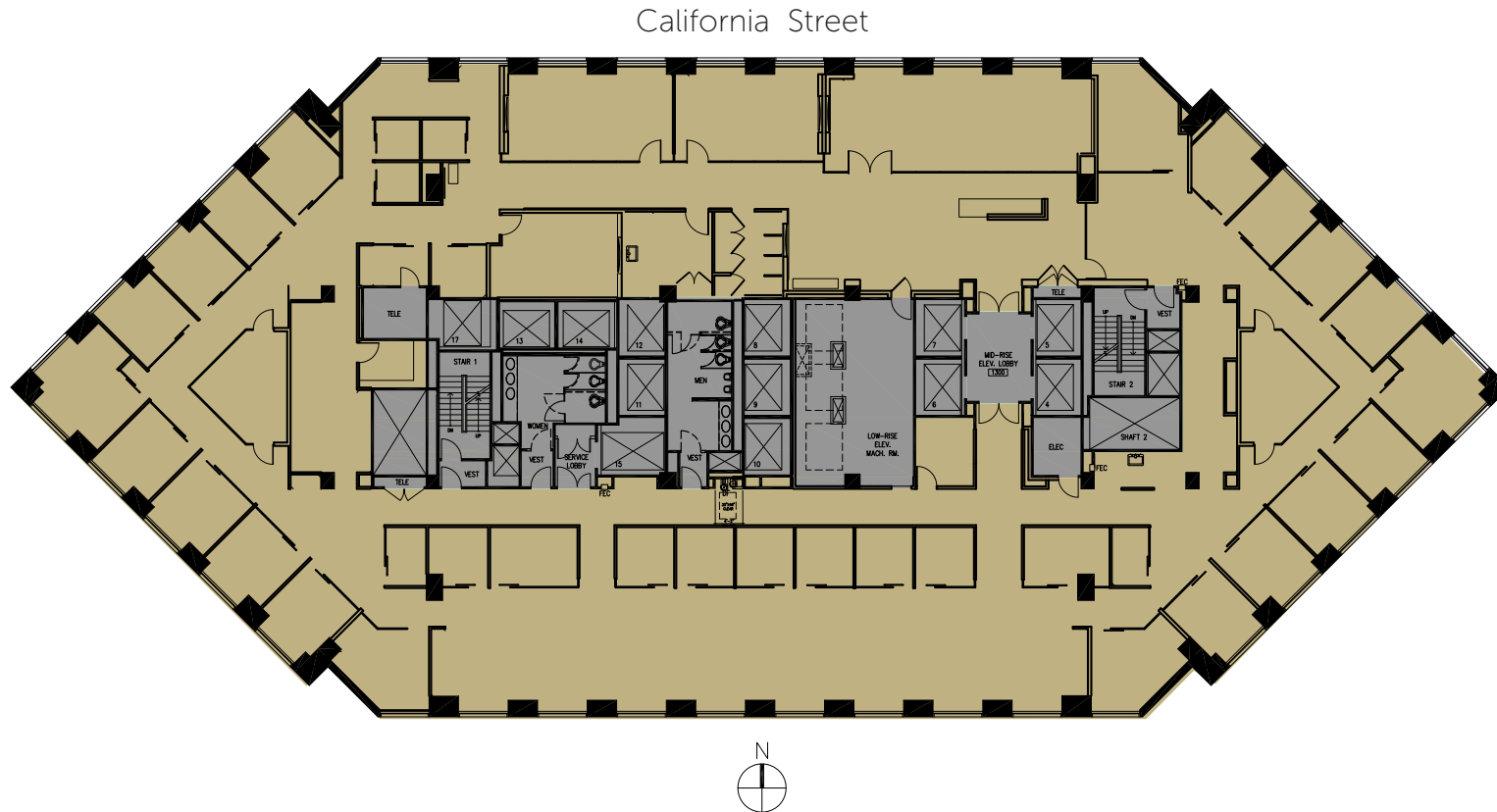
- 31 offices
- 2 phone rooms
- 2 conference rooms

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Floor Plan

13th Floor | Suite 1300 | 16,764 RSF



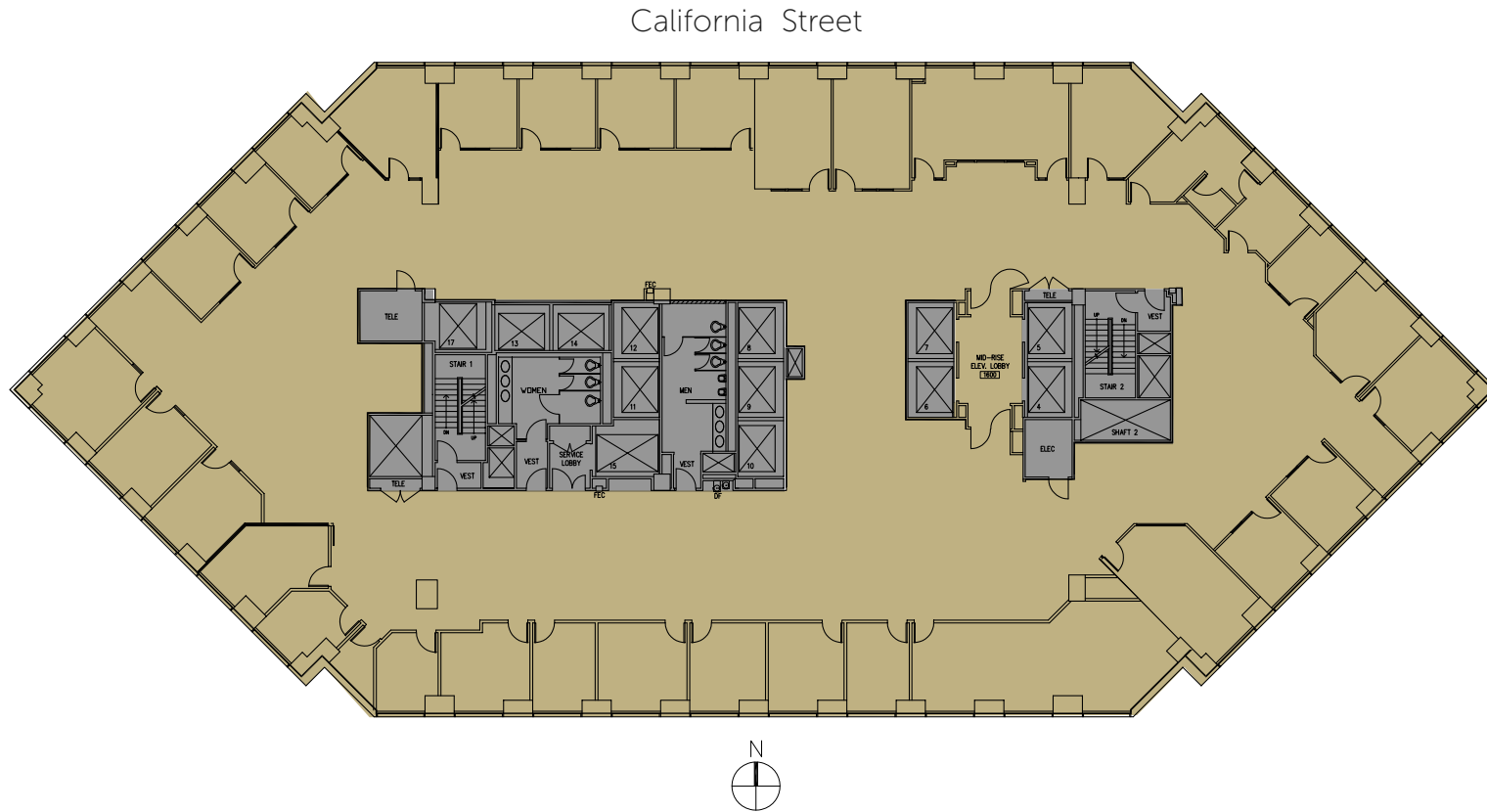
- 27 offices
- 6 conference rooms
- 2 phone rooms

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Floor Plan

16th Floor | Suite 1600 | 17,426 RSF



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METROPOLIS

