

## Commercial/Residential Property

**622-632 Polk Street @ Eddy  
San Francisco, CA**



Two vacant commercial spaces approximately  
300 sq. ft. each

80 vacant single-room occupancy units without  
kitchens. Each unit has a private bathroom.

Year built: 1928

Building size: 23,378 sq. ft.

Lot size: 4,460 sq. ft.

Elevator

Concrete and steel structure

Master metered for PG&E

Zoning: RC4

Lot: 6B

APN: 0741-006B

<b>Vacant</b>	<b>Projected Monthly Rent</b>
Commercial space	\$2,000
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80 SROs	\$64,000
<b>Projected Monthly Income:</b>	<b>\$68,000</b>
<b>Projected Annual Income:</b>	<b>\$816,000</b>



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