



# 525 Spruce St. Medical Office Space for Sublease

## Exceptional Neighborhood Location – Available Now

- Approximately 1,000 SF
- Shared Medical Office Space
- Dedicated Parking
- High-End Finishes Throughout
- Great Layout and Natural Light
- Surrounded by Amenities

Please contact agents for further information:

Peter Mikacich  
Lic 01133104  
peter.mikacich@colliers.com  
+1 415 288 7815

Shaun Bloomquist  
Lic 01501651  
shaun.bloomquist@colliers.com  
+1 415 288 7867

Colliers International  
101 Second Street, 11th Floor  
San Francisco, CA 94105  
[www.colliers.com/sanfrancisco](http://www.colliers.com/sanfrancisco)



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## Medical Office Space for Sublease

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Laurel Heights | San Francisco, CA





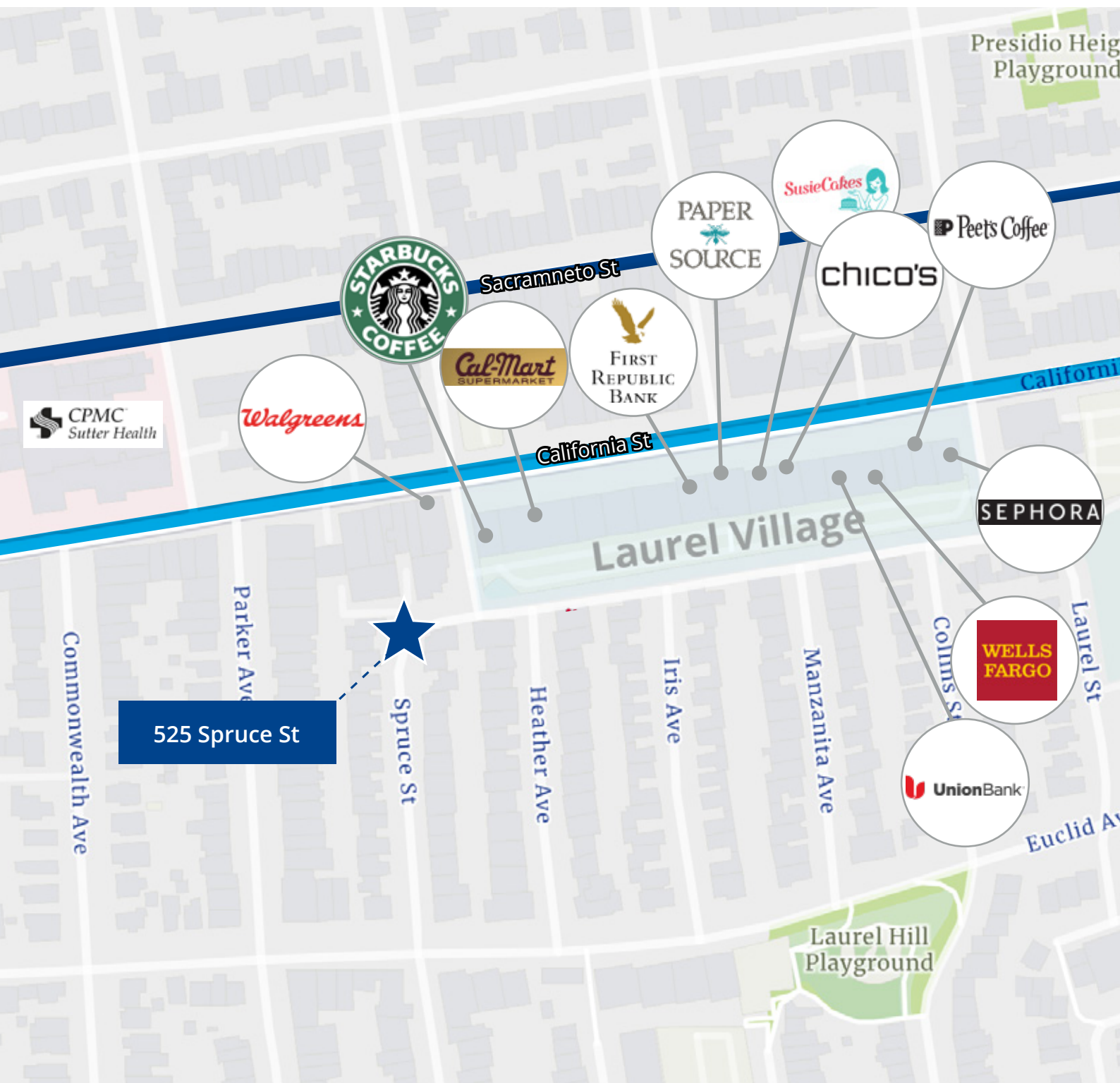
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Neighborhood Co-Tenancy



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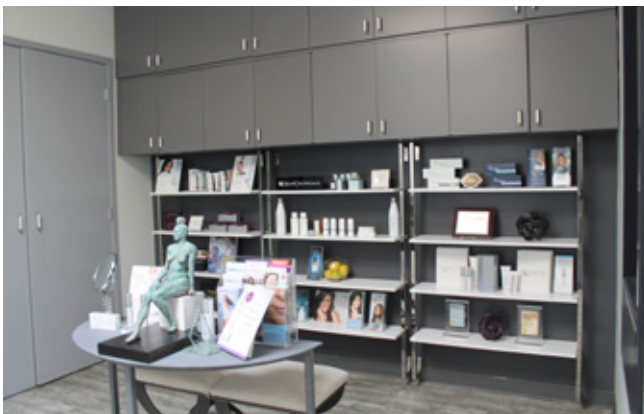
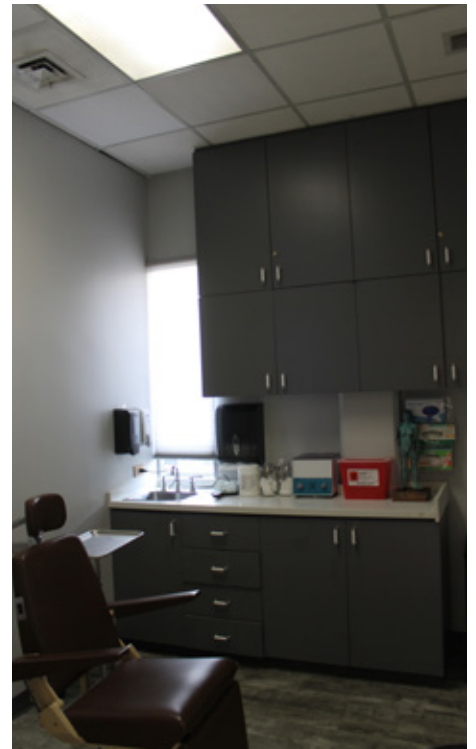
### Demographics

Census 2010 Summary	0.5 Mile Radius	1 Mile Radius	3 Mile Radius
Population	14,286	64,390	447,017
Households	6,966	31,661	224,556
Families	2,738	10,949	75,486
Average Household Size	1.98	1.92	1.92
Owner Occupied Housing Units	2,503	8,689	56,086
Renter Occupied Housing Units	4,463	22,972	168,470
Median Age	38.1	35.7	38.2
2020 Summary			
Population	15,027	67,993	491,868
Households	7,224	33,015	245,190
Families	2,877	11,617	82,687
Average Household Size	2.01	1.95	1.94
Owner Occupied Housing Units	2,715	9,421	63,687
Renter Occupied Housing Units	4,509	23,594	181,503
Median Age	39.8	37.5	39.7
Median Household Income	\$170,785	\$143,700	\$117,447
Average Household Income	\$226,571	\$198,162	\$172,122
2025 Summary			
Population	15,110	68,476	507,543
Households	7,259	33,247	253,217
Families	2,882	11,678	84,781
Average Household Size	2.01	1.95	1.94
Owner Occupied Housing Units	2,772	9,757	66,036
Renter Occupied Housing Units	4,487	23,490	187,181
Median Age	40.3	38.2	40.7
Median Household Income	\$188,878	\$160,537	\$135,275
Average Household Income	\$252,317	\$221,867	\$193,224
Trends: 2020-2025 Annual Rate			
Population	0.11%	0.16%	0.63%
Households	0.10%	0.14%	0.65%
Families	0.03%	0.10%	0.50%
Owner Households	0.42%	0.70%	0.73%
Median Household Income	2.03%	2.24%	2.87%

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# Contact

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