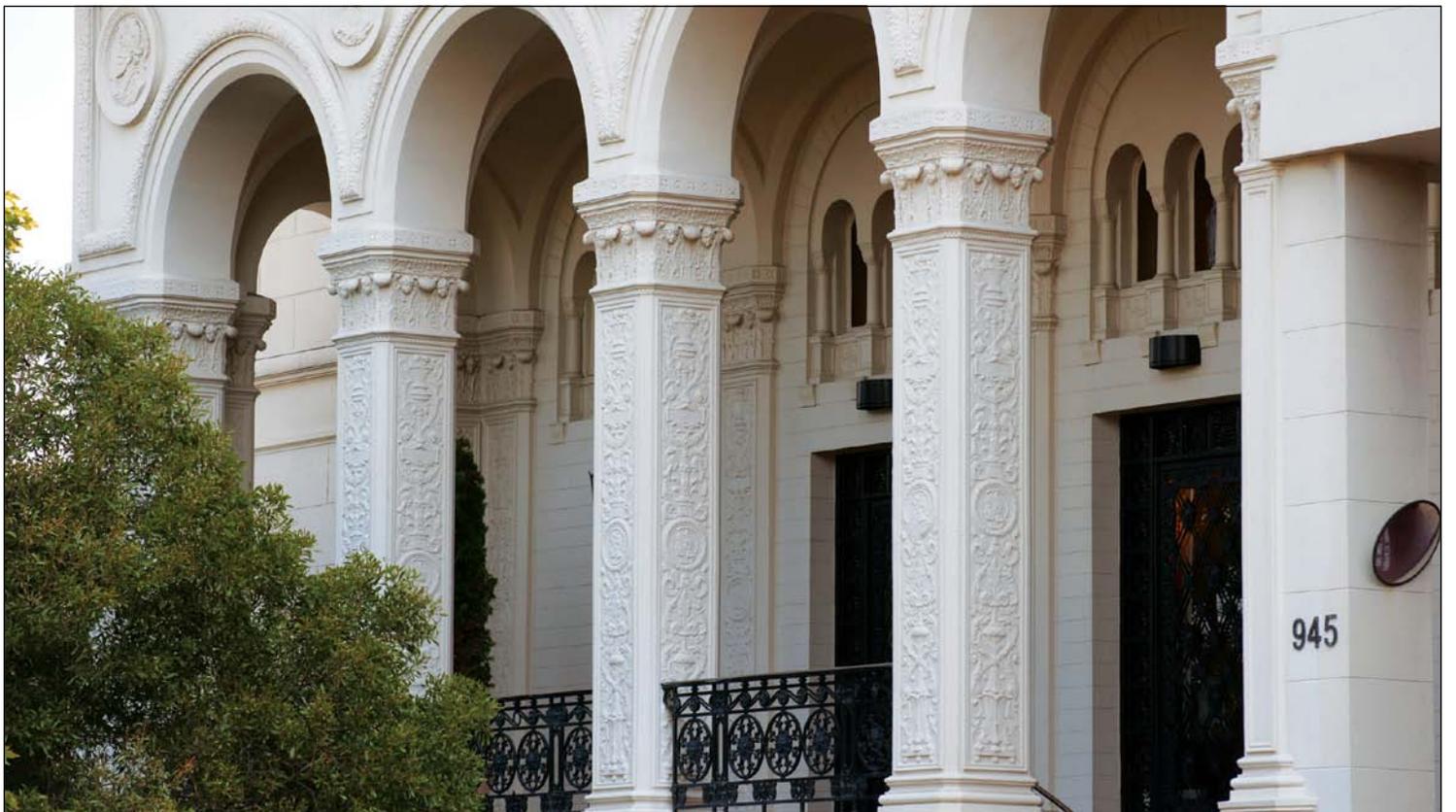




945 GREEN STREET #5, SAN FRANCISCO  
CLASSIC RUSSIAN HILL CO-OP  
WITH BREATHTAKING VIEWS





A landmark at the summit of Russian Hill, 945 Green Street is a commanding building privately positioned at the end of a cul-de-sac and one of San Francisco's most exclusive and desirable classic cooperative buildings. Built by San Francisco socialite and railroad heir Templeton Crocker in 1928, the building was designed by noted architectural firm Quandt and Bos who also designed 1940 Broadway, 1960 Broadway, and 2555 Larkin Street. Residence #5, not available for purchase in over 40 years, encompasses the entire fifth floor offering breathtaking vistas across the City from every vantage point. Introducing the residence is a secure lobby befitting the elaborate architectural detail that embellishes the ornate and distinguished exterior. A mahogany paneled elevator arrives at a private vestibule at the home's entrance where rich details unfold and continue inside with fine hardwood flooring and layers of crown moldings complemented by high ceilings and wonderful scale. Uplifting the ambiance are expansive windows that pivot to open to the fresh air while providing an uninterrupted display of San Francisco iconic landmarks such as Alcatraz and Angel Islands, the Transamerica Building, Coit Tower, and the Bay Bridge.





The graceful floor plan features elegant formal entertaining spaces along with a range of more relaxed casual areas that augment the design including a handsome library (potential 4<sup>th</sup> bedroom), staff bedroom currently used as an office, sitting area/office, and casual dining area. Spanning approximately 4,000 square feet, the residence continues with 3 bedrooms, each with en suite bath and all with views across San Francisco. Property amenities at 945 Green Street include covered parking for two vehicles plus a staffed entrance from 7 a.m. to midnight daily. Completing the appeal of this most desirable co-op is its excellent location just moments to all The City has to offer with shopping and excellent restaurants, cable car access, and charming "stairway streets" all within easy reach.

## Summary of the Home

- One of San Francisco's most iconic residential buildings atop Russian Hill at the end of a cul-de-sac
- Circa 1928 building with architecture by Quant & Bos, built by Templeton Crocker
- Not available for purchase in over 40 years
- Full-floor cooperative with 3 bedrooms and 4.5 bathrooms
- Approximately 4,000 square feet of living space
- Panoramic views on every side of the residence spanning San Francisco landmarks, Alcatraz and Angel Islands, the Bay Bridge, and city skylines
- Direct elevator access to a private vestibule plus service elevator
- Grand formal living and dining rooms, sitting room/office, customized library (formerly a 4<sup>th</sup> bedroom), and staff bedroom currently used as an office
- Compartmentalized kitchen with butler's area, casual dining space, large pantry, and wine closet
- Two assigned covered parking spaces plus ample guest parking
- Private storage room with window, as well as common storage room
- Staffed lobby from 7 a.m. to midnight daily
- All sales are subject to approval by the Board of Directors of the Cooperative Homeowner's Association

Price upon request

For additional photos please visit: [www.945Green5.com](http://www.945Green5.com)



The information contained herein, including square footage or acreage, has been provided, by various sources which may include the seller, public records, MLS or others. Pacific Union has not verified or investigated the accuracy of this information. Prospective buyers are advised to conduct their own investigation of the property and the information contained herein, utilizing licensed professionals where appropriate, before purchasing this property. Photography by Vince Valdes. ©Marketing Designs, Inc. 650.802.0888 • marketingdesigns.net