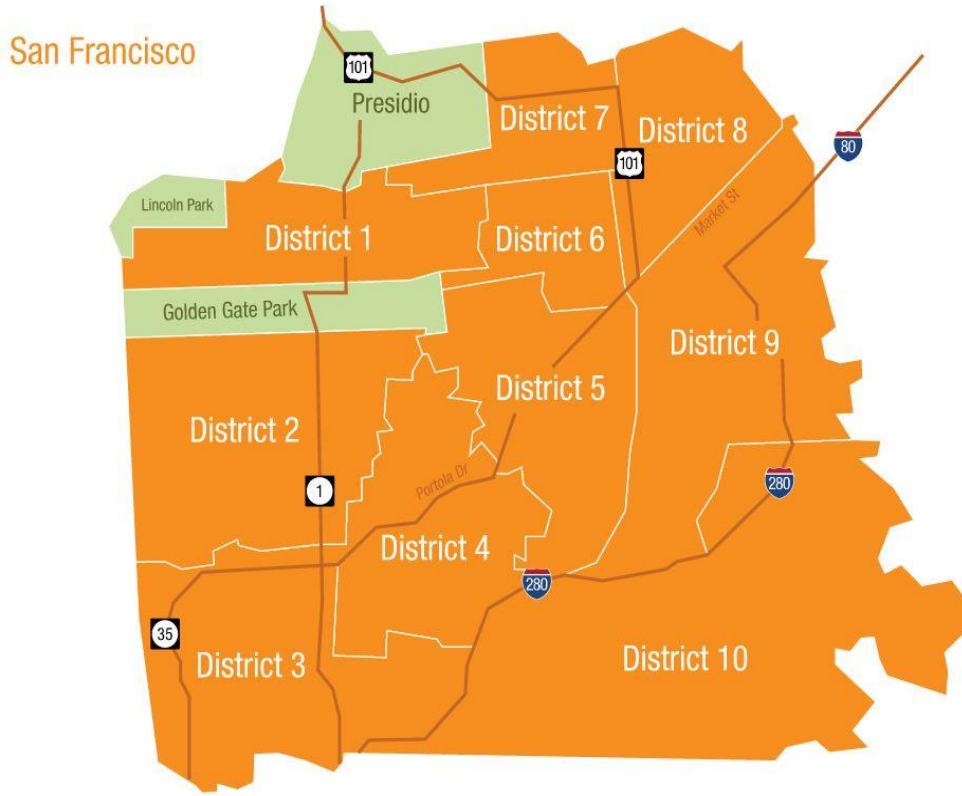


Understanding San Francisco MLS Codes: San Francisco Realtor Districts & Sub-Districts

Searching San Francisco’s Multiple Listing Service (“MLS”) and/or reading San Francisco Association of Realtors (“SFAR”) market statistics can be a challenging task: SFAR divides the City into ten (10) coded Realtor Districts and 89 Realtor Sub-Districts. Some of the Districts encompass neighborhoods that are relatively homogeneous in home values (such as Districts 5 and 7), and others contain areas of dramatically different values (e.g., District 8 which includes both Russian Hill and the Tenderloin). Neighborhoods are not static and their character can be affected by many factors such as alterations to existing improvements, new construction, local services, maintenance, societal changes as well as other factors. For further details on neighborhoods and/or group of neighborhoods, please refer to <http://www.sfbykate.com/real-estate-san-francisco/neighborhoods-of-san-francisco-2/key-neighborhoods> and <http://sfbykate.com/images/pdf/neighborhoods-verview-upd.pdf>. SFAR market statistics are published in the Real Estate / Market Statistics section of my website.

For your convenience, I have prepared the below summaries which in my opinion simplify the process of understanding how Districts and Sub-Districts are organized and coded by SFAR. I will be glad to assist you with your property search as well as provide further details on each SFAR Sub-District / neighborhood. Taking advantage of knowledgeable agent’s services from the start will save lots of time and effort, make the home buying process smoother as well as potentially result in savings once the purchase will be completed.

SFAR District Map*



SFAR Neighborhood Map**



Disclaimer: Information provided herein was derived from public sources, it is intended for information purposes only

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SFAR Realtor Districts & Sub-Districts: SFAR Codes*



District 6: Central North

Alamo Square - 6e
 Anza Vista - 6a
 Hayes Valley - 6b
 Lower Pacific Heights - 6c
 North of Panhandle - 6f
 Western Addition - 6d

District 7: North

Cow Hollow - 7d
 Marina - 7a
 Pacific Heights - 7b
 Presidio Heights - 7c

District 8: Northeast

Downtown San Francisco - 8a
 Financial District - Barbary Coast - 8b
 Nob Hill - 8c
 North Beach - 8d
 North Waterfront - 8h
 Russian Hill - 8e
 Telegraph Hill - 8g
 Tenderloin - 8j
 Van Ness - Civic Center - 8f

District 1: Northwest

Central Richmond - 1a
 Inner Richmond - 1b
 Jordan Park - Laurel Heights - 1c
 Lake Street - 1d
 Lone Mountain - 1g
 Outer Richmond - 1e
 Sea Cliff - 1f

District 3: Southwest

Ingleside - 3h
 Ingleside Heights - 3g
 Lake Shore - 3a
 Lakeside - 3e
 Merced Heights - 3b
 Merced Manor - 3f
 Oceanview - 3j
 Pine Lake Park - 3c
 Stonestown - 3d

District 5: Central

Buena Vista - Ashbury Heights - 5f
 Clarendon Heights - 5h
 Cole Valley - Parnassus Heights - 5e
 Corona Heights - 5g
 Duboce Triangle - 5j
 Eureka Valley - Dolores Heights - 5k
 Glen Park - 5a
 Haight Ashbury - 5b
 Mission Dolores - 5m
 Noe Valley - 5c
 Twin Peaks - 5d

District 9: Central East

Bernal Heights - 9a
 Central Waterfront - Dogpatch - 9j
 Inner Mission - 9c
 Mission Bay - 9d
 Potrero Hill - 9e
 South Beach - 9h
 South of Market - 9f
 Yerba Buena - 9g

District 2: Central West

Central Sunset - 2e
 Golden Gate Heights - 2a
 Inner Parkside - 2g
 Inner Sunset - 2f
 Outer Parkside - 2b
 Outer Sunset - 2c
 Parkside - 2d

District 4: Twin Peaks West

Balboa Terrace - 4a
 Diamond Heights - 4b
 Forest Hill - 4c
 Forest Hill Extension - 4j
 Forest Knolls - 4d
 Ingleside Terrace - 4e
 Midtown Terrace - 4f
 Miraloma Park - 4h
 Monterey Heights - 4m
 Mount Davidson Manor - 4n
 Saint Francis Wood - 4g
 Sherwood Forest - 4k
 Sunnyside - 4s
 West Portal - 4t
 Westwood Highlands - 4p
 Westwood Park - 4r

District 10: Southeast

Bayview - 10a
 Bayview Heights - 10k
 Candlestick Point - 10m
 Crocker Amazon - 10b
 Excelsior - 10c
 Hunters Point - 10j
 Little Hollywood - 10n
 Mission Terrace - 10h
 Outer Mission - 10d
 Portola - 10f
 Silver Terrace - 10g
 Visitacion Valley - 10e

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SFAR Realtor Districts & Sub-Districts: in Alphabetical Order

In the event you prefer to search for neighborhood codes regardless of the District, below please find the list of SFAR Sub-Districts in alphabetical order with corresponding codes:

- | | | |
|---------------------------------------------|---------------------------------------|----------------------------------|
| 1. Alamo Square – 6e | 31. Ingleside – 3h | 61. Outer Mission – 10d |
| 2. Anza Vista – 6a | 32. Ingleside Heights – 3g | 62. Outer Parkside – 2b |
| 3. Balboa Terrace – 4a | 33. Ingleside Terrace – 4e | 63. Outer Richmond – 1e |
| 4. Bayview – 10a | 34. Inner Mission – 9c | 64. Outer Sunset – 2c |
| 5. Bayview Heights – 10k | 35. Inner Parkside – 2g | 65. Pacific Heights – 7b |
| 6. Bernal Heights – 9a | 36. Inner Richmond – 1b | 66. Parkside – 2d |
| 7. Buena Vista – Ashbury Heights – 5f | 37. Inner Sunset – 2f | 67. Pine Lake Park – 3c |
| 8. Candlestick Point – 10m | 38. Jordan Park – Laurel Heights – 1c | 68. Portola – 10f |
| 9. Central Richmond – 1a | 39. Lake Shore – 3a | 69. Potrero Hill – 9e |
| 10. Central Sunset – 2e | 40. Lakeside – 3e | 70. Presidio Heights – 7c |
| 11. Central Waterfront – Dogpatch – 9j | 41. Lake Street – 1d | 71. Russian Hill – 8e |
| 12. Clarendon Heights – 5h | 42. Little Hollywood – 10n | 72. Saint Francis Wood – 4g |
| 13. Cole Valley – Parnassus Heights – 5e | 43. Lone Mountain – 1g | 73. Sea Cliff – 1f |
| 14. Corona Heights – 5g | 44. Lower Pacific Heights – 6c | 74. Sherwood Forest – 4k |
| 15. Cow Hollow – 7d | 45. Marina – 7a | 75. Silver Terrace – 10g |
| 16. Crocker Amazon – 10b | 46. Merced Heights – 3b | 76. South Beach – 9h |
| 17. Diamond Heights – 4b | 47. Merced Manor – 3f | 77. South of Market – 9f |
| 18. Downtown San Francisco – 8a | 48. Midtown Terrace – 4f | 78. Stonestown – 3d |
| 19. Duboce Triangle – 5j | 49. Miraloma Park – 4h | 79. Sunnyside – 4s |
| 20. Eureka Valley – Dolores Heights – 5k | 50. Mission Bay – 9d | 80. Telegraph Hill – 8g |
| 21. Excelsior – 10c | 51. Mission Dolores – 5m | 81. Tenderloin – 8j |
| 22. Financial District – Barbary Coast – 8b | 52. Mission Terrace – 10h | 82. Twin Peaks – 5d |
| 23. Forest Hill – 4c | 53. Monterey Heights – 4m | 83. Van Ness – Civic Center – 8f |
| 24. Forest Hill Extension – 4j | 54. Mount Davidson Manor – 4n | 84. Visitacion Valley – 10e |
| 25. Forest Knolls – 4d | 55. Nob Hill – 8c | 85. Western Addition – 6d |
| 26. Glen Park – 5a | 56. Noe Valley – 5c | 86. West Portal – 4t |
| 27. Golden Gate Heights – 2a | 57. North Beach – 8d | 87. Westwood Highlands – 4p |
| 28. Haight Ashbury – 5b | 58. North Panhandle – 6f | 88. Westwood Park – 4r |
| 29. Hayes Valley – 6b | 59. North Waterfront – 8h | 89. Yerba Buena – 9g |
| 30. Hunters Point – 10j | 60. Oceanview – 3j | |

*These SFAR District maps and neighborhood codes were provided courtesy of SFAR: <http://sfar.stats.10kresearch.com/reports>; <http://www.sfrealtors.com/US/Neighborhood/CA/San-Francisco.html>

**This SFAR Neighborhood Map was provided courtesy of https://storage.googleapis.com/idx-acnt-gs.ihouseprd.com/AR477645/file_manager/neighborhood_map.png

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Thank you for taking the time to review my summary of San Francisco's Realtor Districts and Sub-Districts, I hope you find it useful. If you are interested in my research on San Francisco's history, architecture and neighborhoods, please refer to: <http://www.sfbykate.com/about-sf/history-of-san-francisco-2/history-overview>; <http://sfbykate.com/images/pdf/arch-overview-2016.pdf> and <http://www.sfbykate.com/real-estate-san-francisco/neighborhoods-of-san-francisco-2/key-neighborhoods>, respectively.

In the event you are interested in buying or selling a home in San Francisco or if you would like to learn more about the local real estate market, I believe that I am in the position to best assist you. A corporate attorney by background, licensed to practice law in California, New York and Russia, I obtained my California real estate broker's license in 2004. I hold an LL.M degree in Commercial Law from University of Cambridge, England (Queens' College). As a corporate attorney with 10+ years of experience, I have worked with several Fortune 500 clients, managing complex transactions and corporate restructurings. I have a reputation for tenacity, negotiation skills and client service. I enjoy working with people and make my clients' interests my utmost priority. I am fluent in English and Russian.

I affiliated with Coldwell Banker Residential Brokerage for its international reputation, extraordinary marketing presence and strong leadership. I work at the office in which Coldwell Banker was founded in 1906 located at 1801 Lombard Street in San Francisco. Coldwell Banker currently ranks as No. 1 real estate company in sales volume in Northern California outpacing its nearest competitor by a remarkable 375%. Its global presence with offices in 43 countries and territories around the world offers a truly international network, unmatched by local or regional specialty brokers.

I am a long-term resident of San Francisco's Pacific Heights enamored by the City's natural beauty, rich history and diverse culture. I enjoy and participate in the local social and cultural scenes, am passionate about San Francisco's history as well as its everyday life, frequently publishing in social media on the issues relating to the City's political, economic and social life. I will be looking forward to hearing from you.

With best wishes,



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