These 12 blocks occupy a level space immediately south of Fort Mason. The area is zoned second-residential and largely given over to flats and apartment houses. The single-family residences are of frame and stucco construction, approximately 15 years old, have a cost range of from $6,000 to $15,000, are occupied largely by "white collar" workers, professional and business men, with an income range of from $1800 to $6,000, and are 60% owner-occupied, with not to exceed 2% vacancy. The maintenance is good, and schools, parks, and transportation facilities are conveniently available. A standard six-room house in this area would have sold for $9500 in 1929, $6750 in 1933, and is currently selling for $8,000. The same home would have rented for $90 in 1929, $60 in 1933, and $75 now.