

4240 ROCKLIN RD
ROCKLIN, CA
FOR LEASE
3,763 RSF OFFICE SUITE

ETHAN CONRAD
PROPERTIES INC.



FOR MORE INFORMATION CONTACT:

Connor Finch
DRE: #02083873
connor@ethanconradprop.com

Todd Newburn
DRE: #01226238
tnewburn@ethanconradprop.com

916.779.1000

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1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | 916.779.1000
www.ethanconradprop.com

FEATURES:

- Well-located building in an attractive business park setting
- Excellent access to I-80 on Rocklin Rd
- Building signage available
- Plenty of shaded parking
- Mature landscaping
- Competitive lease rates
- Fiber ready

PROPERTY DETAILS:

Attractive building with flexible and functional tenant improvements. Suites have just been remodeled and are ready for immediate occupancy. Suites enjoy view of adjacent creek. Great location with retail and restaurants nearby.

LEASE RATE:

Suite 9: 3,763 RSF \$5,833.00 (\$1.55 PSF, MG)



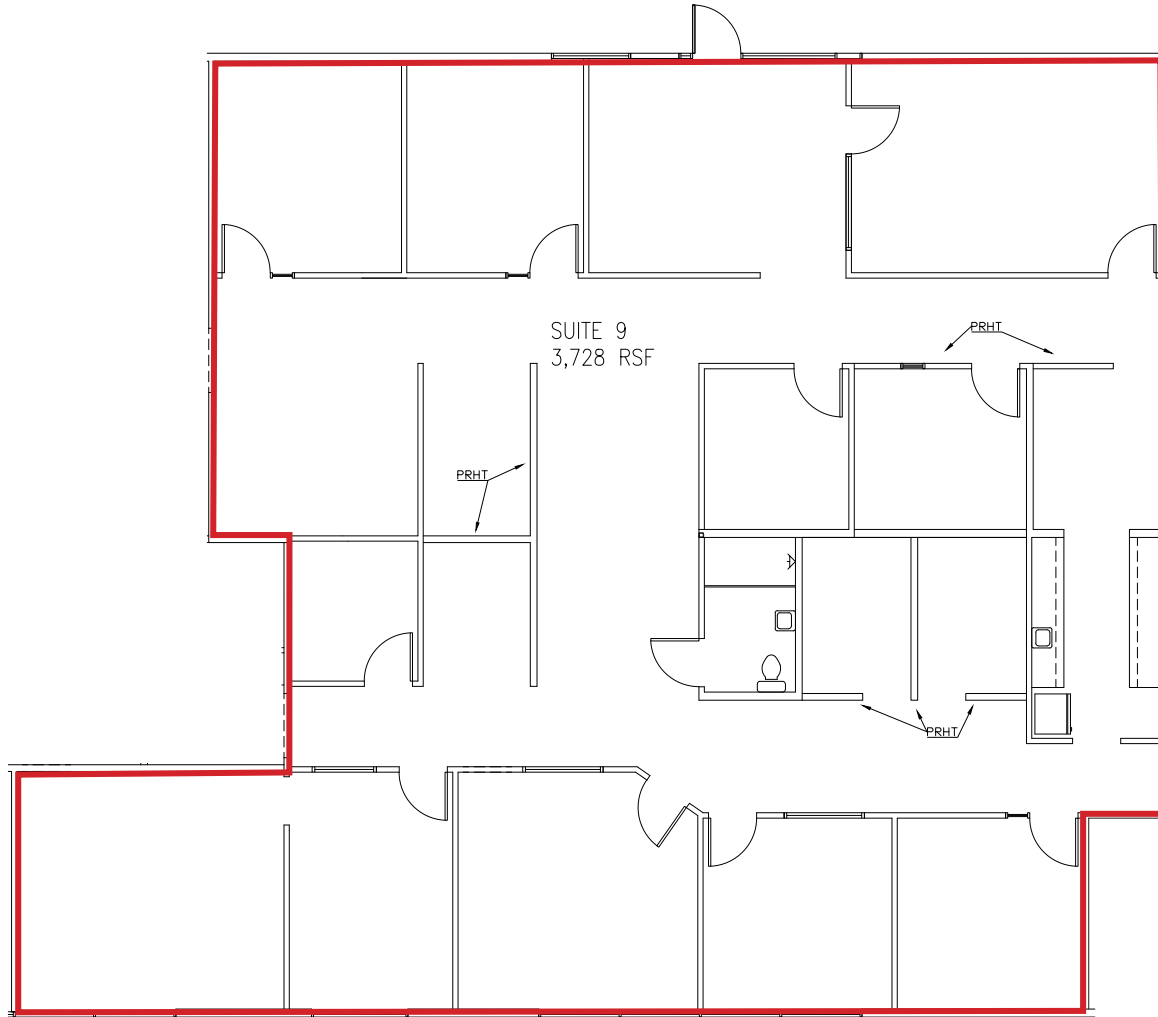
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FLOOR PLAN



**AVAILABLE
SUITE 9
3,763 RSF**

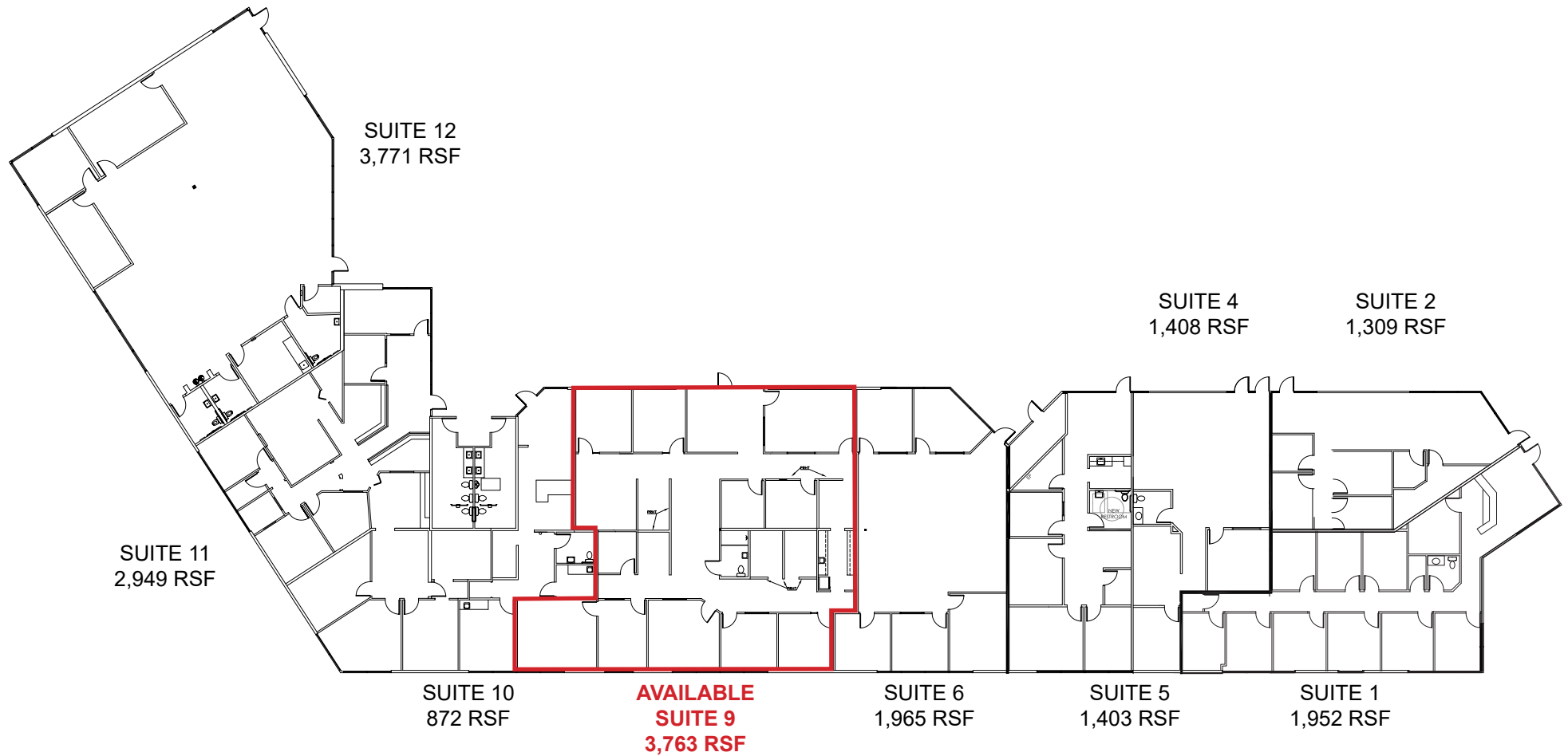
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