

**8880 CAL CENTER DR
SACRAMENTO, CA**

FOR LEASE

**846 SF - 10,769 SF CLASS-A
OFFICE SUITES AVAILABLE**

ETHAN CONRAD
PROPERTIES INC.

REMODEL COMPLETE

FOR MORE INFORMATION CONTACT:

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VIEW VIRTUAL TOUR

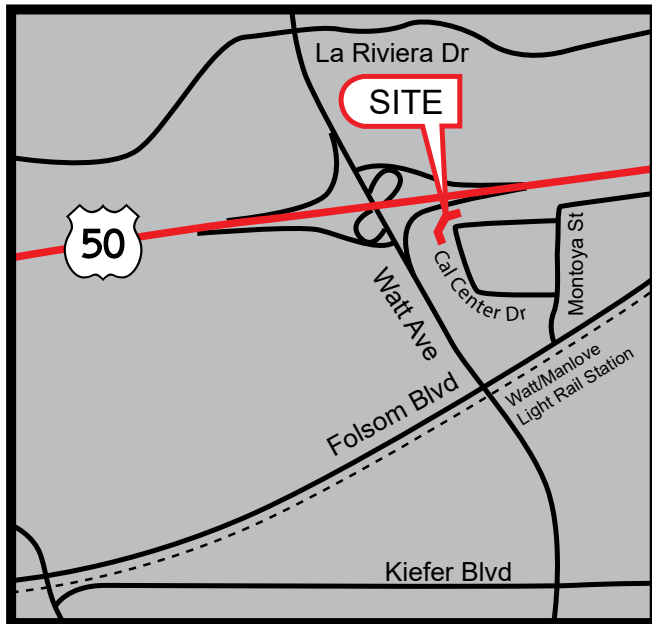
PROPERTY HIGHLIGHT VIDEO

916.779.1000

ETHAN CONRAD PROPERTIES, INC
1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | 916.779.1000
www.ethanconradprop.com

FEATURES:

- Four story ±120,000 RSF Class-A office
- Prominent freeway visibility
- Immediate access to Hwy 50 and Watt Ave
- Parking ratio 4:1,000 SF
- Walking distance to light rail
- Numerous retail amenities nearby
- Adjacent to Golden 1 Credit Union HQ

**PROPERTY DETAILS:**

8880 Cal Center Drive is a four story Class A Office Building that has undergone a complete refurbishment and repositioning as one of the finest buildings on the Highway 50 Corridor.

The Building offers excellent freeway visibility and access and walking distance to Light Rail. Our Tenants enjoy a first class Conference Center and Fitness Facility.

LEASE RATES:

Suite 100:	2,464 RSF	\$ 4,805.00 (\$1.95 PSF, FSG)
Suite 125:	5,698 RSF	\$10,541.00 (\$1.85 PSF, FSG)
Suite 100/125:	8,162 RSF	\$15,508.00 (\$1.90 PSF, FSG)
Suite 170:	2,872 RSF	\$ 5,457.00 (\$1.90 PSF, FSG)
Suite 180:	1,650 RSF	\$ 3,135.00 (\$1.90 PSF, FSG)
Suite 200:	4,397 RSF	\$ 8,134.00 (\$1.85 PSF, FSG)
Suite 240:	846 RSF	\$ 1,607.00 (\$1.90 PSF, FSG)
Suite 250:	2,064 RSF	\$ 3,922.00 (\$1.90 PSF, FSG)
Suite 260:	3,792 RSF	\$ 7,205.00 (\$1.90 PSF, FSG)
Suite 270:	3,120 RSF	\$ 5,772.00 (\$1.85 PSF, FSG)
Suite 300:	10,769 RSF	\$20,353.00 (\$1.89 PSF, FSG)
Suite 305:	1,308 RSF	\$ 2,420.00 (\$1.85 PSF, FSG)
Suite 330:	8,344 RSF	\$15,436.00 (\$1.85 PSF, FSG)
Suite 340:	2,767 RSF	\$ 5,230.00 (\$1.89 PSF, FSG)

Watch Property Highlight on Youtube
[Click Here](#)

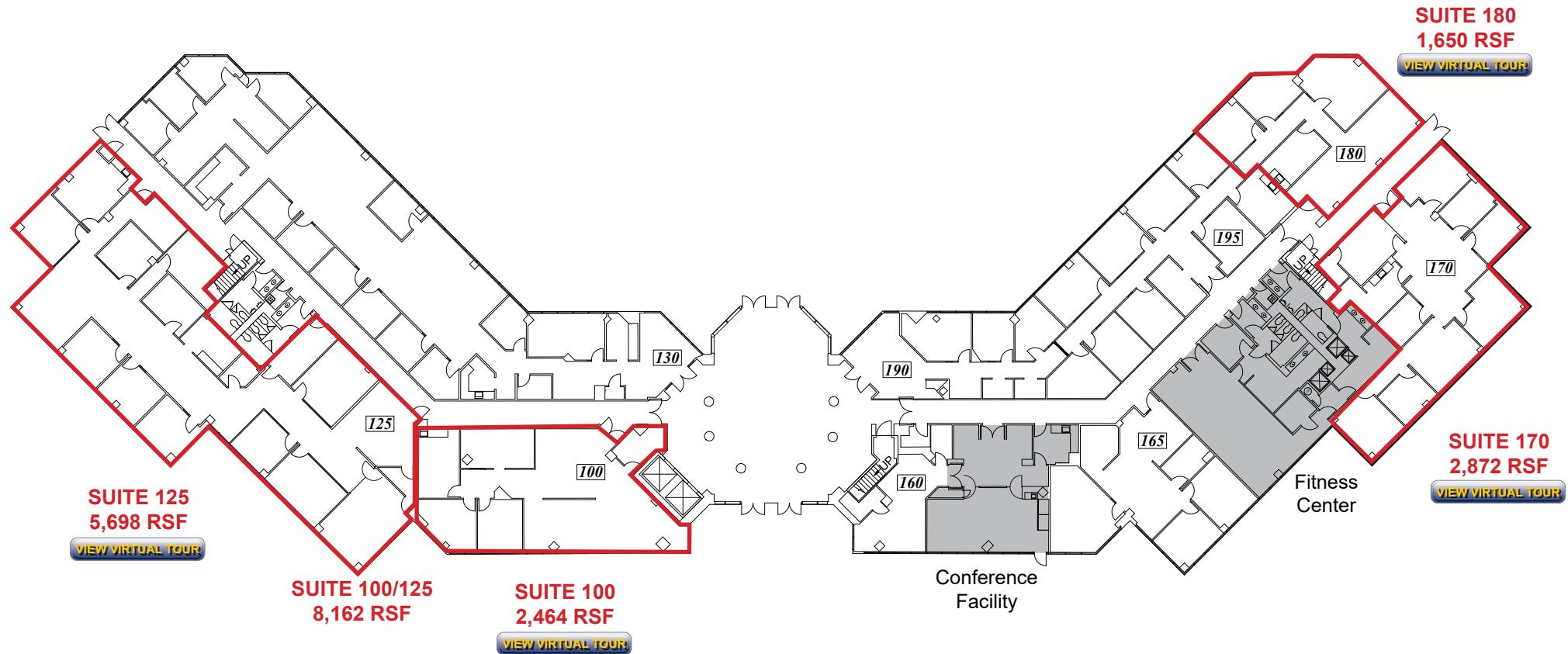
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1ST FLOOR PLAN



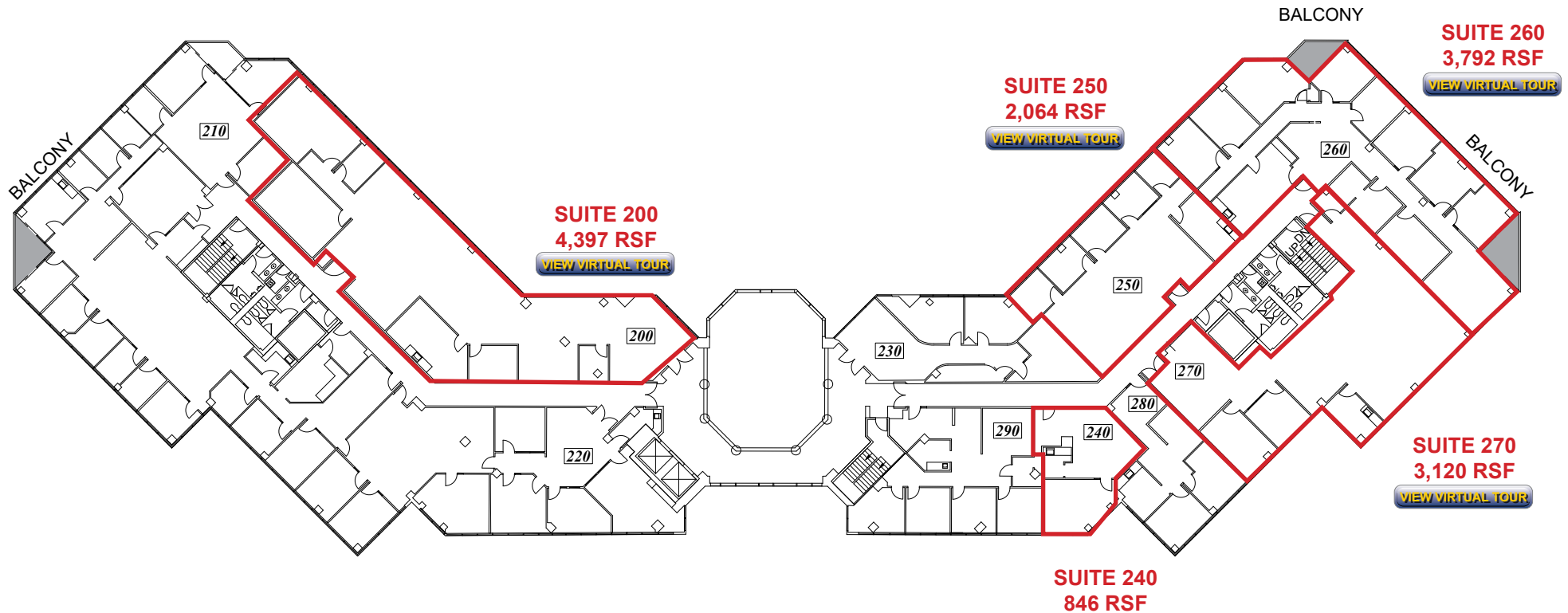
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2ND FLOOR PLAN

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3RD FLOOR PLAN



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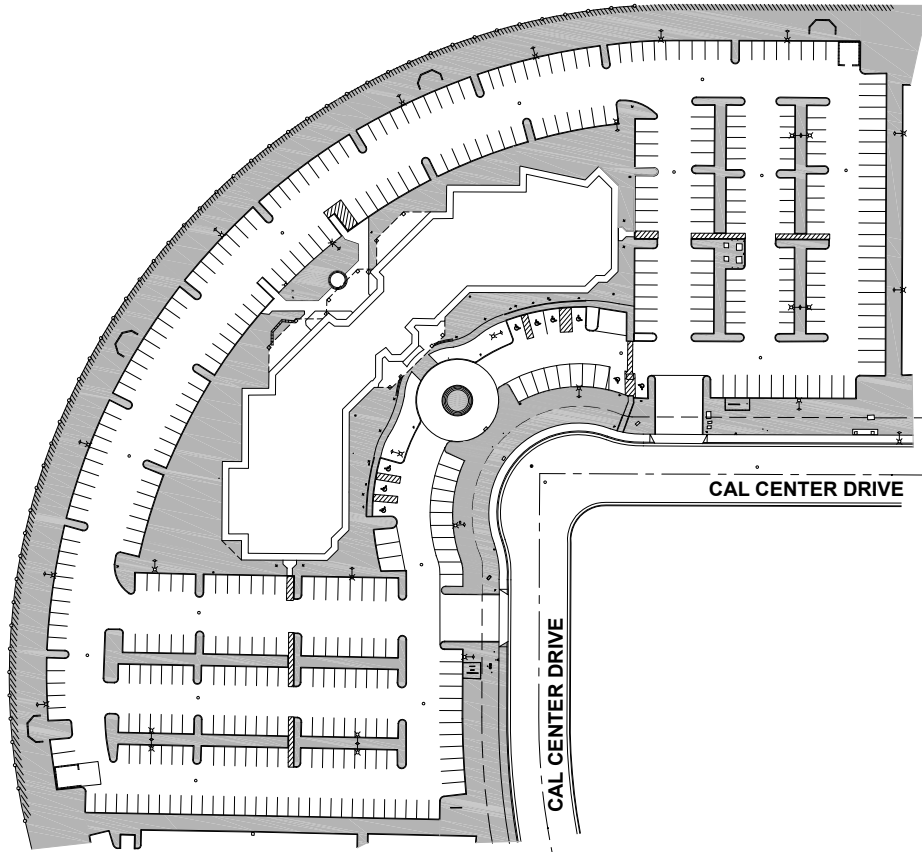
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SITE PLAN



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