

2000 O Street

Sacramento, CA



Prime Midtown Office Space

- Class A two story office building
- Located in desirable Midtown Sacramento location
 - Surrounded by an array of retail amenities including the new MARRS Project (2007 Project of the Year)
 - In the heart of the “Second Saturday” art scene
- Recent building-wide renovations
- Convenient parking options
- State-of-the-art building/suite security system

For Lease
\$1.95/sf
Available
±5,895sf

Ken Turton
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Recent Renovations

COMMON AREA BATHROOMS:

- Revised to be compliant with current ADA requirements.
- New Travertine floor and wall tiles and granite counters

COMMON AREA HALLWAYS:

- New entry with travertine tile and framing for Directory
- New 8 feet tall fire rated doors (solid maple) all locations
- New required ADA (and Braille) signage
- New HVAC and heating on lower level common area hallways
- New HVAC shaft and grills

BUILDING SECURITY:

- New “Maglock” system at main entry door with timer and keypad entry
- Each suite, restrooms and all other doors have new hardware and keypad entry system for increased security.
- New 16 closed circuit infrared cameras throughout (exterior, interior and garage) with continuous electronic recording.

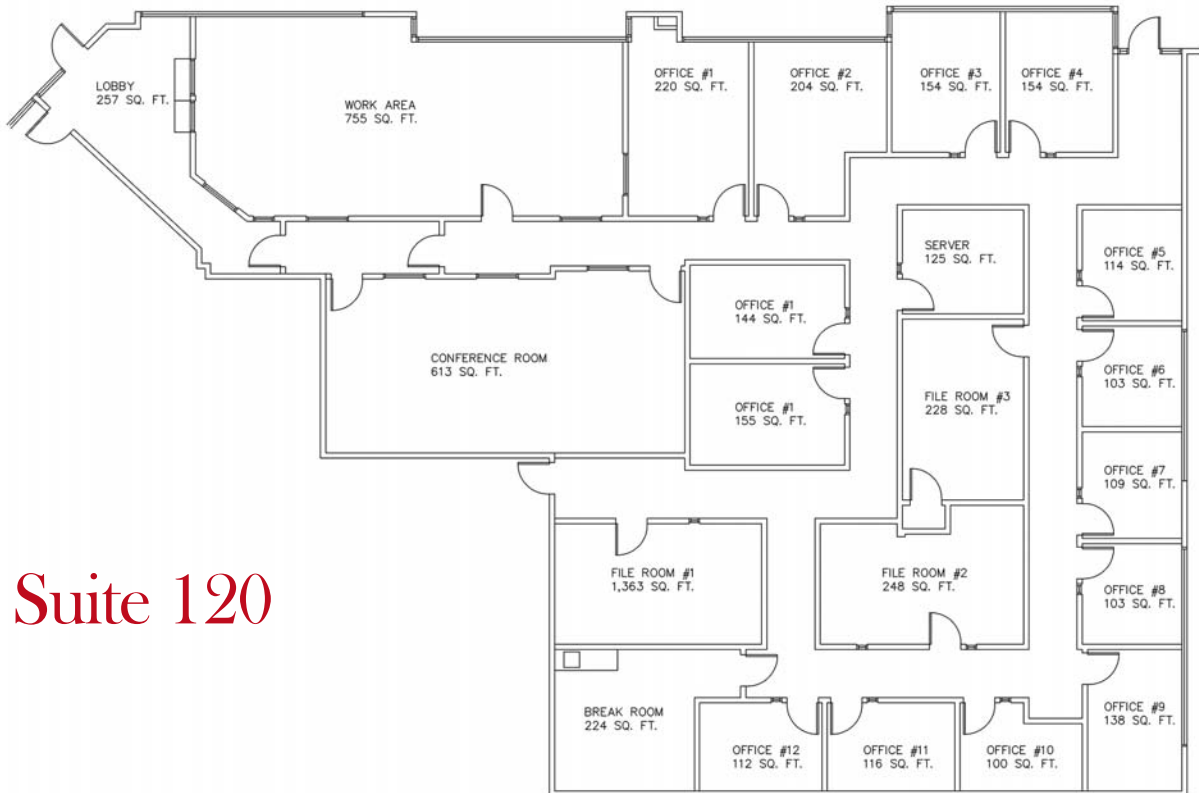
PAINTING:

- All new painting throughout the interior entry and all common area hallways

OTHER ITEMS:

- Repaired roof to eliminate leaks
- Repaired exterior wall cracks and joints

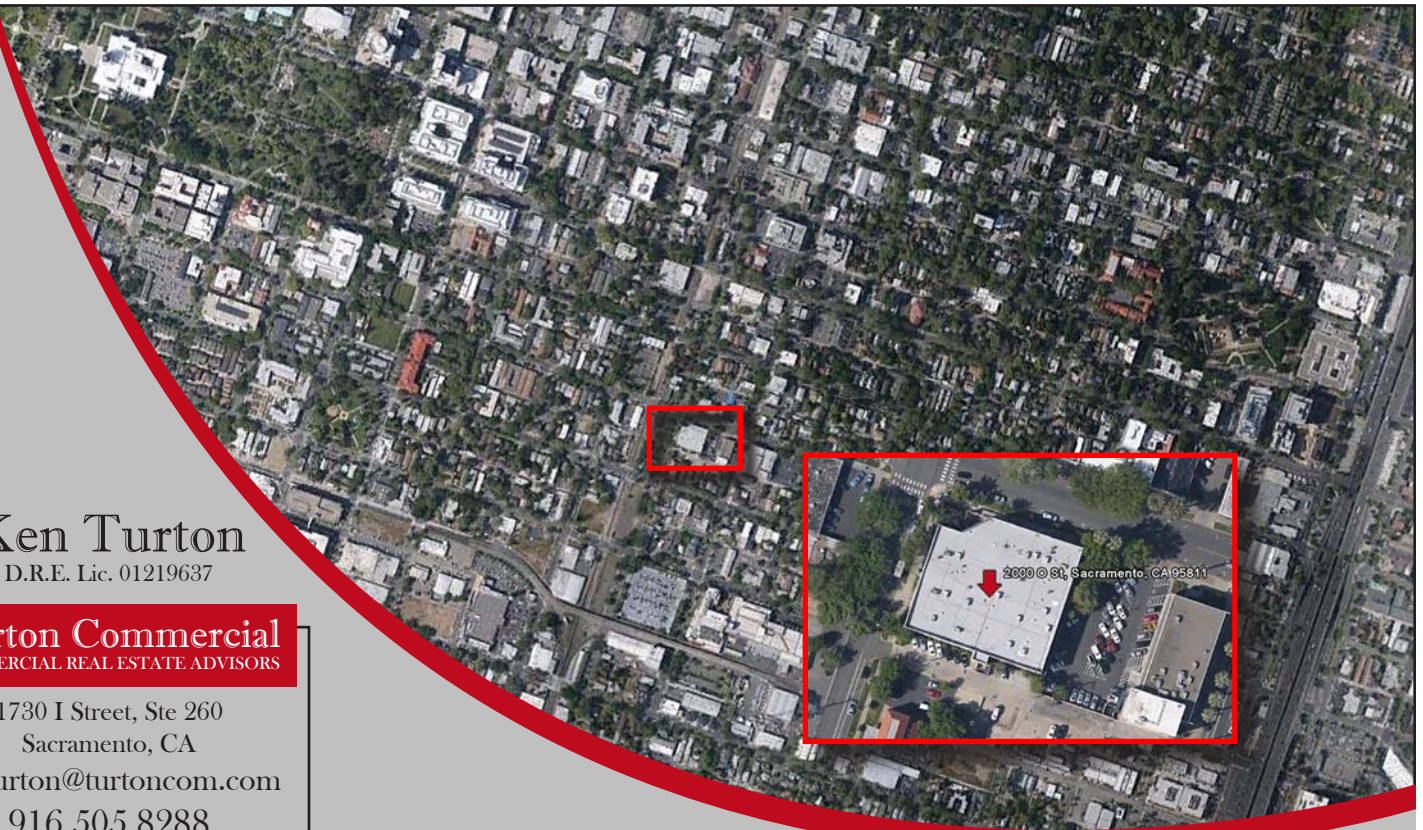




Suite 120

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