

2503 K STREET

SACRAMENTO, CA 95816



OFFICE SPACE AVAILABLE FOR SUBLEASE



TURTON
COMMERCIAL REAL ESTATE

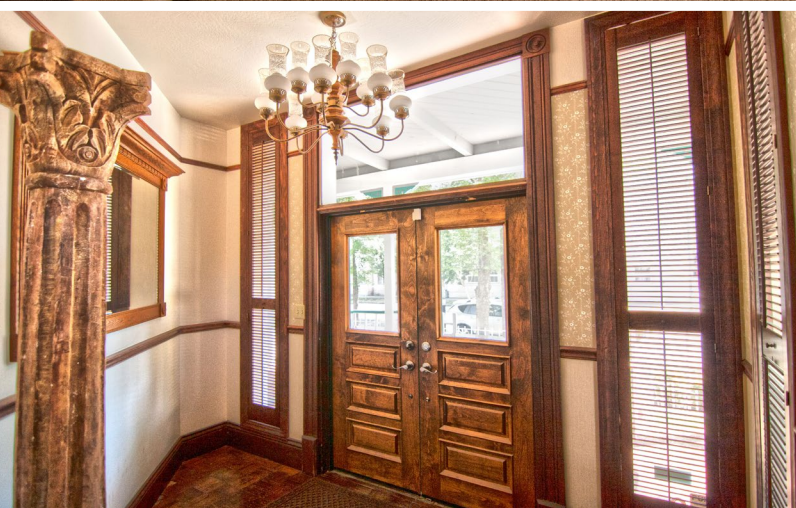
JOHN MUDGETT

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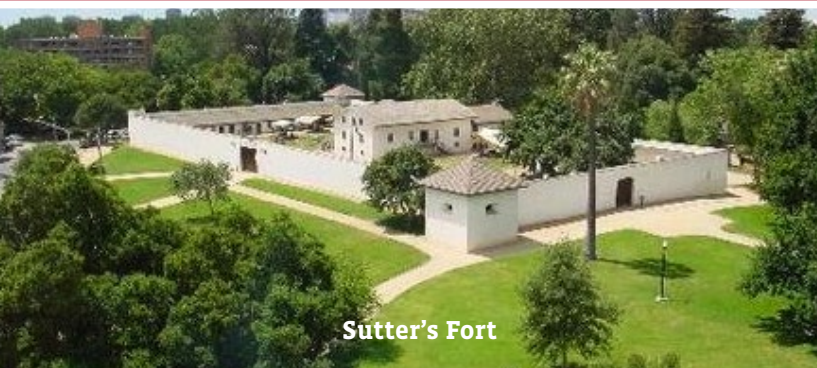
JOHNMUDGETT@TURTONCOM.COM

UNIQUE MIDTOWN OFFICE SPACE



- Unique Office Space Available for Sublease
- Located on the Corner of 25th and K Street in the Heart of Midtown Sacramento
- ±2,200 SF Available on the Second Floor
- Lease Rate: \$1.45/SF Full Service Gross
- Beautiful Wood Detailing Throughout Suite
- 4 Offices, Large Conference Room, Kitchenette, Restroom and Open Work Space
- Unique Victorian Accents
- On-Site Parking Available
- Excellent Visibility on both 25th and K Street

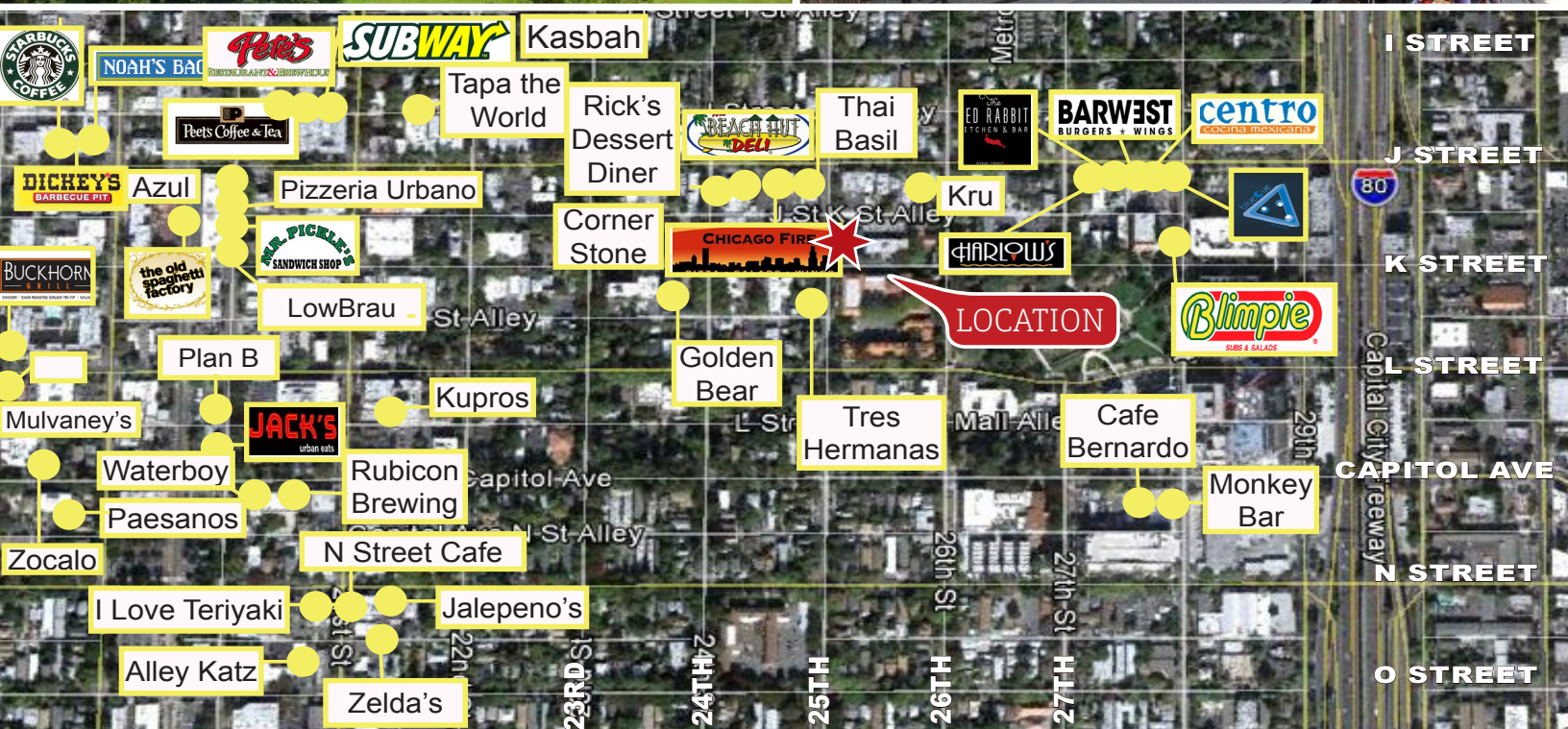
LOCATION & SUBMARKET



Sutter's Fort



Nearby Restaurants - Sutter District



- Located in the Heart of the Sutter District in Midtown, Sacramento
- Popular Central City Mixed Use District
- High Identity Location
- Easy Access to Major Commute Routes, Including Interstate 80 and Highway 50
- Short Drive to Downtown, Old Sacramento, East Sacramento and Campus Commons
- 1 Block from Historical Sutter's Fort
- Abundant Street Parking
- Surrounded by Numerous Eateries and Professional Amenities Including: Red Rabbit, Centro, Chicago Fire, Cafe Bernardo, Blimpie and Tres Hermanas
- Close Proximity to Sutter Medical Expansion Project - Lucchetti Women's and Children's Center, Sutter Capitol Pavilion, Ose Adams Medical Pavilion



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