

# FOR LEASE

## NORTHGATE BUSINESS CENTER

Owned by:



GPR VENTURES

**4600-4650 NORTHGATE BLVD.**  
SACRAMENTO, CALIFORNIA



### Property Highlights

- $\pm 1,440$  SF up to  $\pm 1,868$  SF available
- Shared Conference Room
- Minimum clearance 15'6"
- Office / Flex / R&D spaces
- 3/1000 SF parking ratio
- Easy access to I-80 & I-5, Sacramento International Airport and Central Business District

For more information, please contact:

MATT COLOGNA, SIOR  
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+1 916 288 4805  
matt.cologna@cushwake.com  
CA-Lic. #01210309

LENNY GOLD  
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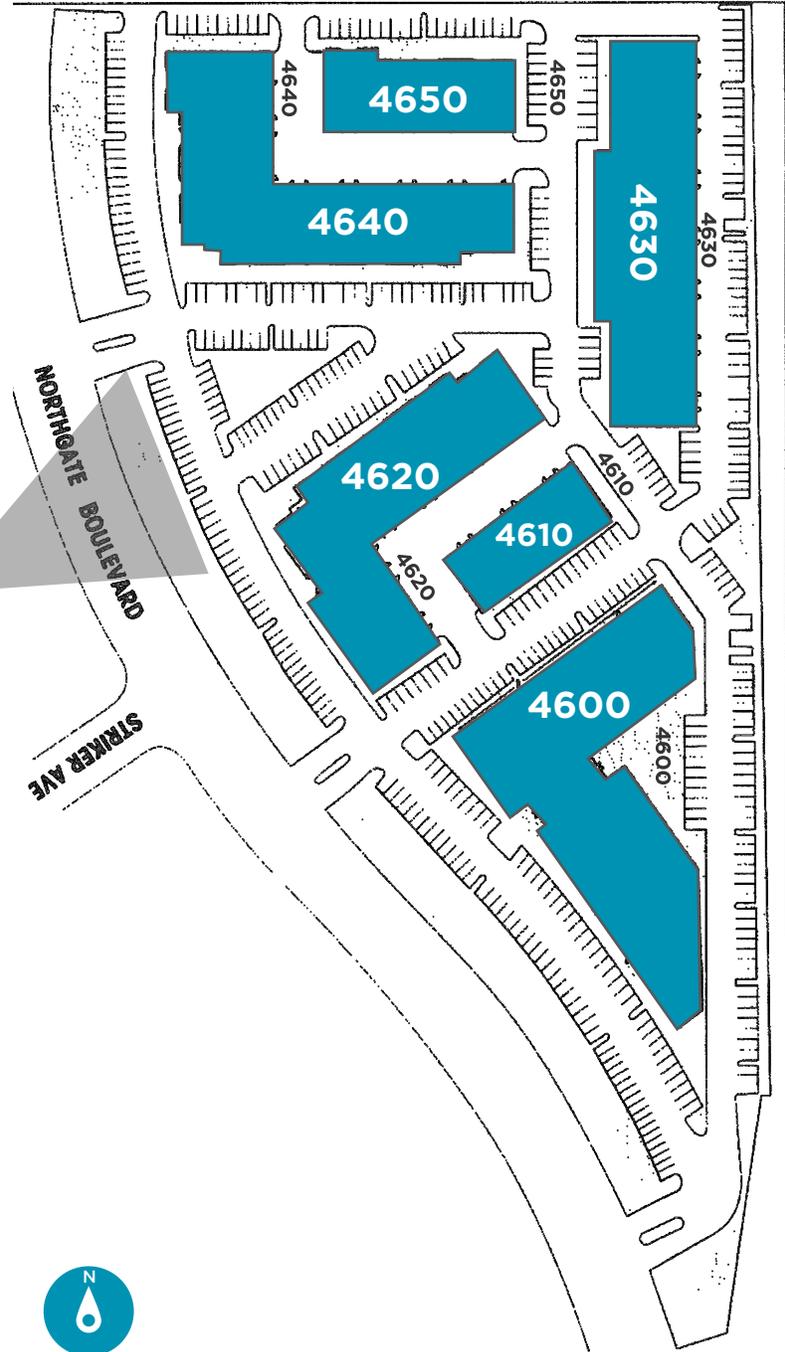
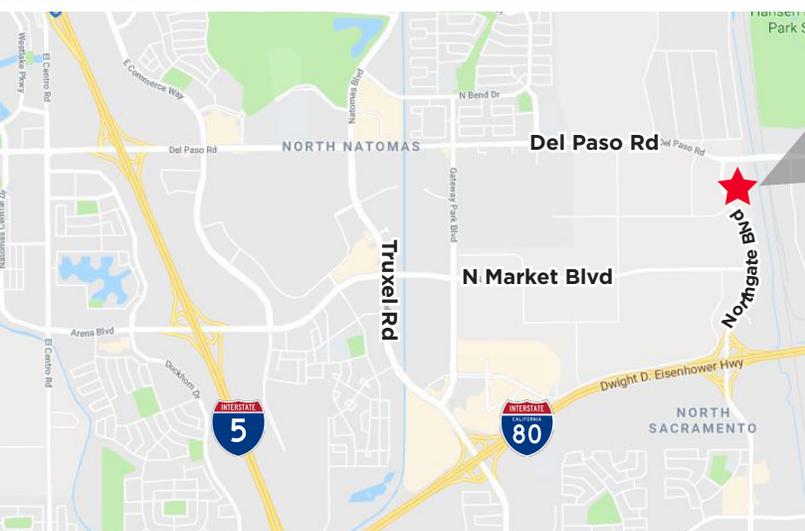
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SACRAMENTO, CALIFORNIA



## OFFICE

TOTAL AVAILABLE:  
**±1,473 SF UP TO 1,827 SF**

### 4600 NORTHGATE BLVD, SACRAMENTO, CA

Suite 125	±1,827 SF - 4 private offices, open office area
Suite 209	±1,473 SF - 2 private offices, copy/break room, open office area <i>*Units can be combined for a total ±4,711 SF</i>
Suite 215	±1,669 SF - 3 private offices, break room, conference room, open office area <i>*Units can be combined for a total ±4,711 SF</i>
Suite 240	±1,569 SF - 5 private offices, open office area <i>*Units can be combined for a total ±4,711 SF</i>

## FLEX

TOTAL AVAILABLE:  
**±1,440 SF UP TO 1,728 SF**

### 4640 NORTHGATE BLVD, SACRAMENTO, CA

Suite 165	±1,728 SF - 2 private offices, restroom <i>*available 7/23/20</i>
Suite 185	±1,440 SF - 3 private offices, open office areas, restroom

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SACRAMENTO, CALIFORNIA

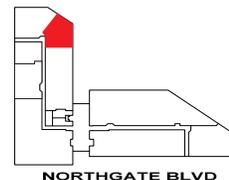
# OFFICE

FLOOR PLAN (NOT TO SCALE)



## 4600 Northgate Blvd

Sacramento, CA



### Suite 125

TOTAL AVAILABLE:  
±1,827 SF

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# FOR LEASE

## NORTHGATE BUSINESS CENTER

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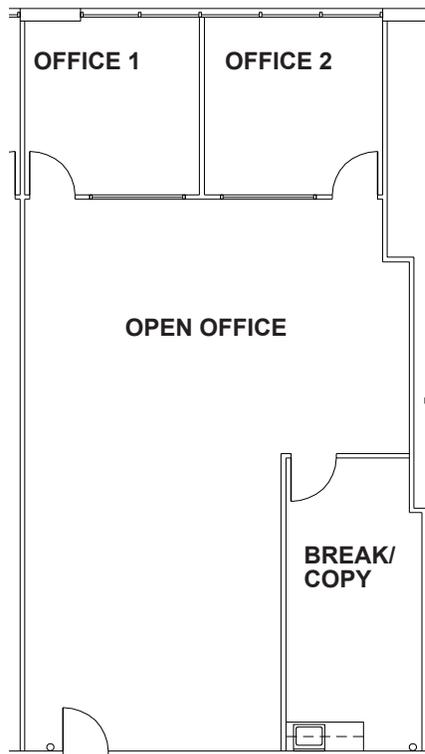


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SACRAMENTO, CALIFORNIA

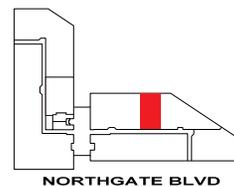
# OFFICE

FLOOR PLAN (NOT TO SCALE)



## 4600 Northgate Blvd

Sacramento, CA



## Suite 209

TOTAL AVAILABLE:  
±1,473 SF

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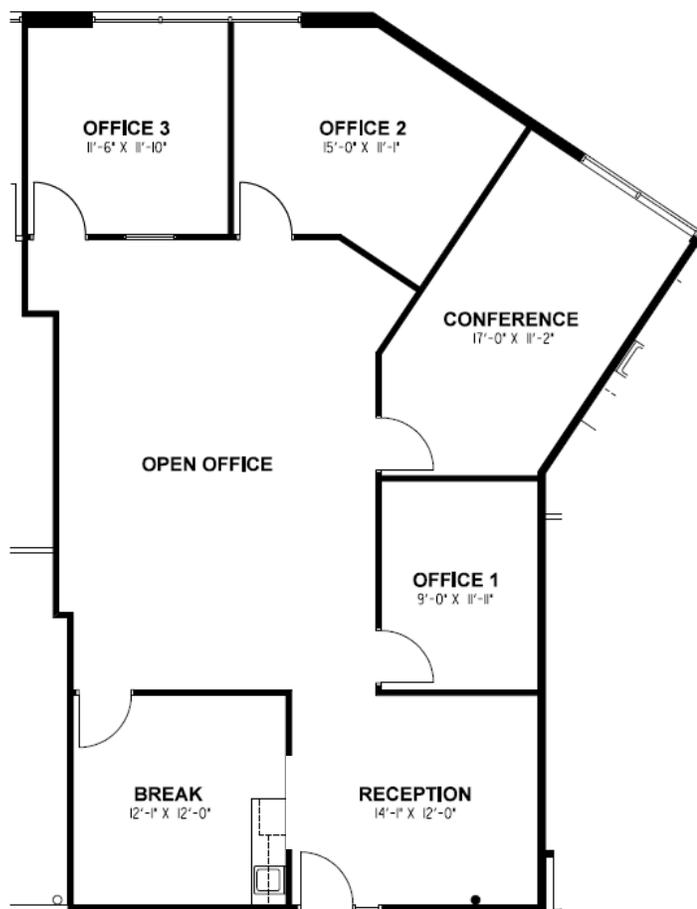


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SACRAMENTO, CALIFORNIA

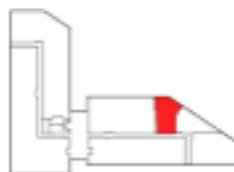
# OFFICE

FLOOR PLAN (NOT TO SCALE)



**4600 Northgate Blvd**

Sacramento, CA



**Suite 215**

TOTAL AVAILABLE:  
±1,669 SF

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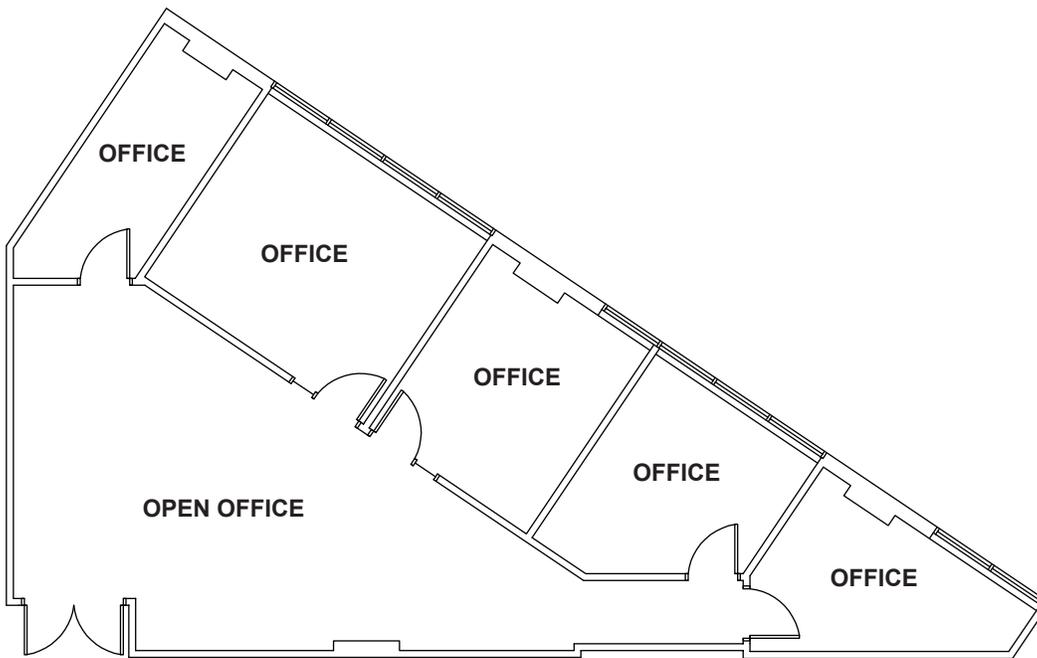


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SACRAMENTO, CALIFORNIA

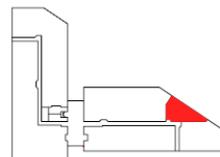
# OFFICE

FLOOR PLAN (NOT TO SCALE)



## 4600 Northgate Blvd

Sacramento, CA



## Suite 240

TOTAL AVAILABLE:  
±1,569 SF

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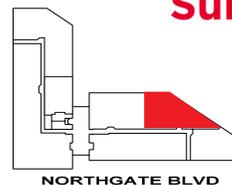
FLOOR PLAN (NOT TO SCALE)



## 4600 Northgate Blvd

Sacramento, CA

## Suites 209, 215 & 240



TOTAL AVAILABLE:

± 4,711 SF

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# FLEX

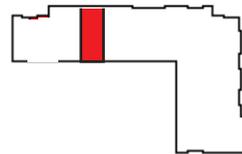
FLOOR PLAN (NOT TO SCALE)



## 4640 Northgate Blvd

Sacramento, CA

**\*Available 7/23/20**



### Suite 165

TOTAL AVAILABLE:

±1,728 SF

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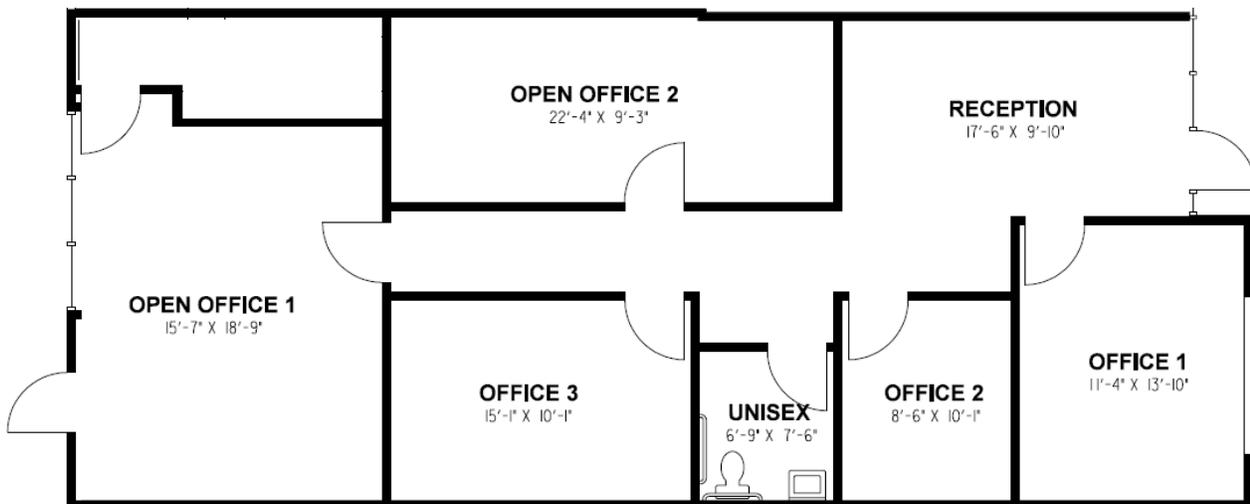


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SACRAMENTO, CALIFORNIA

# FLEX

FLOOR PLAN (NOT TO SCALE)



## 4640 Northgate Blvd

Sacramento, CA



### Suite 185

TOTAL AVAILABLE:  
±1,440 SF

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