

FOR SALE OR LEASE

110 Harding Blvd, Roseville, CA 95678

UR

USKO REALTY



Office Space in Prime Roseville Location

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Offering Price: \$3,200,000

- \$333/per sqft
- 9,624sqft of office space
- 78 Parking Spots
- 2.10 Acre lot
- APN: 013-212-041-000

Lease Rate: \$1.99/per sqft

- Tenant pays utilities



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PROPERTY HIGHLIGHTS

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Property Highlights

- Zoning (City of Roseville)
 - CC (Community Commercial)
 - SA-DH (Special Area - Douglas Harding Corridor.)
- Prime Location: Situated in a high-traffic area of Roseville, near major retail centers and residential neighborhoods.
- Strong Visibility: Excellent street frontage and signage opportunities.
- Nearby Amenities: Close to Westfield Galleria, The Fountains, and major highways, providing convenience and accessibility.



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PHOTOS

110 Harding Blvd, Roseville, CA 95678

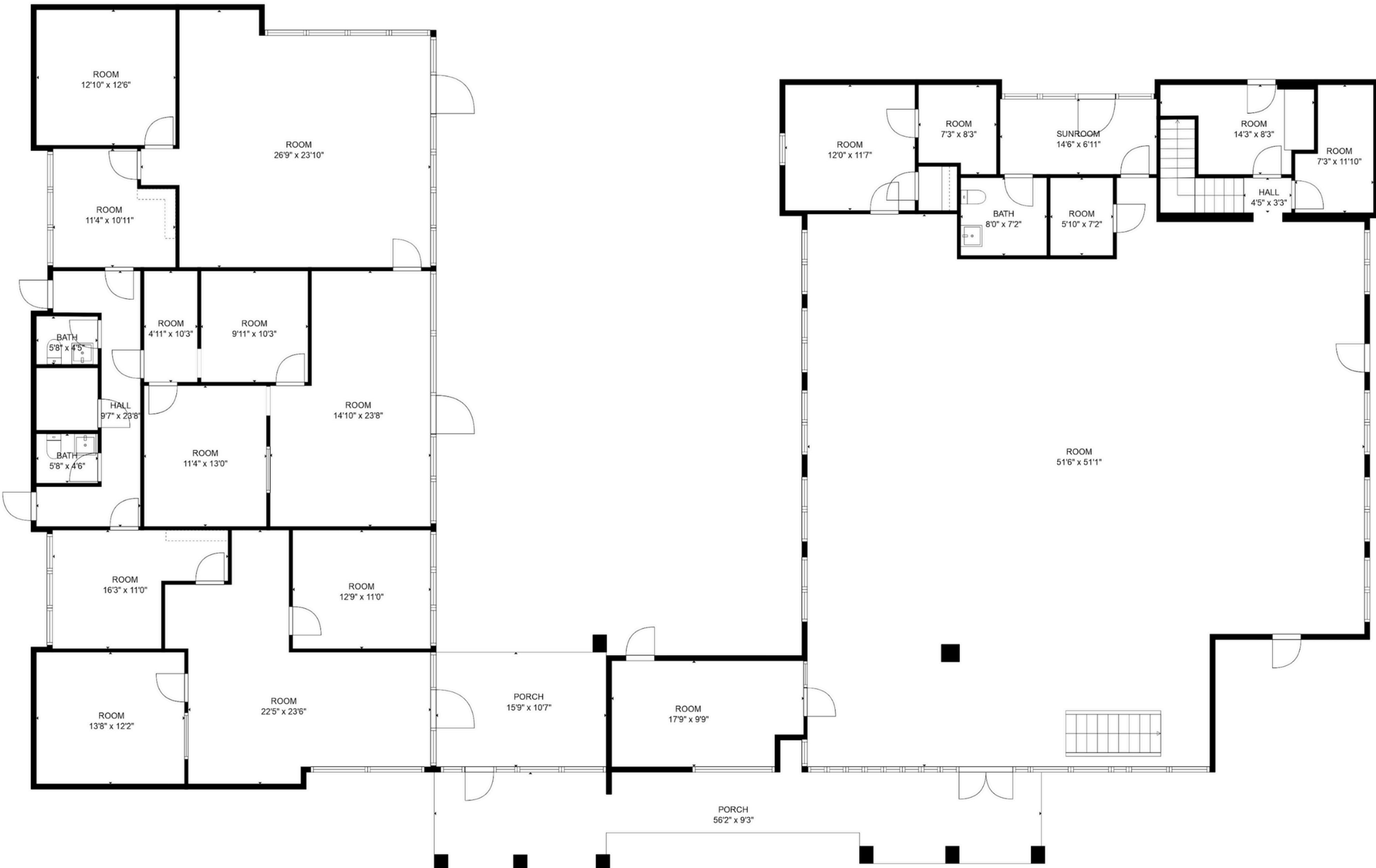


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FLOOR PLAN - FIRST FLOOR

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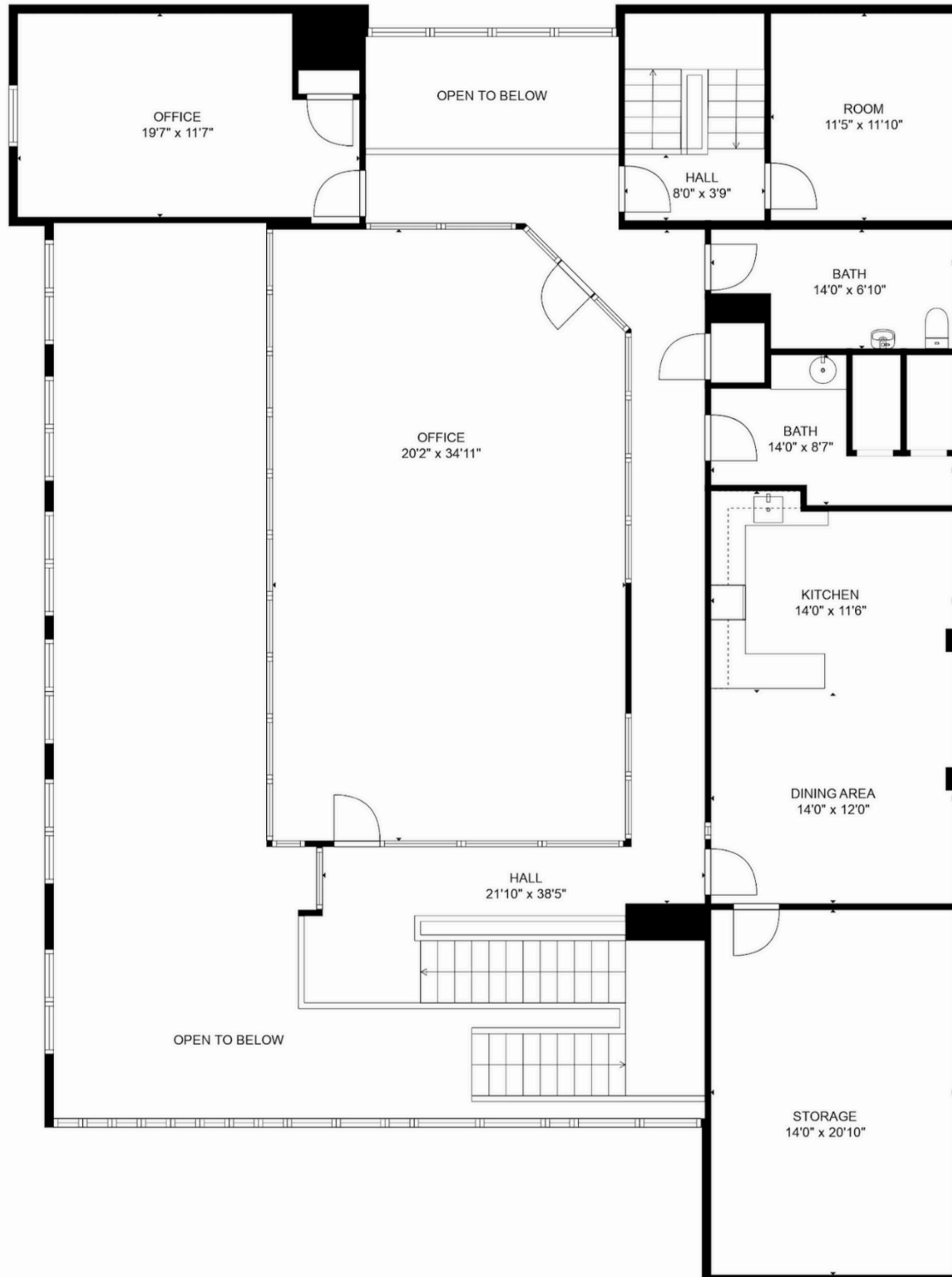


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FLOOR PLAN - SECOND FLOOR

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ALL PROPERTY SHOWINGS ARE BY APPOINTMENT ONLY.

PLEASE CONSULT LISTING BROKERS FOR MORE DETAILS.



EXCLUSIVELY LISTED BY

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