

**1651**

Response Road

Sacramento

±2,014 RSF Available



**NEWMARK**

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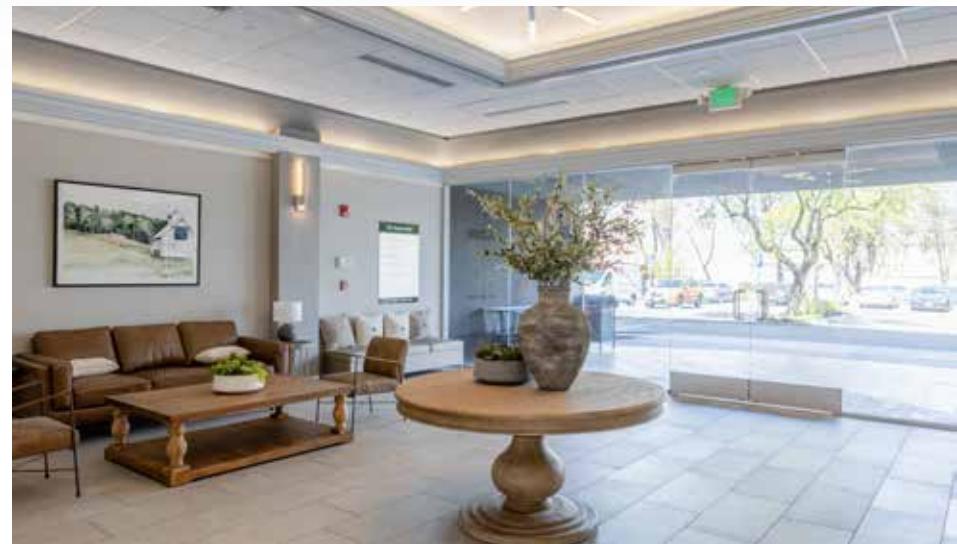
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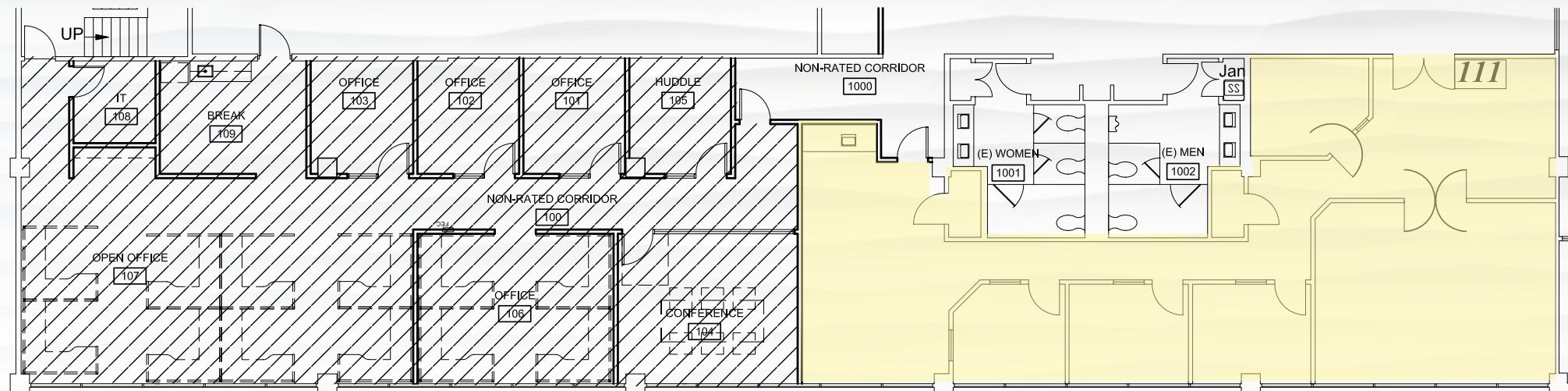
# HIGHLIGHTS

- ±2,014 SF Available
- Extensive renovations completed in 2022
- Common conference room available
- Well capitalized ownership
- Underground parking available
- Monument signage opportunities
- Proximity to retail services with numerous restaurants and Starbucks located one block away
- Neighboring Tenants Include:
  - Kaiser Permanente
  - Bank of the West
  - UC Davis
  - Covered CA
  - UBS
  - American Cancer Society



# FLOOR PLAN

FIRST FLOOR:  $\pm 2,014$  SF  
WITH MAIN LOBBY ENTRANCE

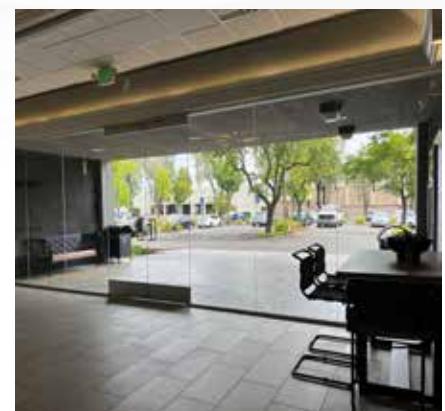


- $\pm 2,014$  SF Available
- Common Area
- Leased



# NEWMARK

# PROPERTY PHOTOS



# SUITE PHOTOS





## GRACEADA PARTNERS

With a specific focus on Central Valley office buildings and shopping centers, Graceada Partners has \$450M in assets under management and the two principals (and co-founders) have more than a decade and a half of experience working together.

Graceada Partners' investment thesis is based on the underlying belief that California's Central Valley, the fastest growing region in the state, is a fundamentally overlooked market for value-add commercial real estate investment. With a population of 6.5 million, the Central Valley is just smaller than the state of Massachusetts, the 15th most populous state, and is only 13% smaller than the entire San Francisco Bay Area region. Graceada Partners is the only investment manager based in the Central Valley and investing in the Central Valley.

Graceada Partners' objective is to provide a professional, safe and dependable office setting for their tenants by assuring unbeatable service and best-in-class product.

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