



Keegan & Coppin
COMPANY, INC.

FOR LEASE

645 FOURTH STREET
SANTA ROSA, CA

DOWNTOWN OFFICE SUITES



Go beyond broker.

REPRESENTED BY:

BRIAN KEEGAN, PARTNER

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BRYAN ALTAMIRANO, ASSOCIATE

LIC # 02204412 (707) 528-1400, EXT 237

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PROPERTY SUMMARY

USER SPACE

Office

PARKING

Downtown district; street parking or city parking garage.

DESCRIPTION OF PREMISES

SUITE 211: 544+/- sf, one private office & open space

DESCRIPTION OF LOCATION

Prime corner location for office user who wants to be in the heart of downtown Santa Rosa and the financial district. Located half a block from Old Courthouse Square, in the “walking district” and next to three (3) parking garages and street parking with heavy foot traffic. It is an opportunity for a company to position itself in the bustling, changing environment of the financial district and downtown Santa Rosa.

LEASE RATE

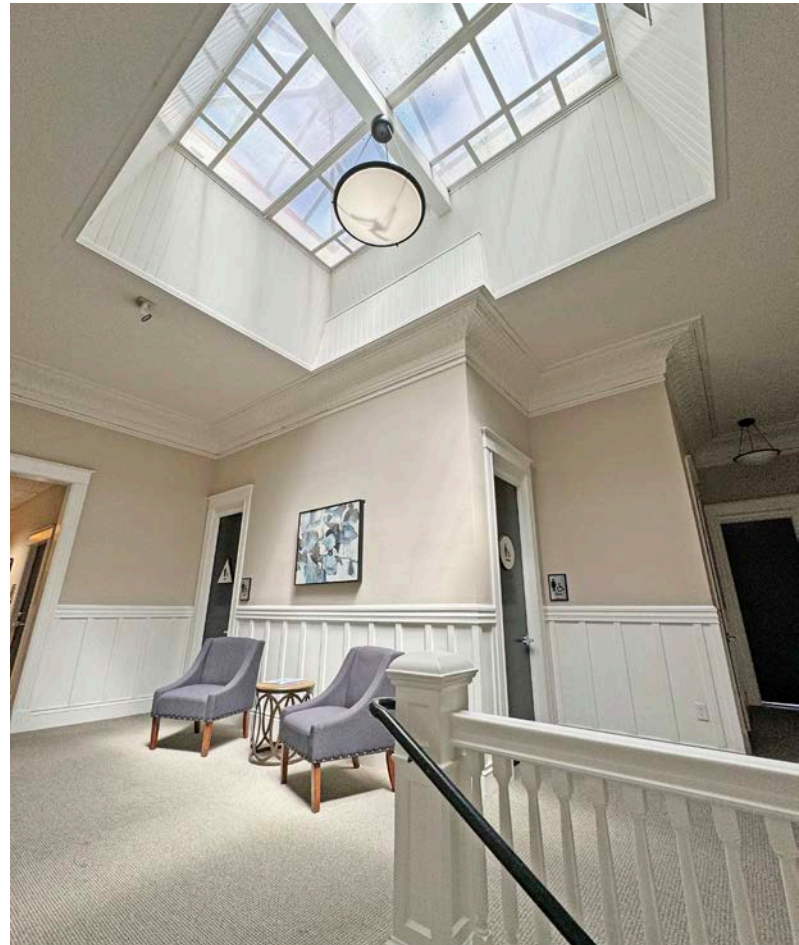
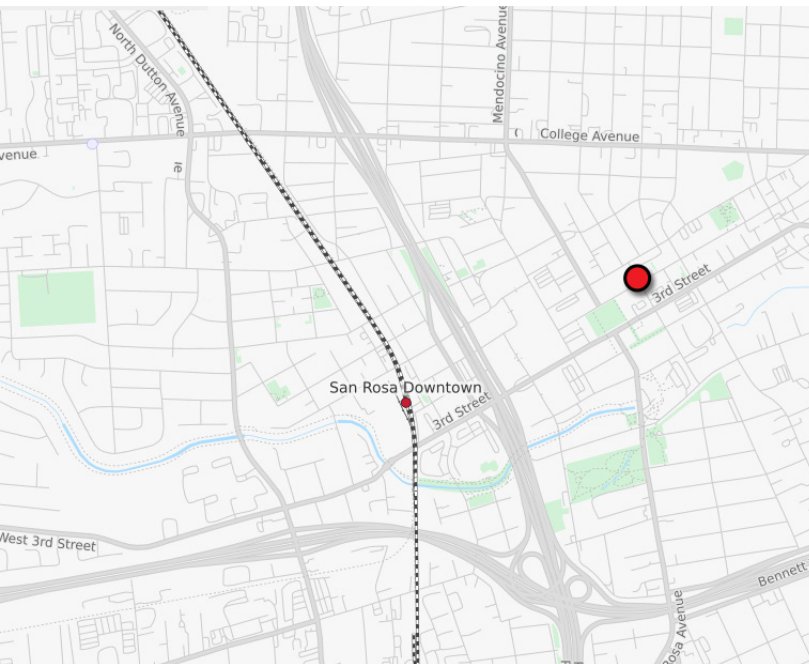
SUITE 211: \$1.85 PSF GROSS - 544+/- SF

LEASE TERMS

UTILITIES

Owner pays water, sewer, & trash.

Tenant pays for utilities.



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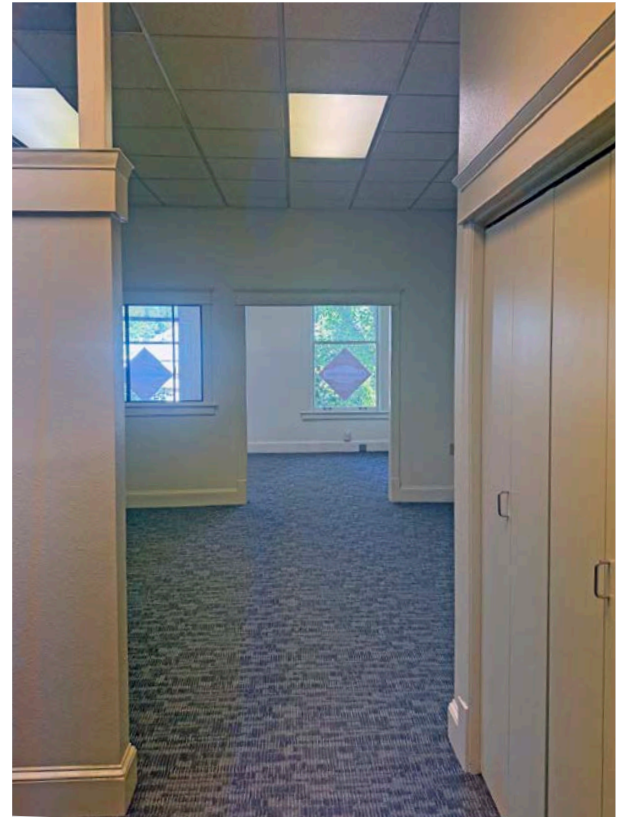
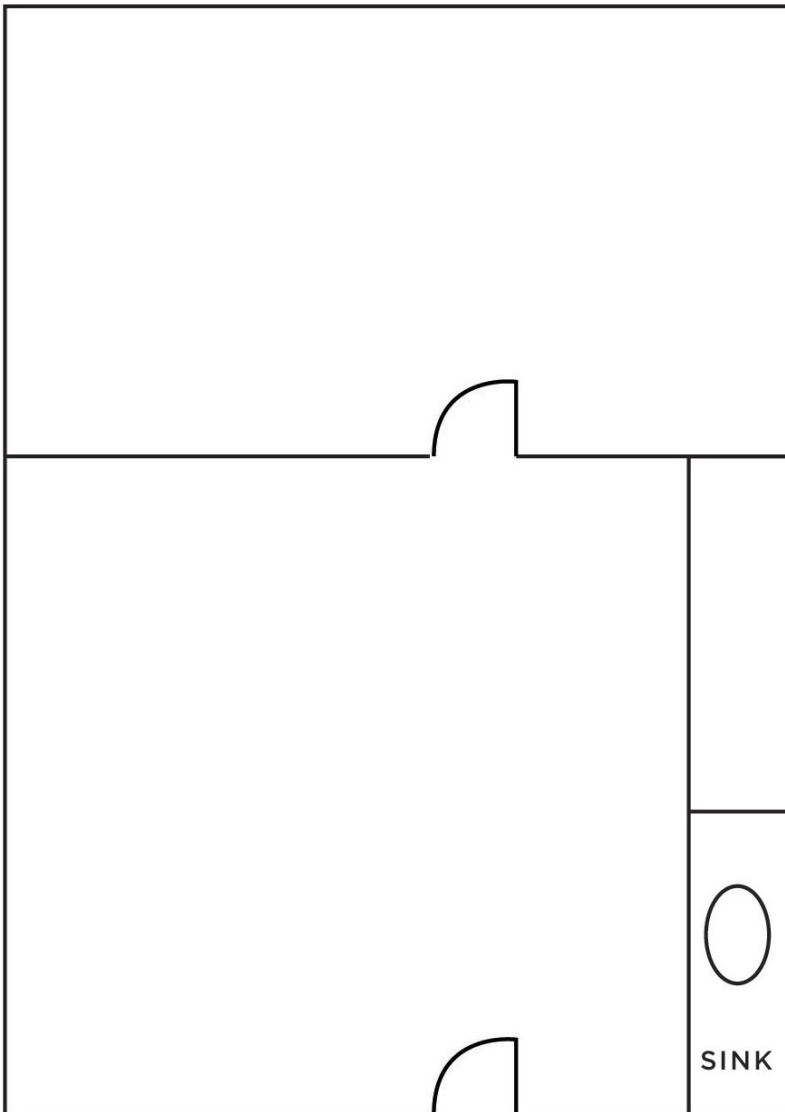
The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.



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SUITE 211 FLOOR PLAN



*Not to scale
Plan drawn from memory. Coordinate tour for accuracy.

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AERIAL MAP



Keegan & Coppin Co., Inc.
1355 N Dutton Ave.
Santa Rosa, CA 95401
www.keegancoppin.com
(707) 528-1400

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