

FOR LEASE

412 G Street

5TH & G BUILDING | DAVIS, CA



±2,290 SF Office Suite with multiple private offices, reception and waiting area, large conference room, and kitchenette.

CENTRALLY LOCATED in Downtown Davis on G Street between 4th and 5th Streets

CLOSE PROXIMITY to UC Davis and active downtown

SHORT WALK from Amtrak Depot with 22+ passenger trains to Bay Area and Sacramento per Day

GREAT PEDESTRIAN and bicycle access and numerous civic amenities.

PUBLIC PARKING structure directly connected to property.

AMTRAK Multi Modal Depot 3 blocks away

NUMEROUS Coffee Shops, food and beverage just out the door

FOR LEASE: \$2.35/SF, Modified Gross (Tenant pays separately metered utilities, internal janitorial service)

JIM GRAY, LEED AP, CCIM

916.947.5142

jim.gray@kidder.com

LIC N° 00775072

NAHZ ANVARY, CCIM

916.284.8385

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**Kidder
Mathews**

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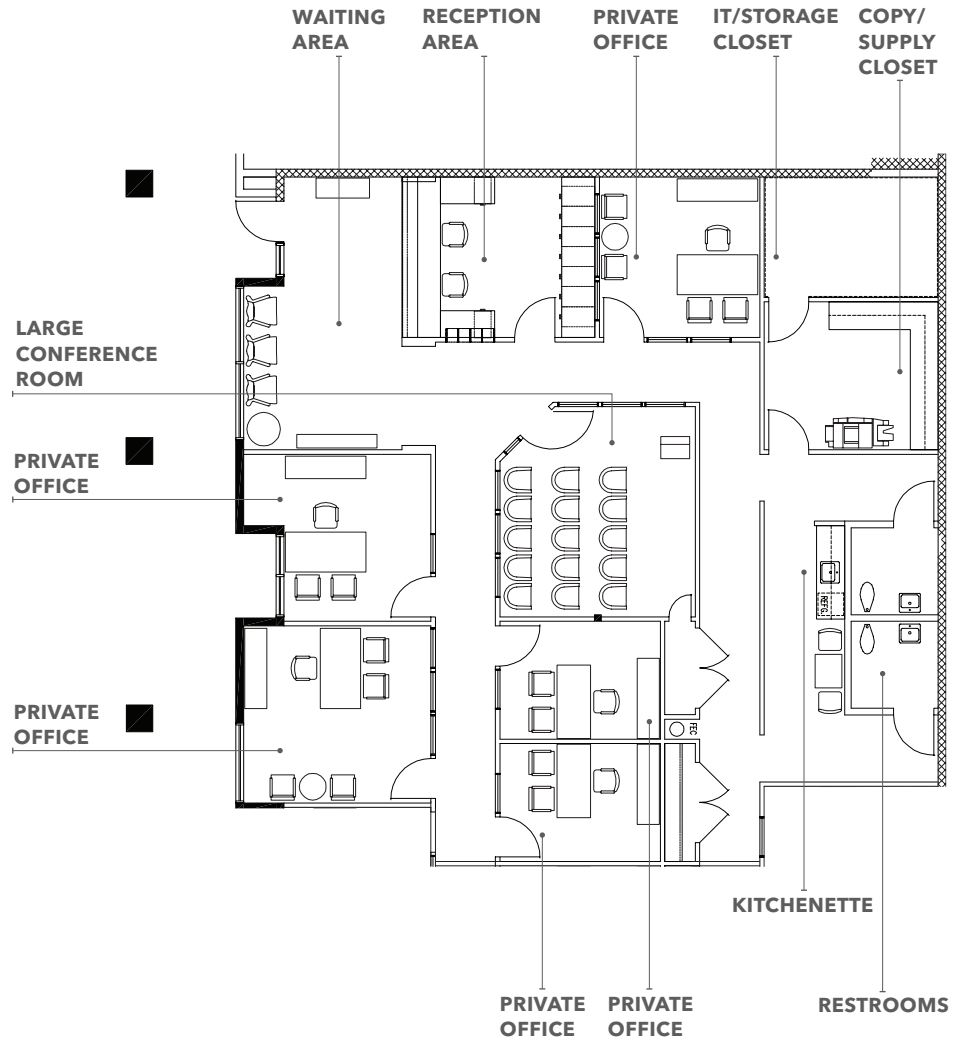
±2,290 SF

412 G STREET, 5TH & G BUILDING

\$2.35/SF/MO

MODIFIED GROSS (TENANT PAYS SEPARATELY METERED UTILITIES, INTERNAL JANITORIAL SERVICE)

Floor Plan



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Photos



ENTRANCE AND WAITING AREA



RECEPTION AREA



LARGE CONFERENCE ROOM



HALLWAY WITH MULTIPLE PRIVATE OFFICES

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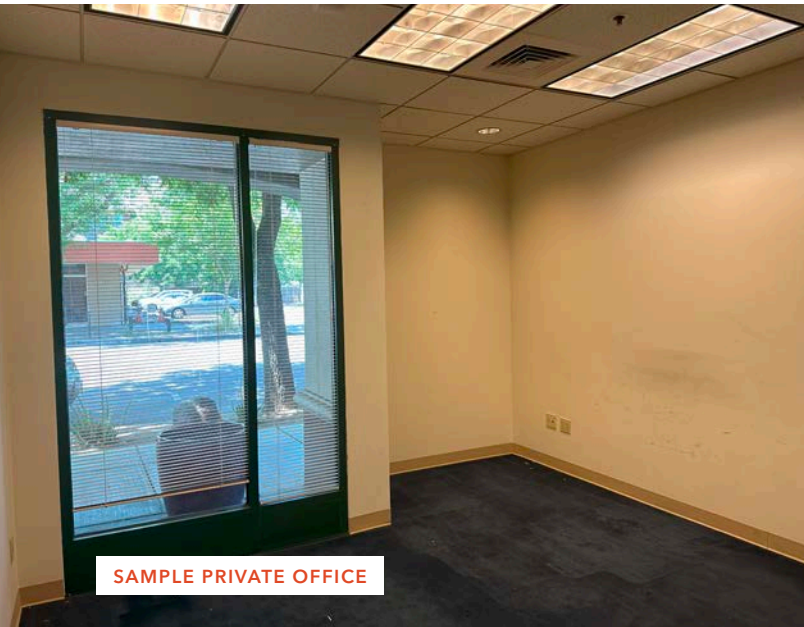


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Photos



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Davis Garage Next to Subject Property



The 5th and G Building was designed and built as a dynamic mixed-use building. The Davis Garage at 825 4th Street is attached to the subject property. That garage is a multi-use facility to support down town businesses including retail, theaters, and office uses. The Parking structure was developed as a public-private partnership,

and spaces are required to be made available on both an hourly and daily basis. The amenities at the garage include EV charger, covered parking, 7-foot height clearance, credit cards accepted. The hours of operation are 24 hours a day 7 days a week. The garage is managed by Central Parking. The approximate parking rates are \$40/month or \$5/daily.

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Aerial



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