

OFFICE/MEDICAL SPACE FOR LEASE

1090 - 1098

SUNRISE AVENUE



ROSEVILLE, CA

CBRE

1090 Sunrise Avenue

- » Suite 100: ±902 RSF, Available Now
- » Suite 140: ±2,012 RSF, Available with 30 days notice

1098 Sunrise Avenue

- » Suite 150: ±2,138 RSF, Available Now

Modern Lease Opportunity: \$1.65 PSF (Modified Gross) – utilities and janitorial services are extra, giving you flexibility and control.

Striking Floor-to-Ceiling Glass: Enjoy abundant natural light and a sleek, contemporary aesthetic.

Inviting Central Courtyard: A perfect spot to relax, collaborate, or take a break in a refreshing outdoor setting.

Prime Location: Surrounded by a wide variety of restaurants, fast food options, and retail services – everything you need is just steps away.

Prestigious Neighborhood: Nestled amid upscale residential communities, offering a professional and polished environment.

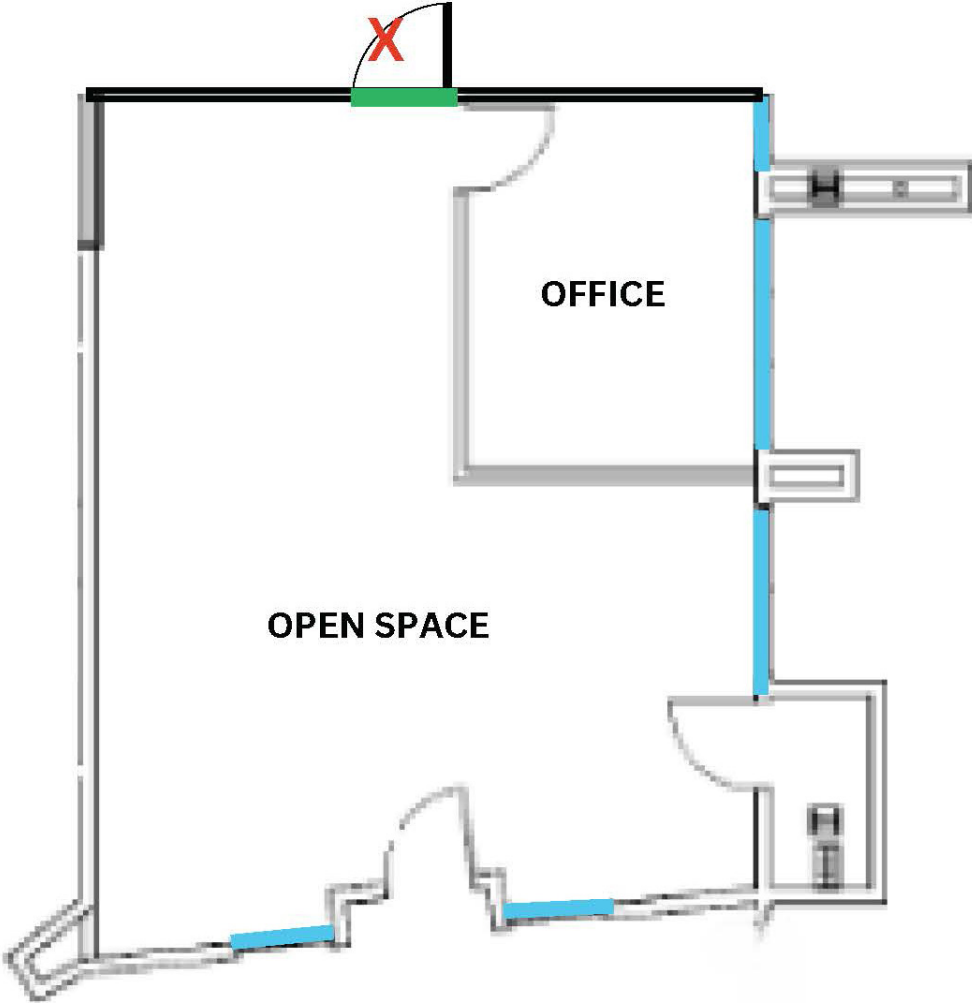
Effortless Commute: Excellent access to Interstate 80 makes getting here a breeze for clients and employees alike.

High-Visibility Corner: Located near the bustling intersection of Cirby Way and Sunrise Avenue – ideal for exposure and convenience.



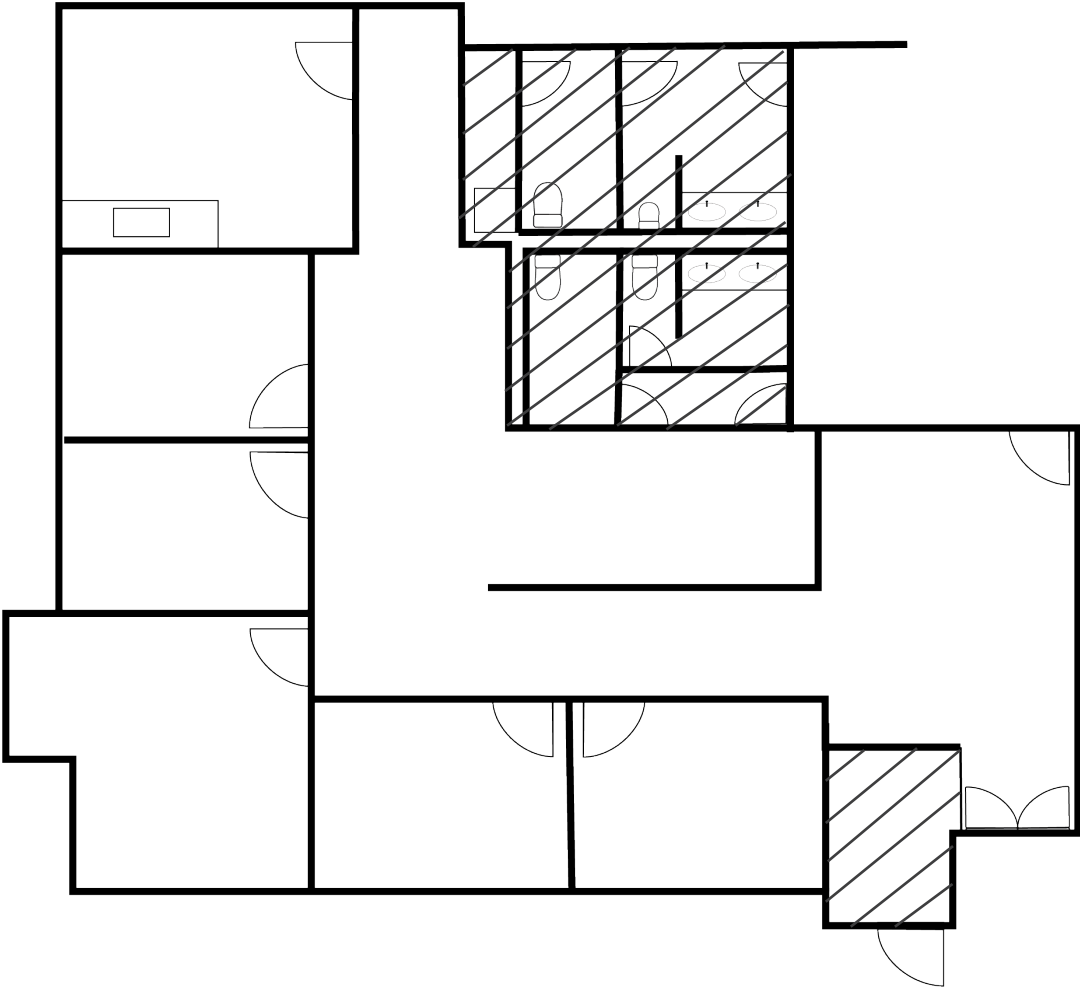
FLOOR PLAN

1090 SUNRISE AVENUE,
SUITE 100: ± 902 SF



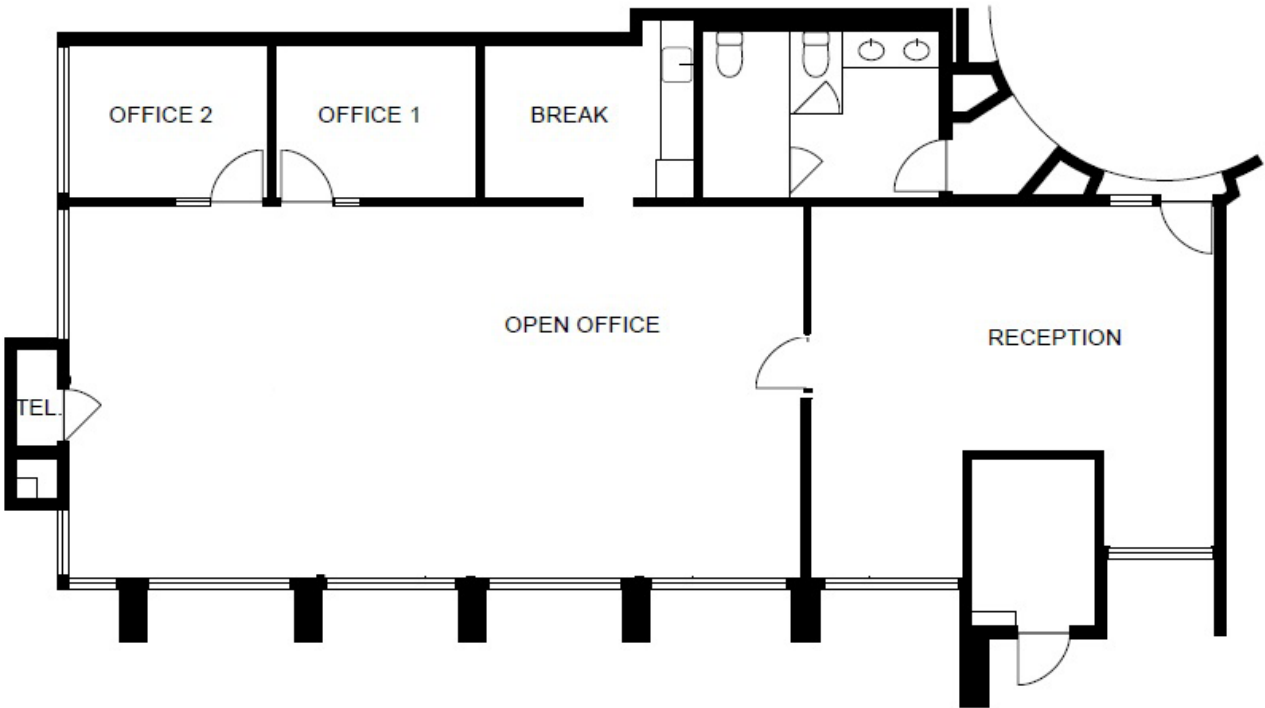
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FLOOR PLAN

1098 SUNRISE AVENUE,
SUITE 150: ± 2,183 SF







1090 - 1098

S U N R I S E A V E N U E

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