2140 PROFESSIONAL DRIVE, ROSEVILLE, CA 95661

GALLELLI REAL ESTATE

OFFICE/MEDICAL CONDO SUITES FOR SALE

OSBORNE GROUP

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PROPERTY DETAILS

2140 Professional Drive is a single-story, multi-tenant condominium building in Roseville, California. The building is approximately ±23,609 square feet and situated on ±1.90 acres of land. The building is located within the Johnson Ranch Office park, along the prestigious Douglas Corridor, enjoying high regional demographics.

- Office/Medical Condos available for owner-user purchase.
- The recognizable location is accessible from either Rocky Ridge Drive or Eureka Road, major regional thoroughfares.
- The building has a nice vaulted atrium, providing great natural light, an attractive common area lobby and updated rest rooms.
- The surrounding outdoor areas feature bright and friendly landscaping, shaded covered walkways, and various outdoor seating areas.
- The center has ample parking for general office use.
- Walking distance to Rocky Ridge Town Center, TJ Maxx Plaza, and the Roseville Center – offering a multitude of retail and restaurant options for clients and staff.

PURCHASE PRICE: $320/GSF

MEDICAL PURCHASE PRICE: $350/GSF

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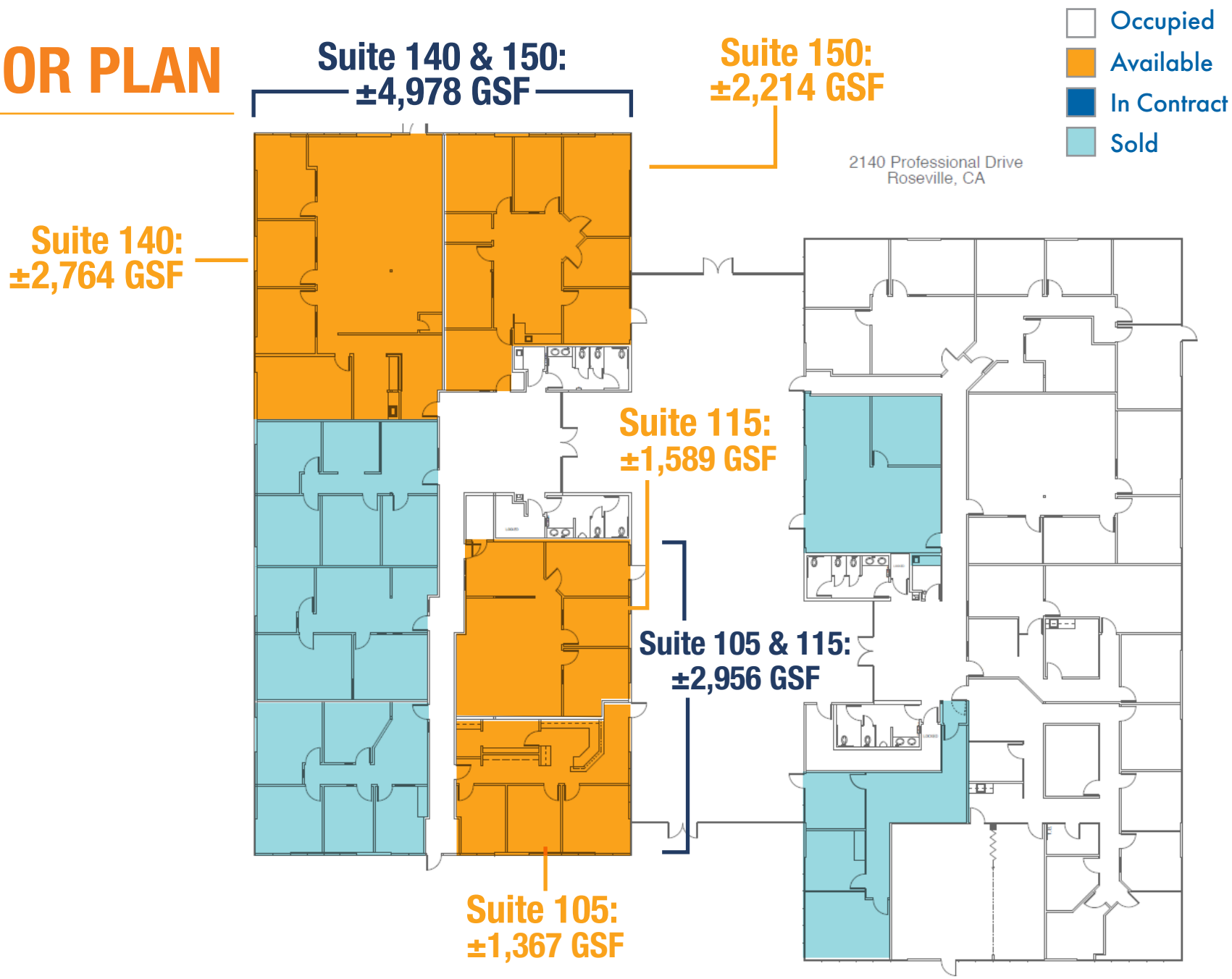
FLOOR PLAN



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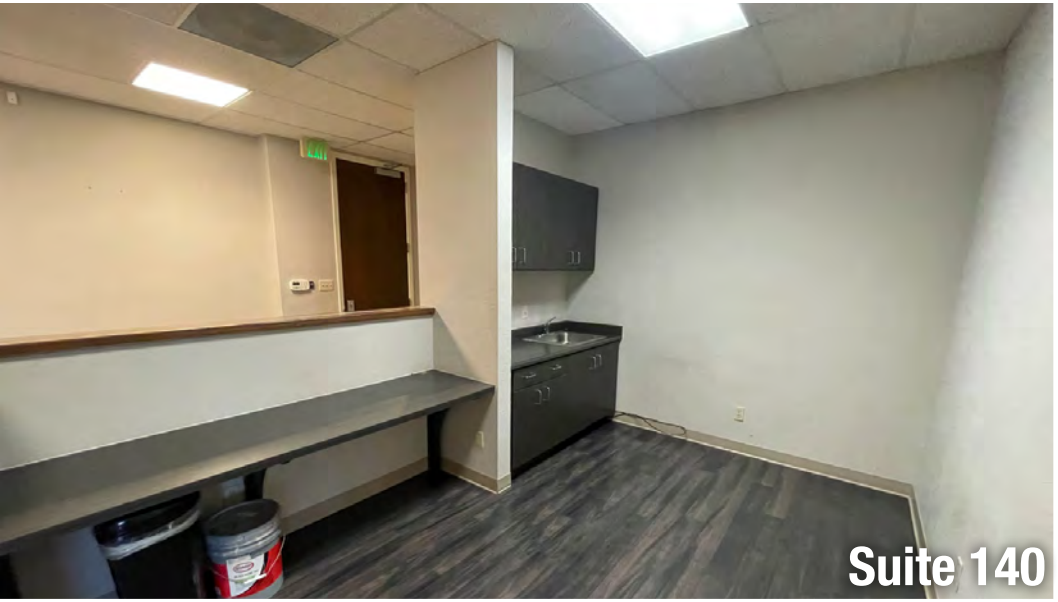
SUITE IMAGES



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BUILDING IMAGES

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TRADE AREA

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DEMOGRAPHICS

MARKET OVERVIEW

**2140 Professional Drive,
Roseville, CA**

3 MILE RADIUS

KEY FACTS

99,746
Population

40
Median Age

2.59
Average Household Size

$88,686
Median Household Income

EDUCATION

18.39%
High School Graduate

26.78%
Some College

35.10%
Bachelor's Degree Plus

HOUSING STATS

$423,063
Median Home Value

38,161
Households

39.59%
% Renter Occupied Housing Units

BUSINESS

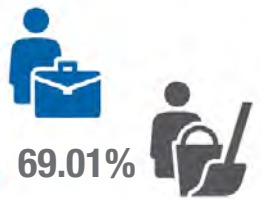
68,383
Total Employees

COMMUTERS

1.12%
Used Public Transportation

87.93%
Drove Alone to Work

EMPLOYMENT



69.01%
White Collar

30.99%
Blue Collar

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CONDOS AVAILABLE FOR SALE

JKG GALLELLI REAL ESTATE

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