

1972 DEL PASO RD, SUITE 155, SACRAMENTO, CA 95834



AVAILABLE FOR PURCHASE



www.osbornegrouppcre.com

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PROPERTY DETAILS

High-end office condominium available for purchase within the Natomas Professional Center. The Center is located along Del Paso Road at Gateway Park Blvd cross street. The space is nicely improved with two private offices, break room, and a large open work space. The project is ideally located with several amenities in walking distance.

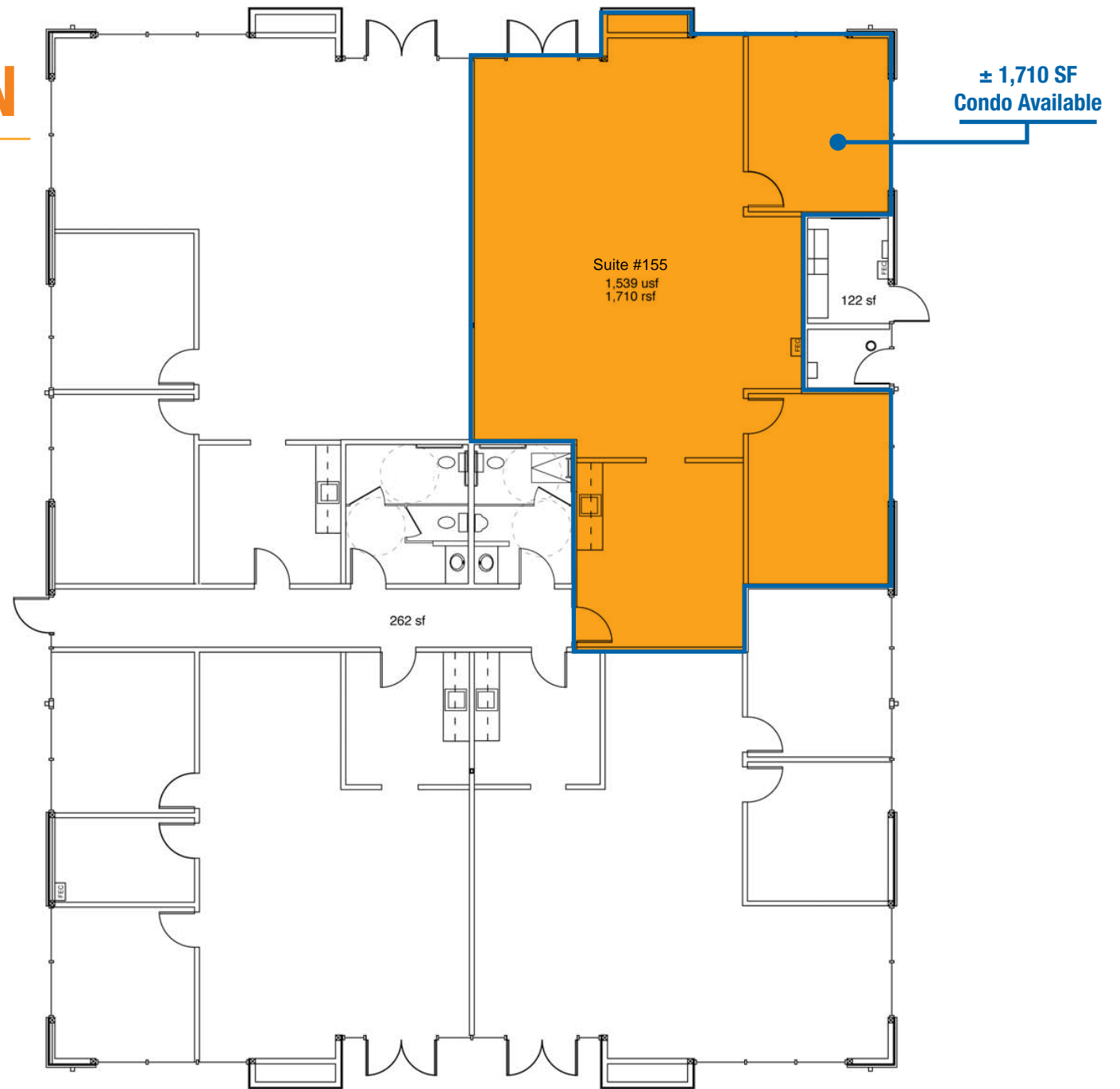
- Suite 155: $\pm 1,710$ SF
- Available for Owner-User Purchase
- Fully improved
- Single-story office building with high-end finishes, extensive window lines around the perimeter of the building
- Easily accessible from Interstate 5 at Del Paso Road Exit
- Excellent location in an affluent submarket
- Natomas Professional Center enjoys a good mix of medical and office users with attractive landscaping and ample parking

PURCHASE PRICE:
\$572,850

Monthly Association Dues: \$767.34



FLOOR PLAN



RETAIL AERIAL



DEMOGRAPHICS

MARKET OVERVIEW

1972 Del Paso Rd, Suite 155,
Sacramento, CA

3 MILE RADIUS

KEY FACTS

117,447

Population

35

Median Age



Average Household Size

\$108,041

Median Household Income

HOUSING STATS



\$465,274

Median Home Value



41,042

Households



42.98%

% Renter Occupied
Housing Units

COMMUTERS



1.22%

Used Public Transportation



86.99%

Drove Alone to Work

EDUCATION



20.03%

High
School Graduate



22.16%

Some
College



37.27%

Bachelor's
Degree Plus

BUSINESS



40,458

Total Employees

EMPLOYMENT



65.38%

White Collar



34.62%

Blue Collar

SUITE IMAGES



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CONDO AVAILABLE FOR SALE



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