

Move-In Ready Spaces Available with Flexible Lease Terms - \$1.55 PSF/Month Start Rent

For Lease ±140,500 SF Office Park



Modernity

Welcome to **Regents Park** in Gold River, California! Nestled in a serene, park-like environment, this business park offers a tranquil setting that fosters productivity and well-being. With minimized touchpoints and direct suite access, your safety and convenience are our top priorities. Enjoy the ample daylight that floods each workspace, creating a bright and inviting atmosphere perfect for innovation and collaboration.









Highlights







Fitness Facility



Showers



Martin's Famous Street Tacos with outdoor eating area



Indoor/Outdoor Tenant Lounge



Property Management Office



Shared Conference Room



Ample Amount of Parking



Walking Distance to American River Bike Trail



2NDFLOOR

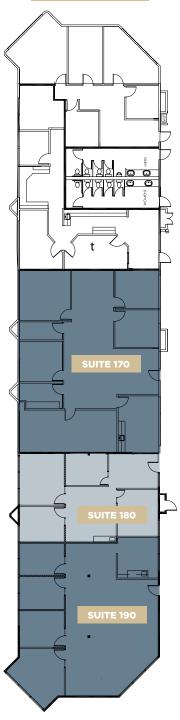
Suite 170 ±2,511 RSF Suite 190* ±2,119 SF

Suite 180 ±1,207 RSF

*Available 3/31/2025



2NDFLOOR



2NDFLOOR





FLOOR PLAN

Building 200

2NDFLOOR

Suite 255 ±764 RSF Suite 270 ±2,509 RSF

Suite 260-G ±220 RSF



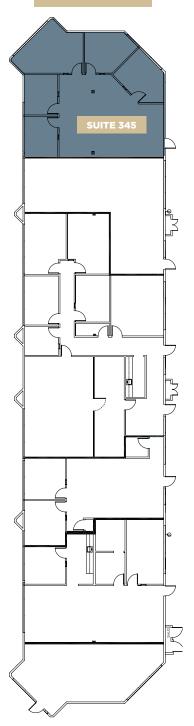


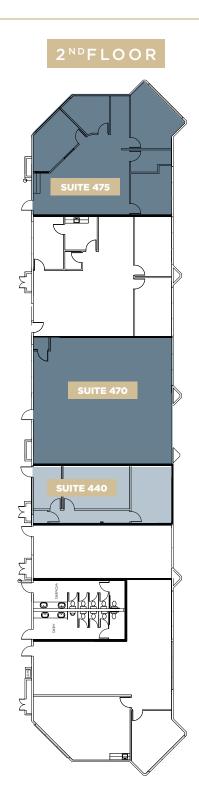
1STFLOOR

Suite 345 ±1,672 RSF



1STFLOOR







Building 400

2 ND FLOOR

Suite 440 ±871 RSF

Suite 470 ±1,639 RSF

Suite 475 ±1,619 RSF





Building 500

1STFLOOR

Suite 545

±1,601 RSF

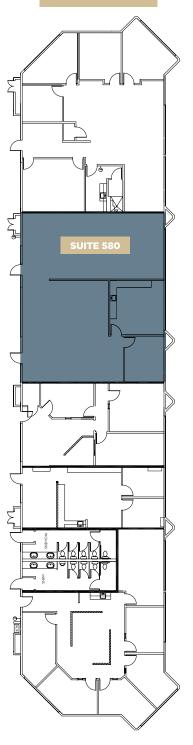
2NDFLOOR

Suite 580* ±2,293 SF

*Available in 30 Days



2NDFLOOR



SUITE 635



Building 600

1STFLOOR

Suite 635 ±2,438 RSF





Building 700

1STFLOOR

Suite 708* ±1,050 sf

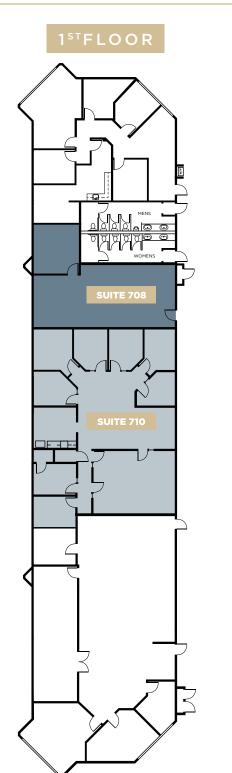
Suite 710* ±2,588 SF 2NDFLOOR

Suite 740 ±1,821 SF

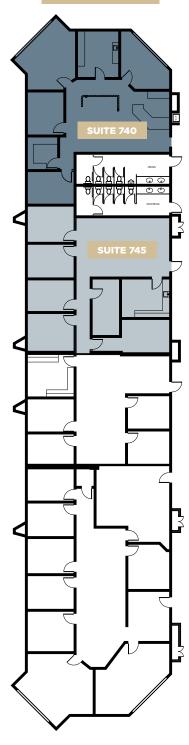
Suite 745** ±1,881 sf

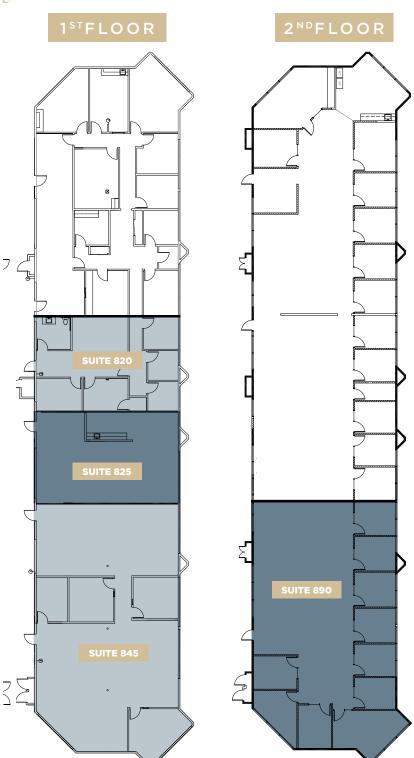
*Can be combined for ±3,638 SF **Available 3/31/25





2NDFLOOR







Building 800

1STFLOOR

2NDFLOOR

Suite 820 ±1,400 RSF

Suite 890** ±3,327 RSF

Suite 825 ±1,416 RSF *Available 5/31/25 **Available in 30 Days

Suite 845* ±3,260 RSF



FIND YOUR

Favorite

• APPLE BEES GRILL + BAR

• IL FORNO CLASSICO

BANK AMERICA

• BELAIR

WELLSFARGO

CHASE BANK

MOUNTAIN MIKE'S PIZZA

• STARBUCKS

OUTBACK STEAKHOUSE

WELLS FARGO

• JACK'S URBAN EATS

RITE AID

UPS STORE

 ZINFANDEL CALIFORNIA CUISINE · CARL'S JR

DOMINIO'S PIZZA

SUBWAY

INDIAN SPICE

CHINA STAR

· CHICK-FIL-A

• SPORTMAN'S WAREHOUSE

DICKEY'S BBQ PIT

IN-N- OUT

CALIFORNIA FITNESS

AVIS/BUDGET CAR RENTAL

• 24 FITNESS

IHOP

MEN'S WAREHOUSE

BASKIN ROBBINS

SKY SUSHI

· CARL'S JR

DENNY'S

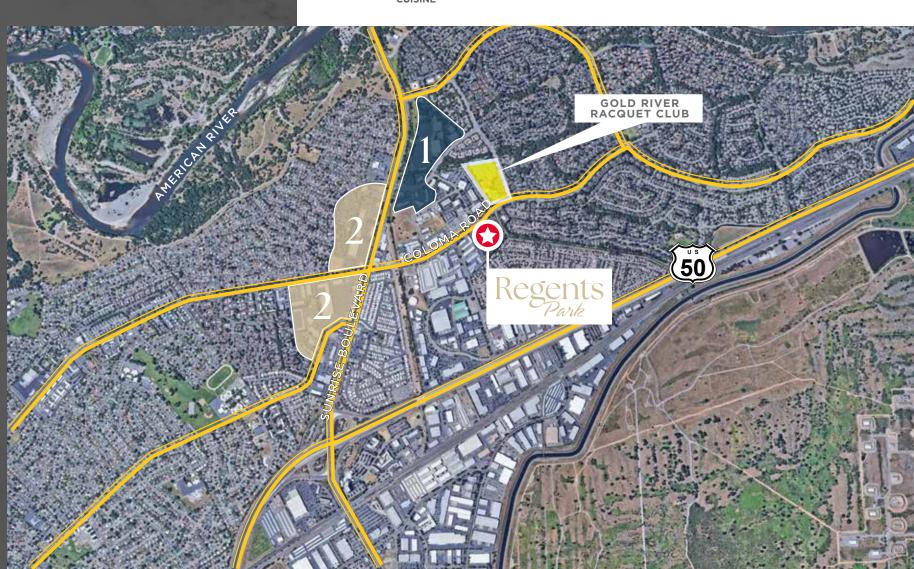
THAI SMILE

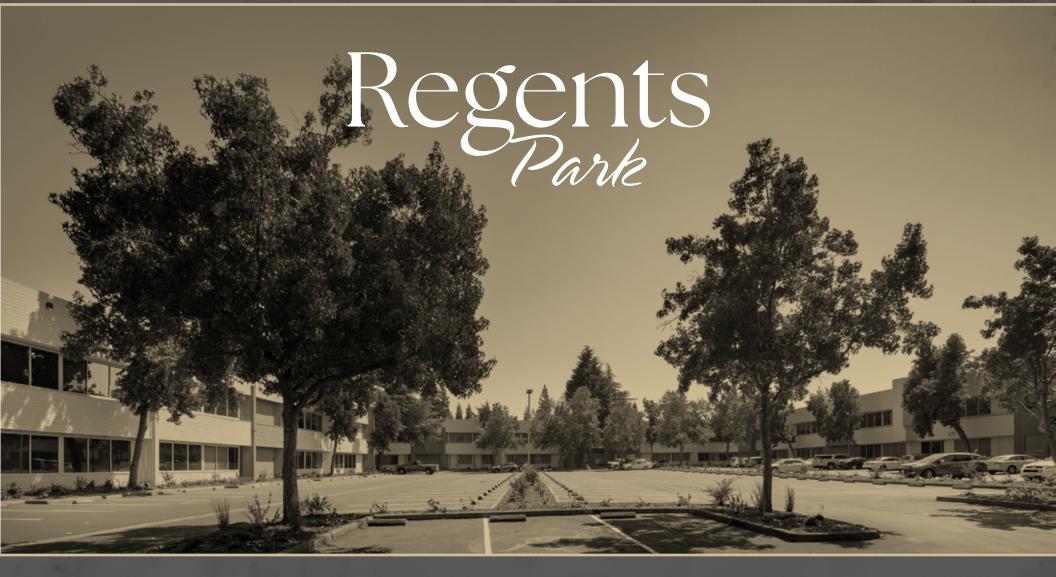
• PIZZA GUYS

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MCDONALD'S

STARBUCKS





For more information, please contact:

SEAN MULLEN

Managing Director sean.mullen@cushwake.com I IC #01845406

KEVIN PARTINGTON

Executive Managing Director kevin.partington@cushwake.com LIC #01193241

SPENCER NIELSEN

Director spencer.nielsen@cushwake.com LIC #01964163



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