





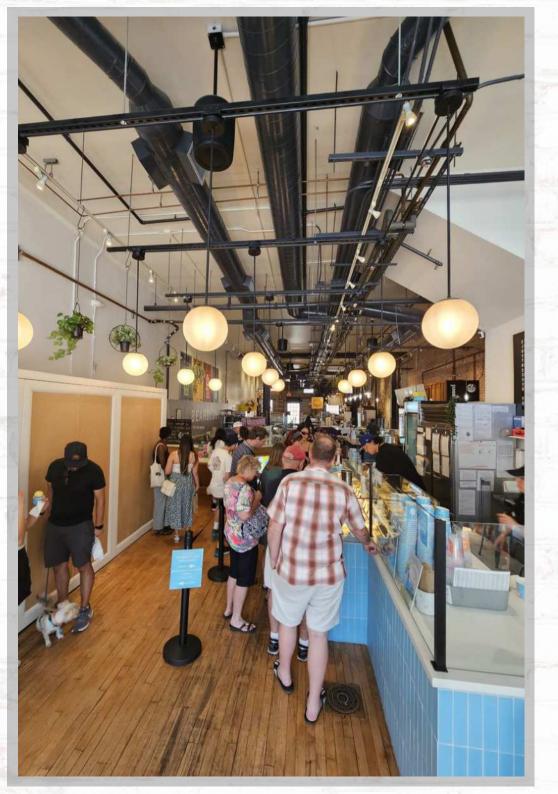
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Space Features

- Space: approx.1,538 RSF
- Asking Rent: \$5.50/RSF
- NNN Charges: approx. \$1.63/RSF

This prime location
is surrounded by
well-established
tenants such as
Pressed Juicery,
Wanderlust
Creamery, and
Intelligentsia,
offering a dynamic
retail environment.



- Located on Colorado Boulevard in the heart of Old Pasadena.
 - Excellent exposure to sidewalk and street traffic.
 - Close to multiple public parking structures.
 - Easy access to 110, 134, 210 Freeway, and within walking distance to the Gold Line.





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