

Second Floor Office Space For Lease

5660 Freeport Blvd | Sacramento | California



Property & Location Highlights

Building Size: +/- 11,040 SF

1st Floor: +/- 6,912 SF (Wells Fargo)

2nd Floor: +/- 4,128 SF (18 private offices / Available)

Lease Rate: \$1.50 psf (Gross) + Janitorial

Year Built: 1965 (no elevator)

Parcel Size: 1.26 acres

APN: 025-0033-032

Zoning: C2-EA-4 (General Comm'l / Executive Airport)

Parking Ratio: 55 spaces (4.0 / 1,000 SF)

Location: Near intersection of Fruitridge & Freeport, almost equidistant between I-5 & Hwy 99

Adjacent: Executive Airport, Schools First Credit Union, Marie Calendars, Burger King, Pharmacy

Traffic Counts: Over 27,000 vehicles per day

Recent Capital Improvements

- Silicone roof coating
- Parking lot seal/re-stripe
- Sidewalk/driveway repair
- Exterior paint and lighting upgrades
- Interior bank lobby renovation
- Landscaping improvements

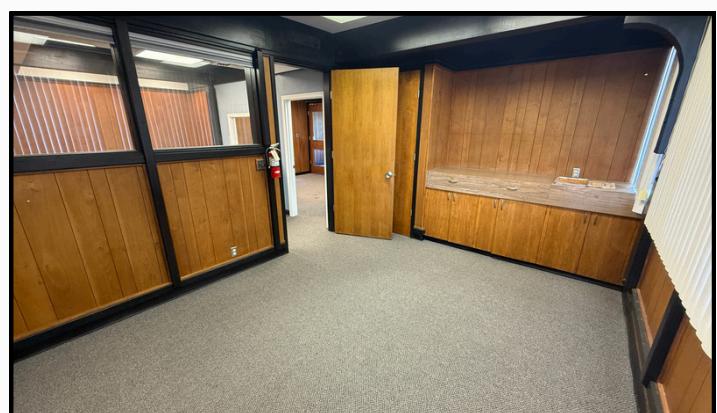


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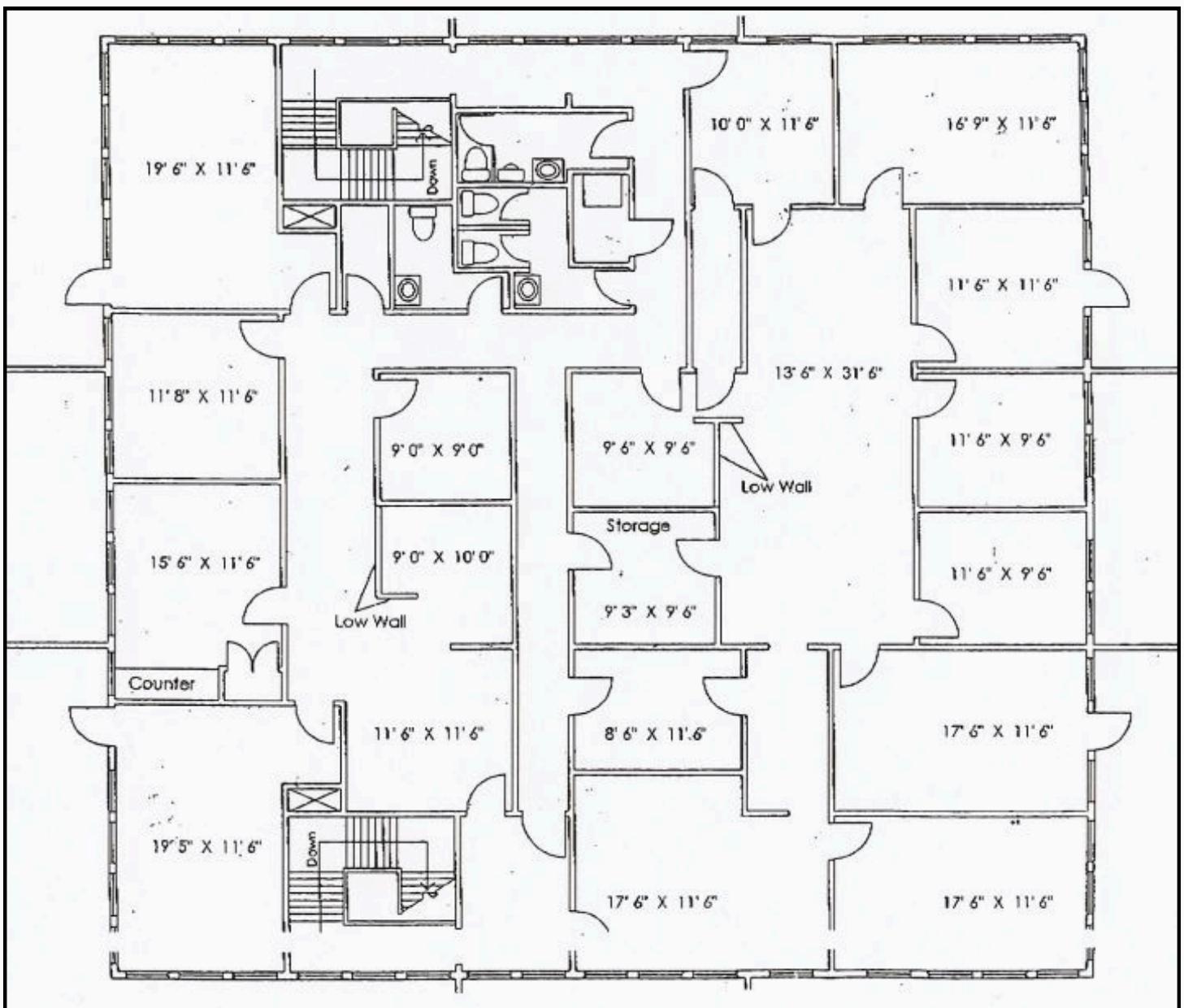
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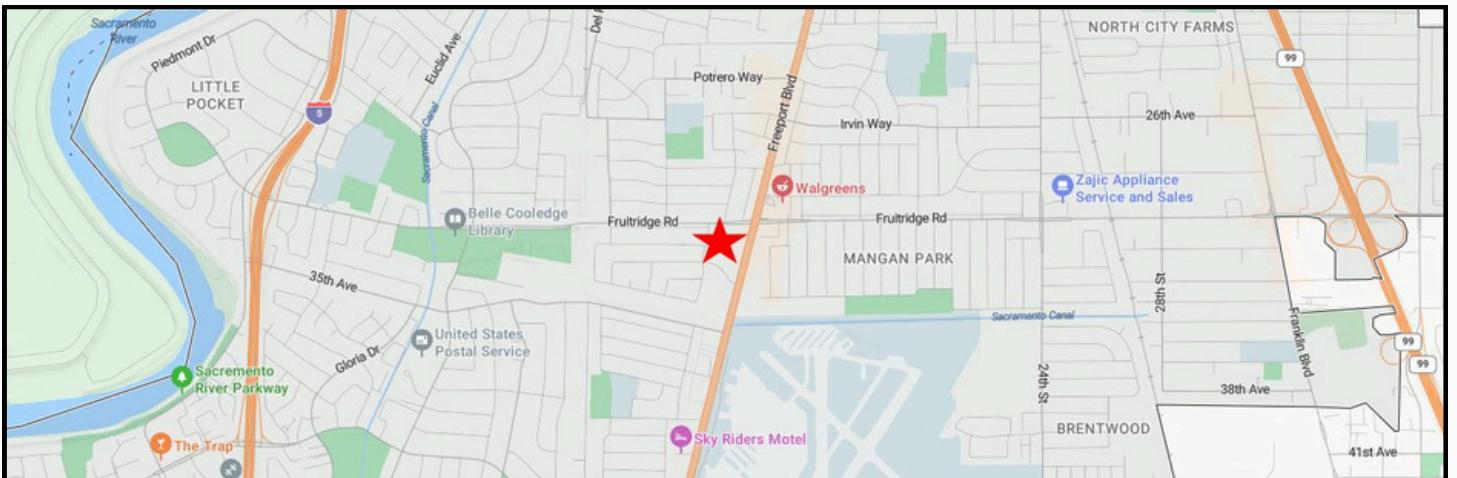
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Video Tour



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