

PREMIER OFFICE SPACE FOR LEASE

440 EAST HUNTINGTON DRIVE

ARCADIA, CALIFORNIA

Regus

ntal Gro of Arcadia
& Ort ntics
(626) 5126

440



JTECC



Kidder
Mathews

440 E HUNTINGTON DRIVE ARCADIA, CALIFORNIA

PREMIER OFFICE SPACE FOR LEASE

LOBBY upgrades recently completed

CONVENIENT Huntington Drive location

ONSITE at Arcadia Gateway Shopping Center

HOTELS NEARBY include Embassy Suites and Double Tree

4/1000 parking ratio free of charge



**UNPARALLELED ACCESS
TO THE 210 FREEWAY AND
METRO GOLD LINE STATION**



4/1,000 FREE PARKING



**RESPONSIVE OWNERSHIP AND
MANAGEMENT**



**ABUNDANT RESTAURANT AND
RETAIL AMENITIES**



**CLOSE PROXIMITY TO
DOWNTOWN ARCADIA**



ONSITE SECURITY

For more
information,
please contact:

ALDO BOTTALLA
213.225.7243
aldo.bottalla@kidder.com
LIC N° 02014685

SCOTT UNGER
626.873.1803
scott.unger@kidder.com
LIC N° 01855517

BILL BOYD
626.873.1801
bill.boyd@kidder.com
LIC N° 00816177

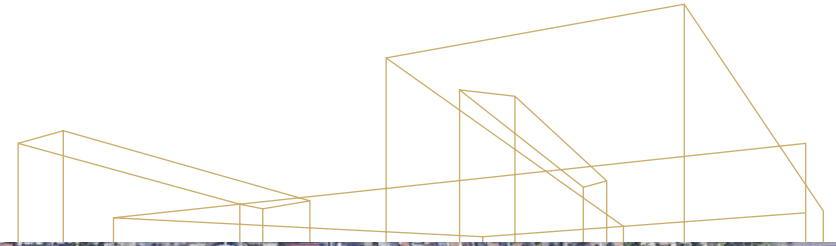
LINDA LEE
626.873.1802
linda.lee@kidder.com
LIC N° 01278768

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



440 E HUNTINGTON DR ARCADIA, CALIFORNIA



For more
information,
please contact:

ALDO BOTTALLA
213.225.7243
aldo.bottalla@kidder.com
LIC N° 02014685

SCOTT UNGER
626.873.1803
scott.unger@kidder.com
LIC N° 01855517

BILL BOYD
626.873.1801
bill.boyd@kidder.com
LIC N° 00816177

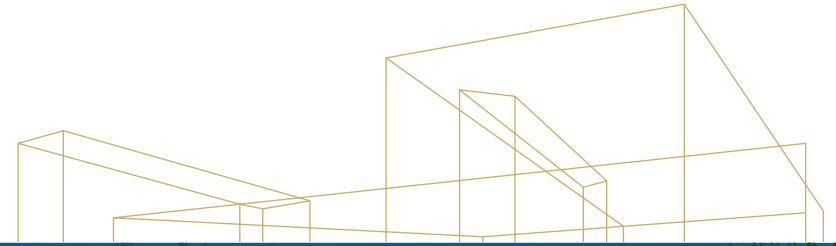
LINDA LEE
626.873.1802
linda.lee@kidder.com
LIC N° 01278768

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



440 E HUNTINGTON DR ARCADIA, CALIFORNIA



PREMIER OFFICE SPACE FOR LEASE

4:1,000

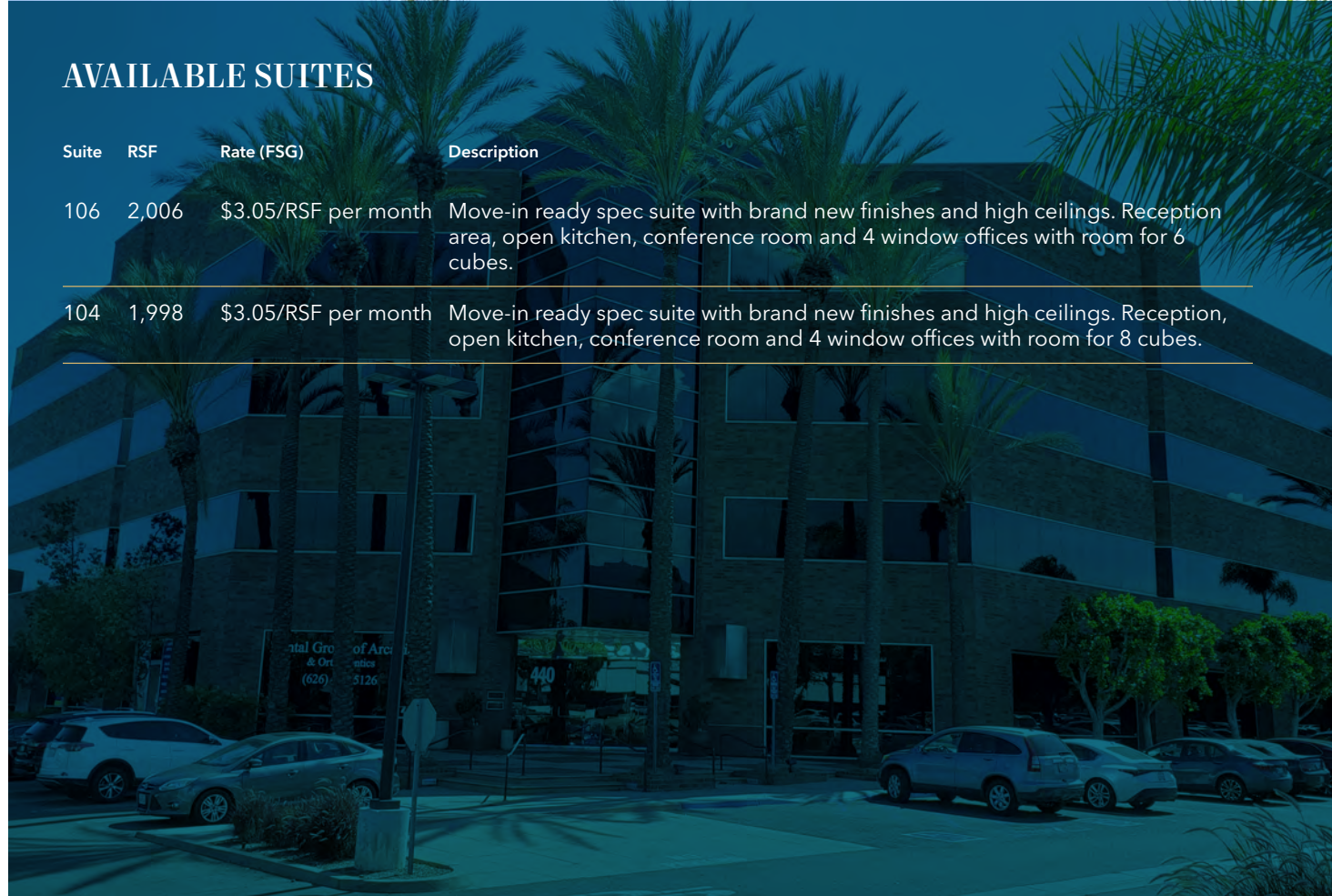
PARKING RATIO

\$3.05 FSG

ASKING RATE

AVAILABLE SUITES

Suite	RSF	Rate (FSG)	Description
106	2,006	\$3.05/RSF per month	Move-in ready spec suite with brand new finishes and high ceilings. Reception area, open kitchen, conference room and 4 window offices with room for 6 cubes.
104	1,998	\$3.05/RSF per month	Move-in ready spec suite with brand new finishes and high ceilings. Reception, open kitchen, conference room and 4 window offices with room for 8 cubes.



For more
information,
please contact:

ALDO BOTTALLA
213.225.7243
aldo.bottalla@kidder.com
LIC N° 02014685

SCOTT UNGER
626.873.1803
scott.unger@kidder.com
LIC N° 01855517

BILL BOYD
626.873.1801
bill.boyd@kidder.com
LIC N° 00816177

LINDA LEE
626.873.1802
linda.lee@kidder.com
LIC N° 01278768

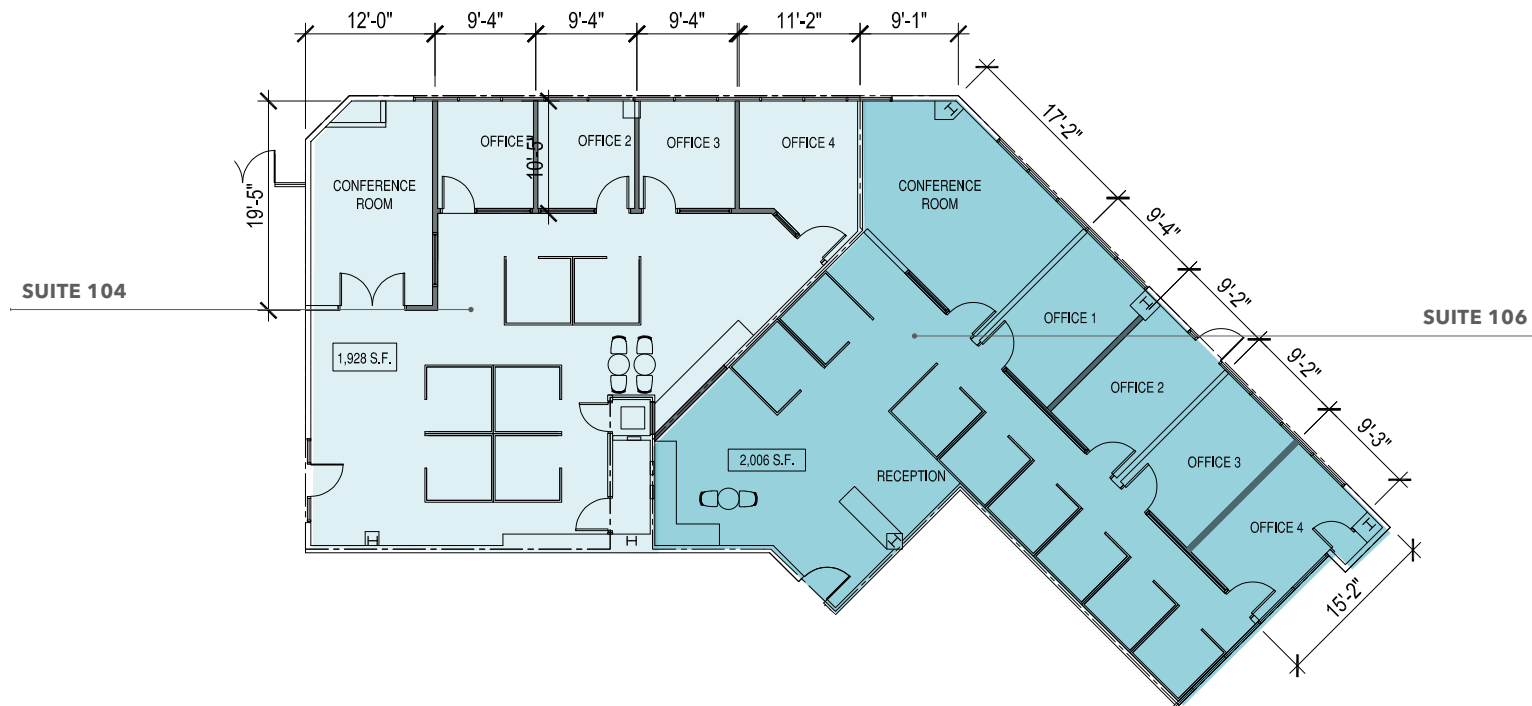
KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



440 E HUNTINGTON DR ARCADIA, CALIFORNIA

First Floor



AVAILABILITIES

Suite	RSF	Description
104	1,998	Move-in ready spec suite with brand new finishes and high ceilings. Reception area, open kitchen, conference room and 4 window offices with room for 6 cubes. Suites are contiguous.
106	2,006	Move-in ready spec suite with brand new finishes and high ceilings. Reception, open kitchen, conference room and 4 window offices with room for 8 cubes. Suites are contiguous.

440 E HUNTINGTON DR ARCADIA, CALIFORNIA

