

10360

OLD
PLACERVILLE ROAD
SACRAMENTO, CA

AVAILABLE FOR SALE OR LEASE

± 20,495 SF OFFICE BUILDING | HIGHWAY 50 SUBMARKET

NEWMARK

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KEY HIGHLIGHTS

- Dramatically reduced sale price
- Garden-like setting with mature landscaping
- Floor-to-ceiling glass for abundant natural light
- High parking ratio: 4.5/1,000 SF
- Collaborative work environment
- Excellent access via Folsom Blvd, Routier Rd, and Hwy 50
- Close proximity to Mather Airport

PROPERTY OVERVIEW

- TOTAL BUILDING SIZE: ±20,495 SF
- AVAILABLE SPACE: ±5,685 RSF
- LEASED SPACE: ±14,810 SF @ \$1.64 PSF
(LED: 12/31/2026)
- ASKING SALE PRICE: \$2,200,000 (~\$107 PSF)
- LEASE RATE: \$1.60–\$1.65 PSF (Full Service)



FLOOR PLAN



LOCATION AERIAL



10360 OLD PLACERVILLE RD.

MATHER
AIRPORT

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