

925

L STREET SACRAMENTO, CA

EXPERIENCE 925 L ST



**MOVE-IN READY SUITES
STEPS AWAY FROM THE CAPITOL**

BUILDING HIGHLIGHTS



Shared amenities with The Senator, including brand new Fitness Center



Located in the heart of the Governmental Affairs District



Direct access to City Parking Garage through enclosed skywalk



Steps away from the State Capitol



Security on-site 24 hours, seven days a week



Complimentary bicycles available for daily use



New secured bike storage room



Building conference room (seats 12-14)



Move-in ready suites



Dedicated team of professional property management and engineering



AVAILABILITIES

Suite 300

± 1,624 RSF



Suite 150

± 2,331 RSF

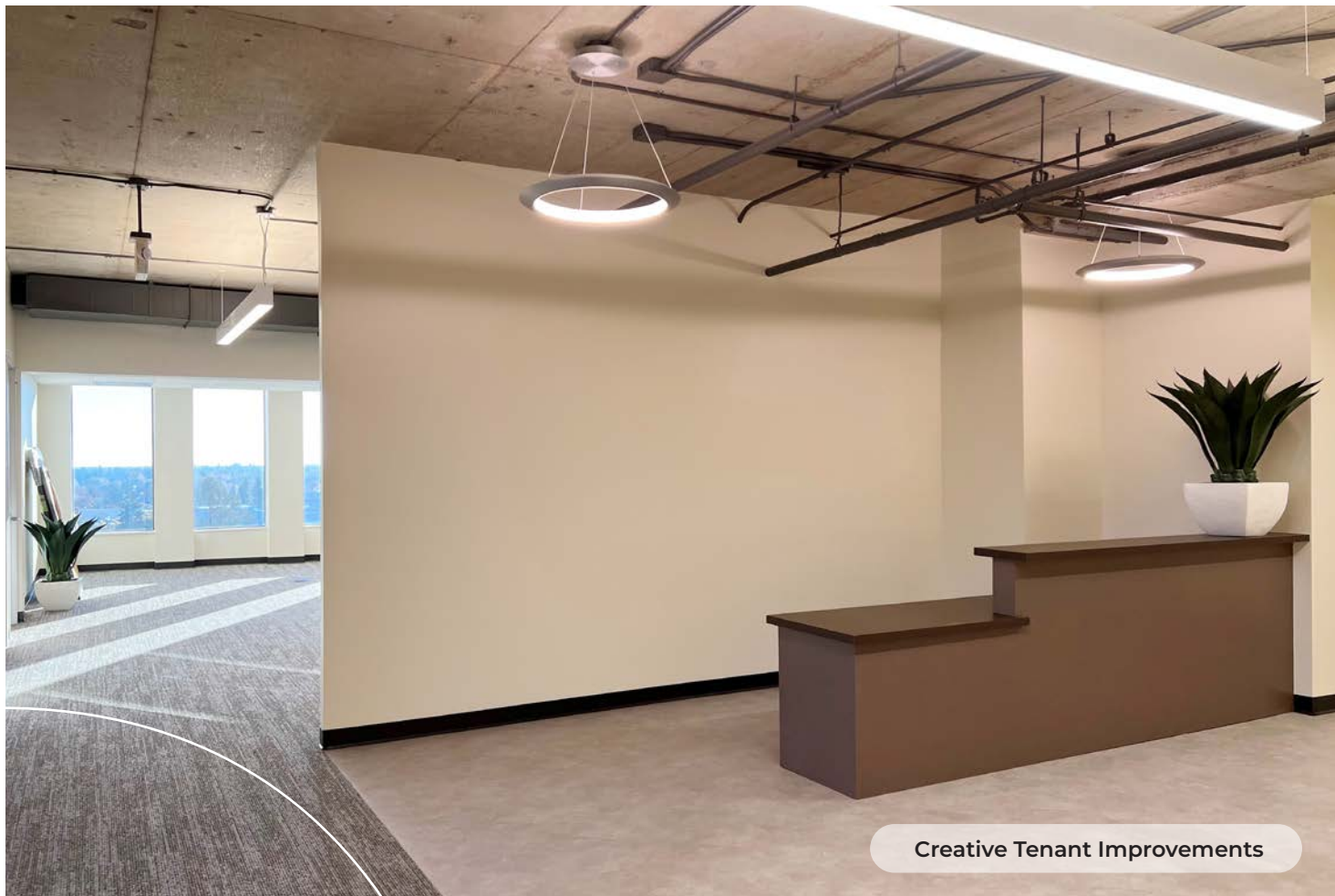
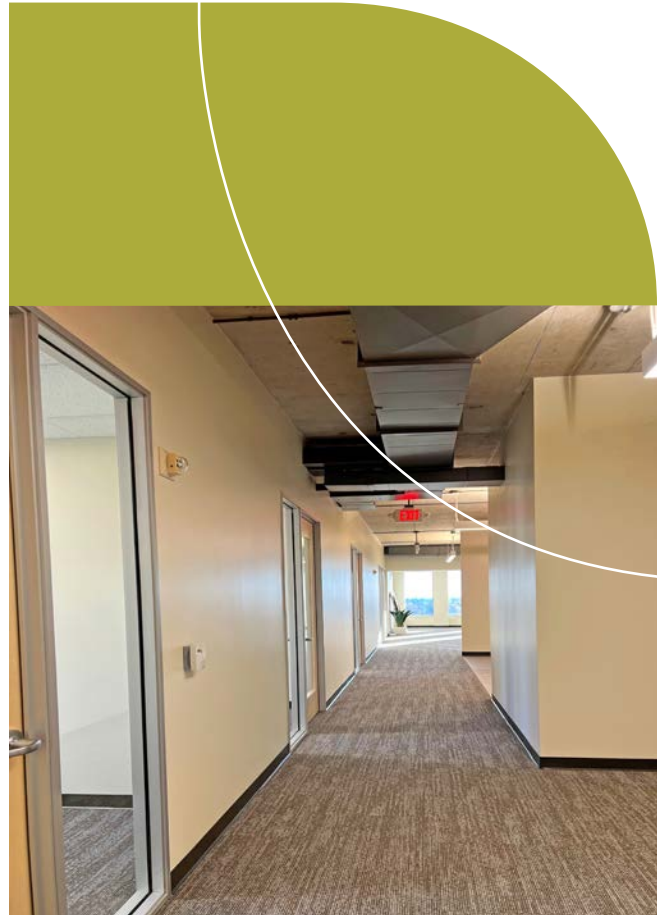


Suite 100

± 3,174 RSF



INTERIOR SUITE PHOTOS



Creative Tenant Improvements

BUILDING FACTS



Gold LEED Certification



14 floors



12,500 SF average
floor plates



11'16" floor-to-floor heights
17' first-floor height
12' lower-level height



Seagate Properties
owns and manages
the building



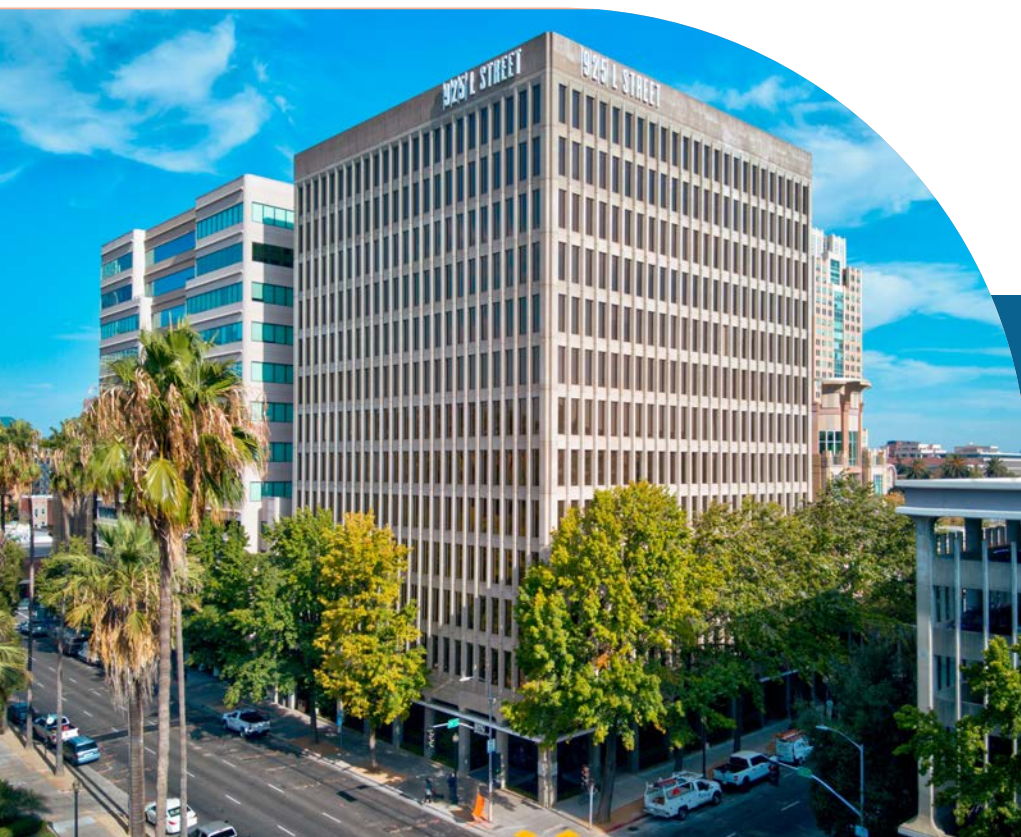
**Digital Tenant
Directory** located in
building lobby



168,847 SF of net
rentable area



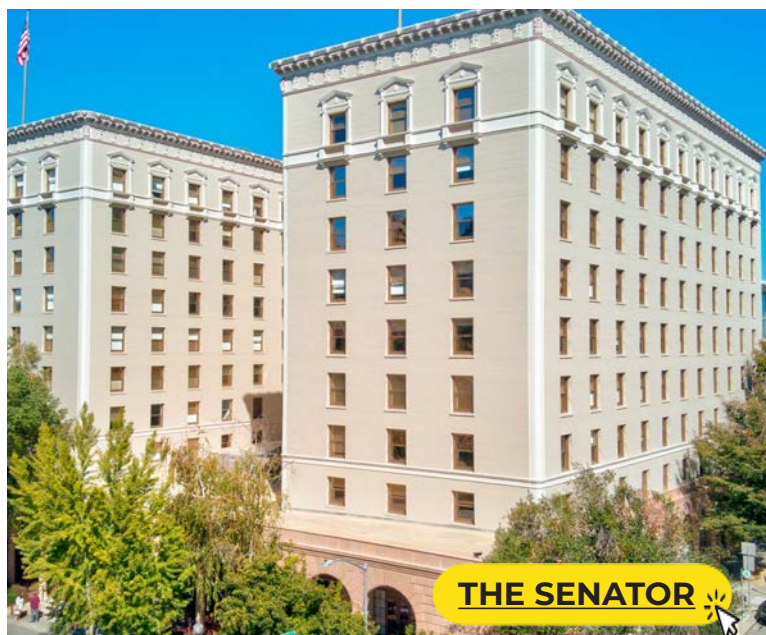
4 passenger elevators



EXPERIENCE THE SHARED AMENITIES AT 925 L STREET AND THE SENATOR



925 L ST



THE SENATOR

Located in the heart of the Governmental Affairs District, 925 L St and The Senator provide high-quality office space with unmatched access to an abundance of amenities, proximity to the Capitol and a dedicated property management team that enrich the tenant experience.



925 L St Conference
room seats 14-16



New Fitness Center at
The Senator



Whired Wine Bar at
The Senator



Complimentary bicycles
available for daily use
with secured storage



The Senator conference
room seats up to 30



Professional security
team on-site 24/7



New showers and
lockers at The Senator
and 925 L Street



One dedicated team of
property management
and engineering
professionals

SHARED AMENITIES



New, fully equipped meeting space in a range of sizes:

925 L Street conference room (seats 14-16)



The Senator conference room (seats up to 30)

The Senator lobby available for Tenant events



New Fitness Center at the Senator



Whired Wine Bar at The Senator



Complimentary bicycles available for daily use



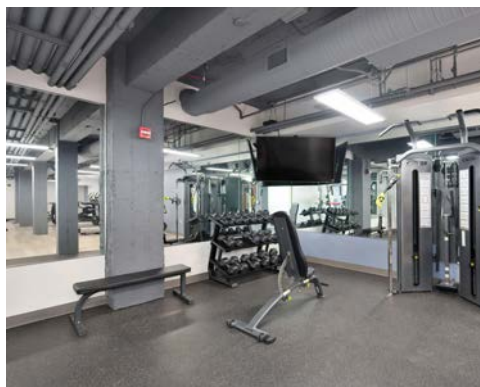
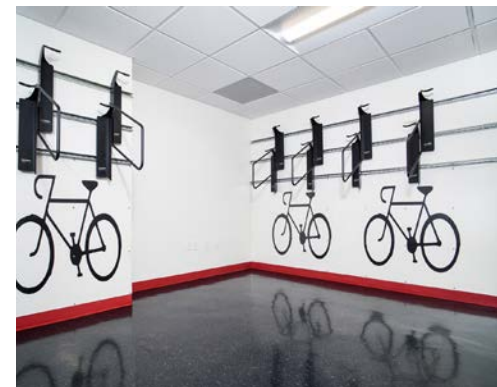
Secured bike storage rooms



New showers and lockers at The Senator and 925 L Street



One dedicated team of property management and engineering professionals





AMENITIES



CAFES

1. Temple Coffee Roasters
2. Con Azucar Cafe
3. Starbucks
4. Estelle's Cafe



ENTERTAINMENT

1. Century DOCO and XD
2. Crest Theatre
3. Esquire IMAX Theatre
4. Community Center Theater
5. Sacramento Convention Center
6. Flatstick Pub



RESTAURANTS

1. Echo & Rig
2. Sourced BBQ & Spirits
3. Tiger
4. Frank Fat's
5. Grange
6. Ella Dining Room & Bar
7. Brasserie du Monde
8. Mayahuel
9. Capitol Garage
10. Prelude Kitchen & Bar
11. Cafeteria 15L



HOTELS

1. Kimpton Sawyer Hotel
2. The Citizen Hotel
3. Hyatt Regency Sacramento
4. Sheraton Grand
5. Residence Inn by Marriott
6. Hyatt Centric



HEALTH CLUBS

1. 24 Hour Fitness
2. In-Shape Fitness
3. Hyatt Fit



PARKING

1. Capitol Garage
2. City Hall Garage
3. Hyatt Garage
4. Sheraton Garage
5. Memorial Garage
6. 1500 K St Structure

10 NEARBY ATTRACTIONS



1 | Catch an Off-Broadway show at the newly renovated **SAFE Credit Union Performing Arts Center**.



2 | Sample **Mayahuel's** taco platter while choosing from a variety of tequila options.



3 | Feast on seasonal and regionally sourced ingredients during lunch at **Ella**.



4 | Grab a **Starbucks** latte from across the street while headed to the office.



5 | Enjoy city views from the **Aviary** rooftop deck while sipping avian-inspired craft cocktails.



6 | Challenge a client to a friendly game of mini golf at **Flatstick Pub**.



7 | Meet friends at **Fizz** for a glass of champagne and take a selfie in front of the Kristin Farr Mural.



8 | Catch a Kings game or dine at one of the many **DOCO Golden One Center's** restaurants, such as Sauced BBQ and Polanco Cantina.



9 | Dine at **Revival at the Sawyer** – a 200-seat restaurant on the third floor of the Kimpton Hotel that transforms into a high-spirited rooftop bar and lounge at night.



10 | Experience **Prelude Kitchen and Bar** for a delicious and locally grown lunch or dinner.



STEPS FROM THE CAPITOL

925

L STREET SACRAMENTO, CA

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EXPERIENCE 925 L ST



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