

7237 E Southgate Dr

7237 E Southgate Dr, Sacramento, CA 95823

Presented By:
Capitol Commercial Real Estate & Business Sales



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Property Details

4990 For Lease. In close proximity to Highway 99. Located between north of Elk Grove in the south area of Sacramento, within a medical hub. Four private offices. A small kitchen and shower room is available in the suite.

Price: \$15.00 /SF/YR

- Complete remodel of exterior completed: Newer Roof, HVAC, Stucco
- Ample parking with fenced parking available (3/1,000)
- Four private offices
- Zoned GC (General Commercial); other uses acceptable
- Shower room
- Kitchen in place

View the full listing here: <https://www.loopnet.com/Listing/7237-E-Southgate-Dr-Sacramento-CA/14406669/>

Rental Rate:	\$15.00 /SF/YR
Property Type:	Office
Property Subtype:	Medical
Building Class:	B
Rentable Building Area	14,000 SF
:	
Year Built:	1987
Walk Score ®:	75 (Very Walkable)
Rental Rate Mo:	\$1.25 /SF/MO

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Listing space

1st Floor Ste C	Space Available:	4,900 SF
	Rental Rate:	\$15.00 /SF/YR
	Date Available:	Now
	Service Type:	Modified Gross
	Space Type:	Relet
	Space Use:	Office/Medical
	Lease Term:	3 - 5 Years

4900 Sq.Ft. Office/ Medical building available for lease. Fully remodeled. Located between North of Elk Grove and South area of Sacramento. The property is in close proximity to HWY 99. Two already existing tenants: Pediatrician medical clink and Dental Office.

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Major Tenant Information

Tenant	SF Occupied	Lease Expired
DDS	-	
Walton Pediatrics and Medical Associates	-	July 2021

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Location



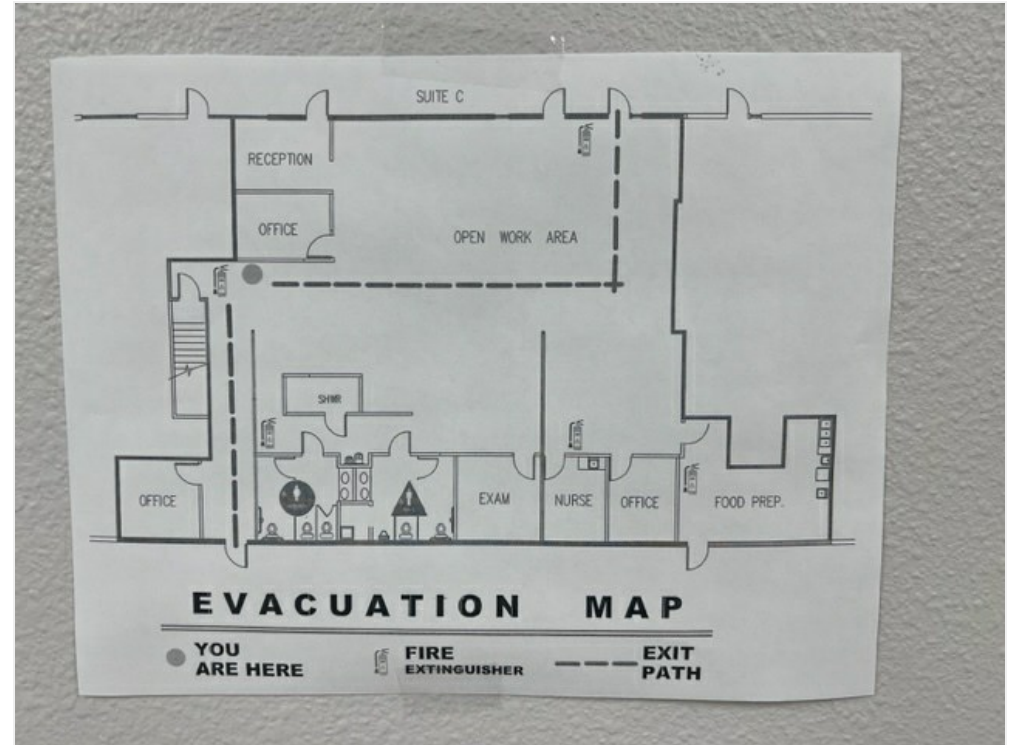
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Property Photos



Primary Photo



IMG_3300

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Property Photos



IMG_3298



IMG_3302

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Property Photos



IMG_3306



IMG_3304

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Property Photos



IMG_3310



IMG_3299

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Property Photos



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IMG_3312

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Property Photos



Building Photo



IMG_3309

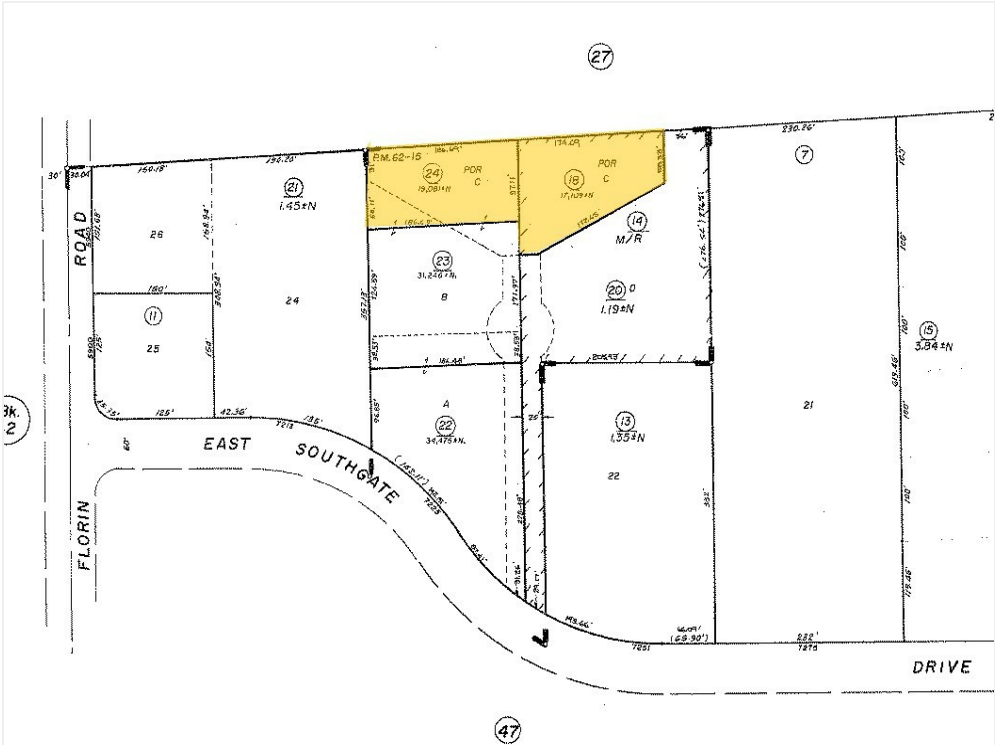
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Property Photos



Building Photo



Plat Map

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**Capitol Commercial Real
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