

MOVE-IN READY

±800 - ±1,800 RSF

CLASS A OFFICES

300

300 HARDING BLVD., ROSEVILLE, CA

CBRE

LEASE RATE

\$1.85 PSF, MODIFIED GROSS*

* TENANT PAYS UTILITIES, JANITORIAL AND PHONE/DATA SERVICE TO PROVIDER.

300 Harding is centrally located in Roseville at the signalized intersection of Harding Boulevard at Lead Hill Boulevard. Harding Boulevard is a main thoroughfare connecting Stanford Ranch Road/Galleria Boulevard to the Douglas corridor. Access to I-80 via Douglas Boulevard or Eureka Road interchanges and access to Highway 65 is less than two miles north on Harding/Galleria Boulevard.

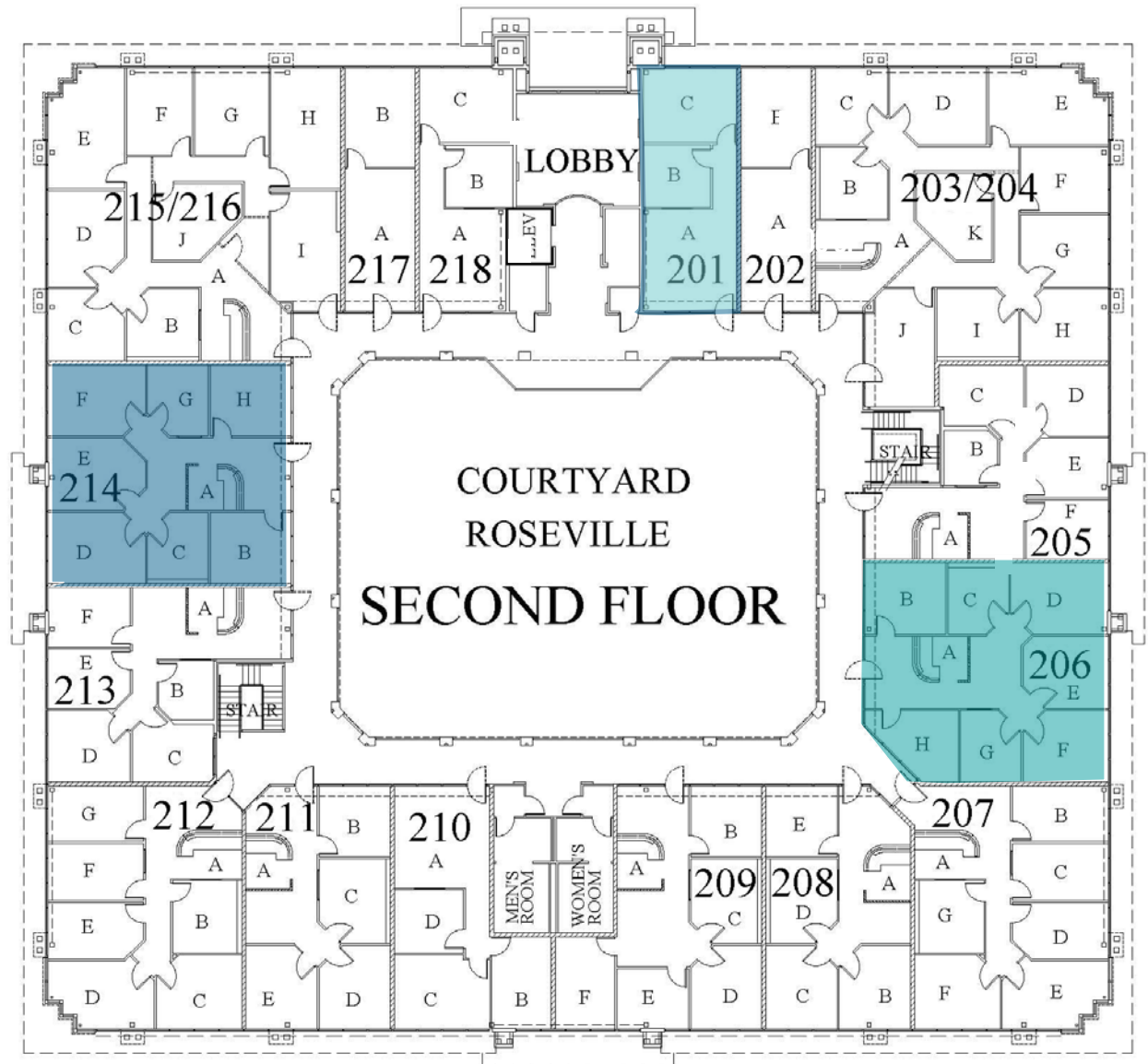
PROPERTY HIGHLIGHTS

- Two-story ±44,575 sq. ft. office building
- Lovely open air courtyard with lush landscaping
- Professional lobby entrance
- Elevator off lobby.
- Tenant directory listing
- Suite signage
- New Ownership
- Nearby amenities include Trader Joes, Starbucks, McDonalds, Blue Nami Sushi, Mikuni's Sushi, Paul Martin's, and just minutes from the shopping at Roseville Galleria and The Fountains.

±1,800 RSF
SUITE 214
AVAILABLE
APRIL 2025

±800 RSF
SUITE 201
AVAILABLE NOW

±1,800 RSF
SUITE 206
AVAILABLE
APRIL 2025



NOT TO SCALE-- ALL DIMENSIONS ARE APPROXIMATE.

MAP AMENITIES

300

HARDING BLVD.

ROSEVILLE SQUARE

TRADER JOE'S

STARBUCKS

Smart & Final.

GROCERY OUTLET
Sagehen Market



Office DEPOT
Taking Care of Business

Goodwill
Industries International, Inc.

ROSS
DRESS FOR LESS

WALMART

HOBBY LOBBY

DOUGLAS BLVD

TJ MAXX PLAZA

TJ-maxx

Hallmark

Panera
BREAD



ROSEVILLE CENTER

TARGET

Raley's

BIG 5
SPORTING GOODS

LEAD HILL

KAISER PERMANENTE

ROCKY RIDGE
TOWN CENTER

SPROUTS
FOOD MARKET

NOAH'S MACARONI
GRILL

NOAH'S BAGELS

POS CAJATES

STARBUCKS

CBRE

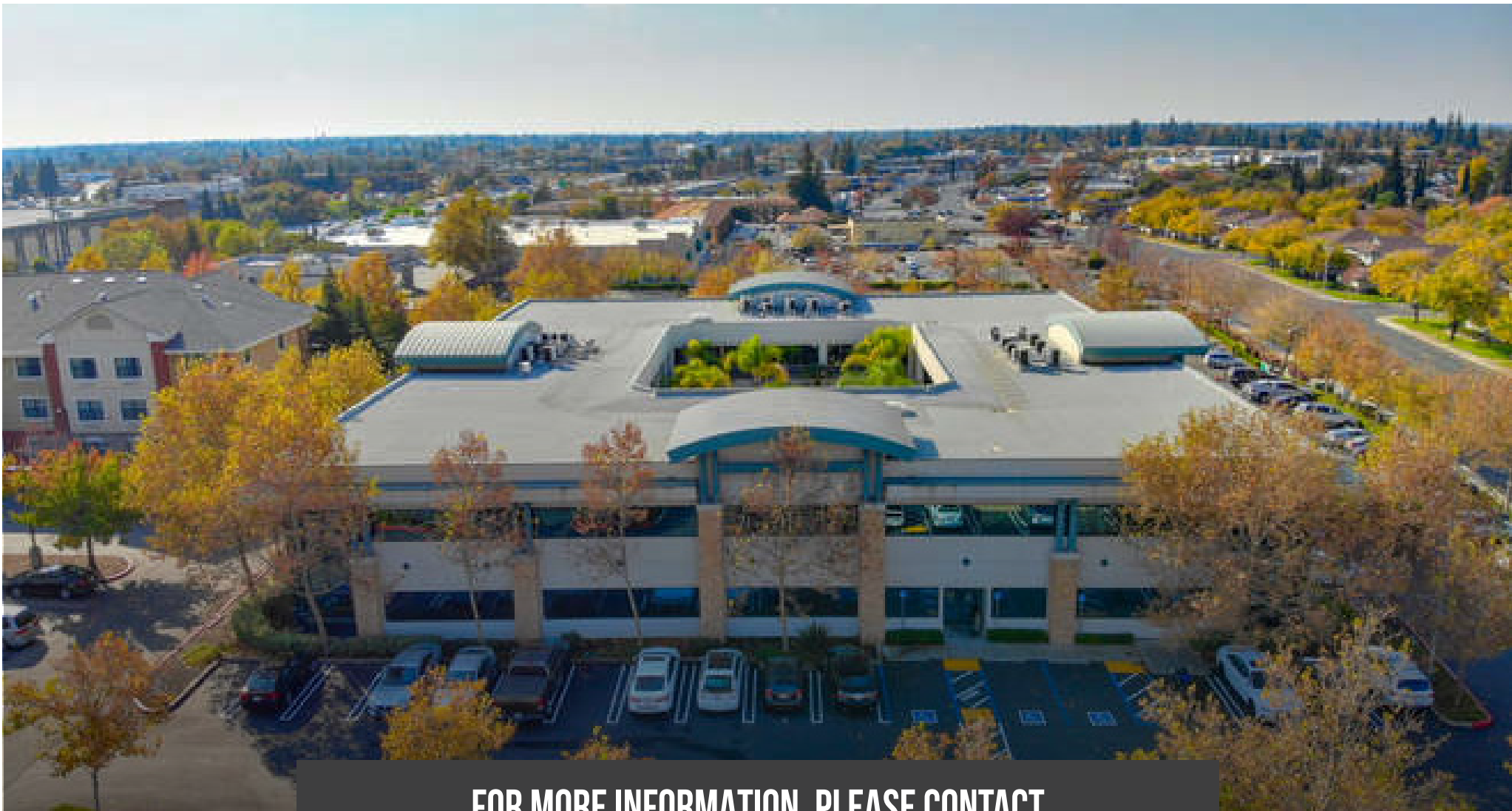
HARDING BLVD



EUREKA RD

SUNRISE BLVD

ROCKY RIDGE



FOR MORE INFORMATION, PLEASE CONTACT

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