

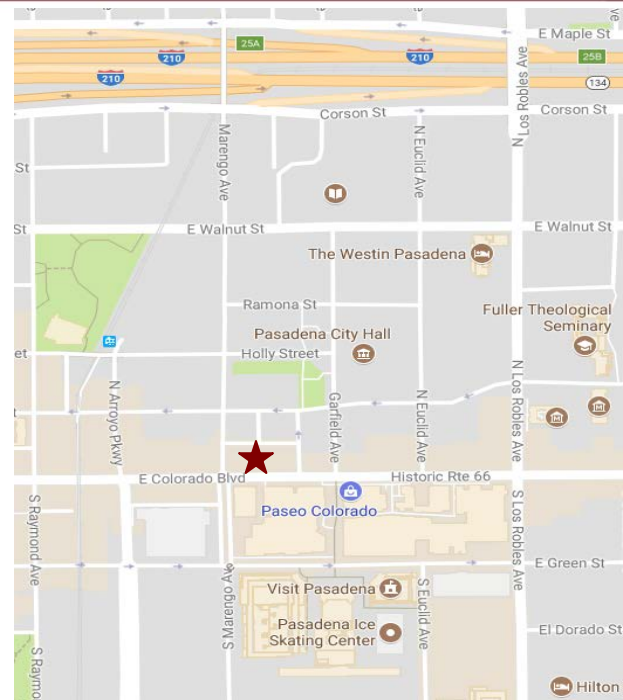
CREATIVE OFFICE SPACE FOR LEASE



233 ½ - 241 E. COLORADO BOULEVARD, PASADENA, CA

FOR LEASE

- AVAILABLE SPACE:** 233 ½ - Approx. 2,548 to 3,748 sq. ft.
241 – Suite 200 Approx. 574 sq. ft.
Suite 201 Approx. 550 sq. ft.
Suite 203 Approx. 1,635 sq. ft.
Suite 204 Approx. 1,223 sq. ft.
- LEASE RATE:** \$2.55 per sq. ft. per month, MG. Tenant shall pay for its own utilities and interior janitorial.
- AVAILABLE:** Immediately.
- TOTAL BUILDING:** 5,580 sq. ft.
- PARKING:** Off-site parking available in parking structure at prevailing rate.
- AMENITIES:**
- * Private entrance off Colorado Boulevard.
 - * Across the street from Paseo Mall.
 - * Walking distance to "Old Pasadena" restaurants and retail.
 - * Close proximity to Metro Gold Line station at Holly Street.
 - * Close proximity to the 110, 134 & 210 freeways.
 - * Signage potential for largest suite subject to approval for the City of Pasadena.



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Redstone
COMMERCIAL REAL ESTATE

PLEASE CONTACT THE BROKER FOR AN APPOINTMENT.

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233 ½ E. COLORADO BOULEVARD PASADENA, CA



OPEN AREA AND KITCHEN



LOUNGE, KITCHEN AND OPEN AREA

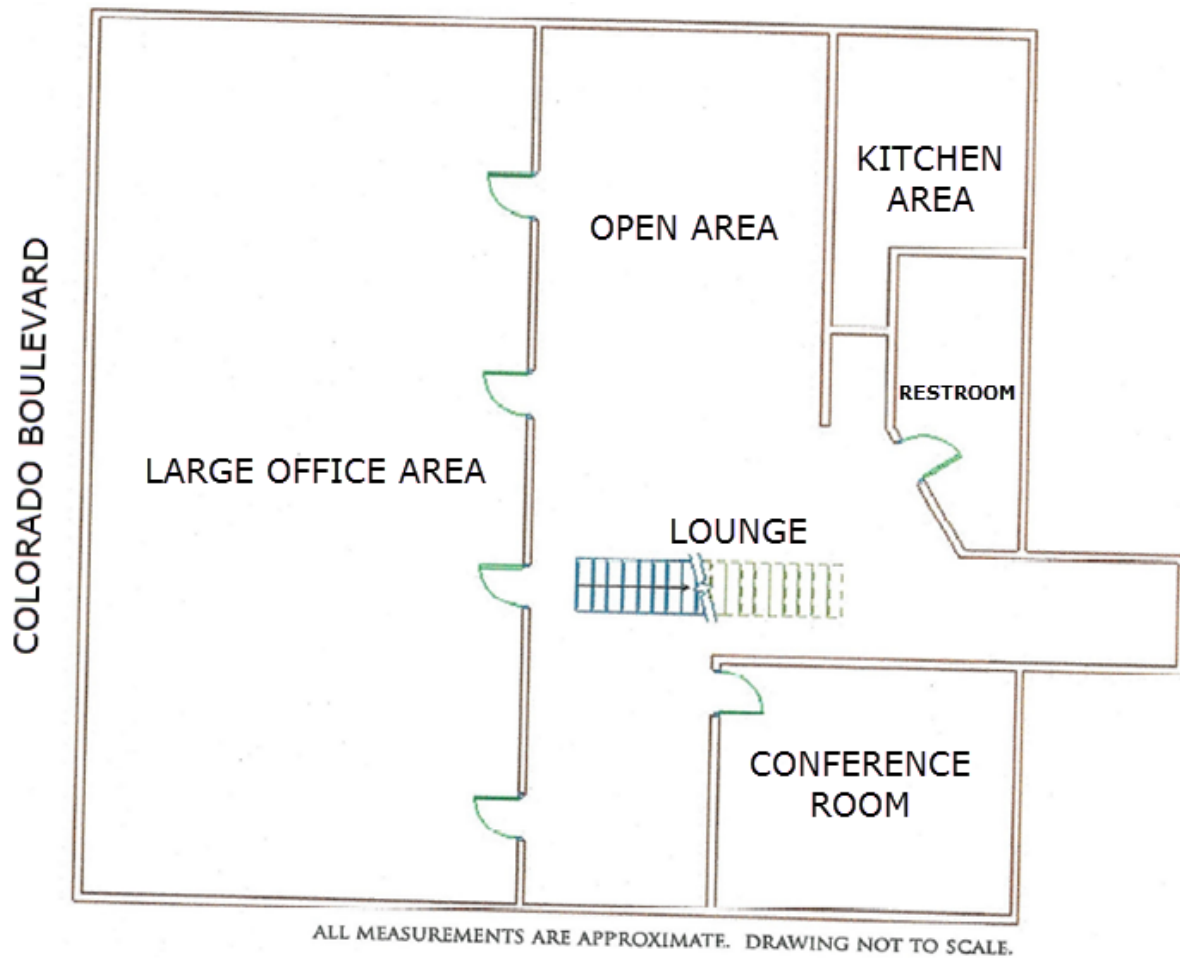


LARGE OFFICE SPACE

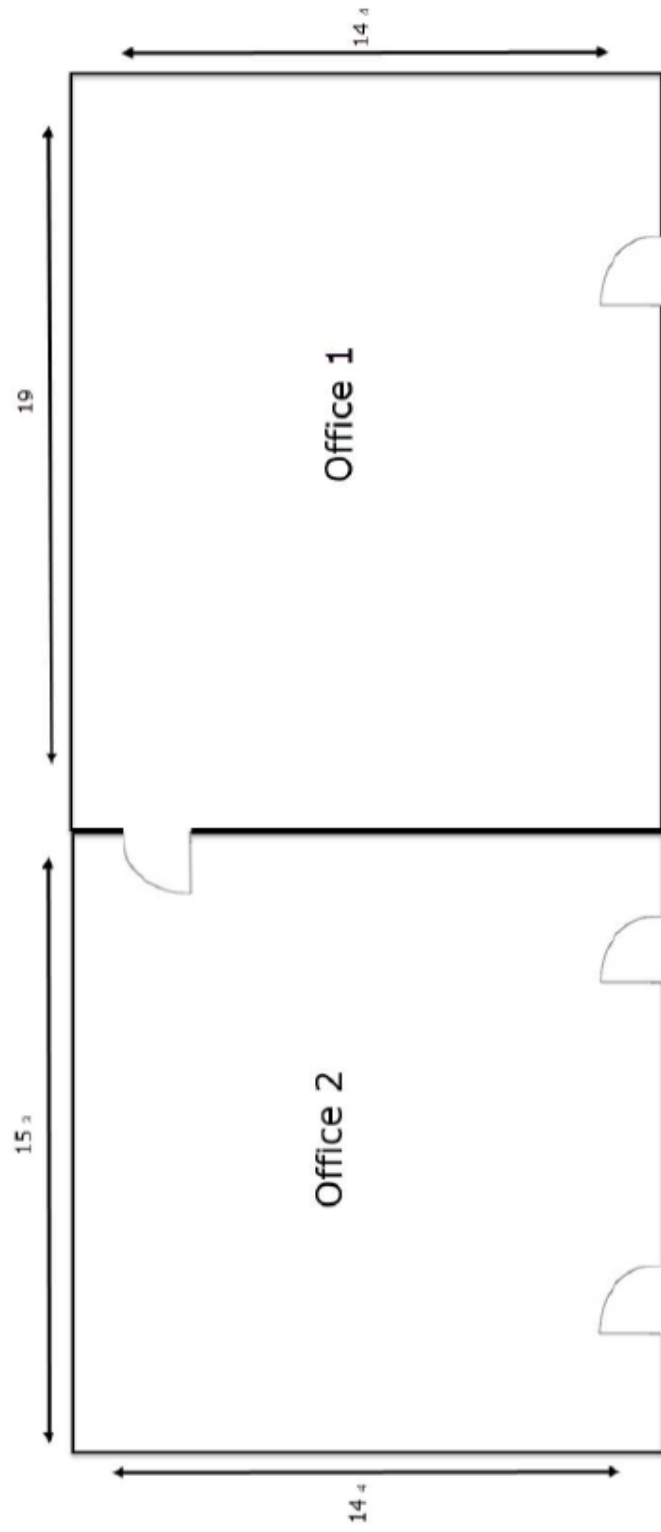


CONFERENCE ROOM

233 ½ E. Colorado Boulevard Pasadena

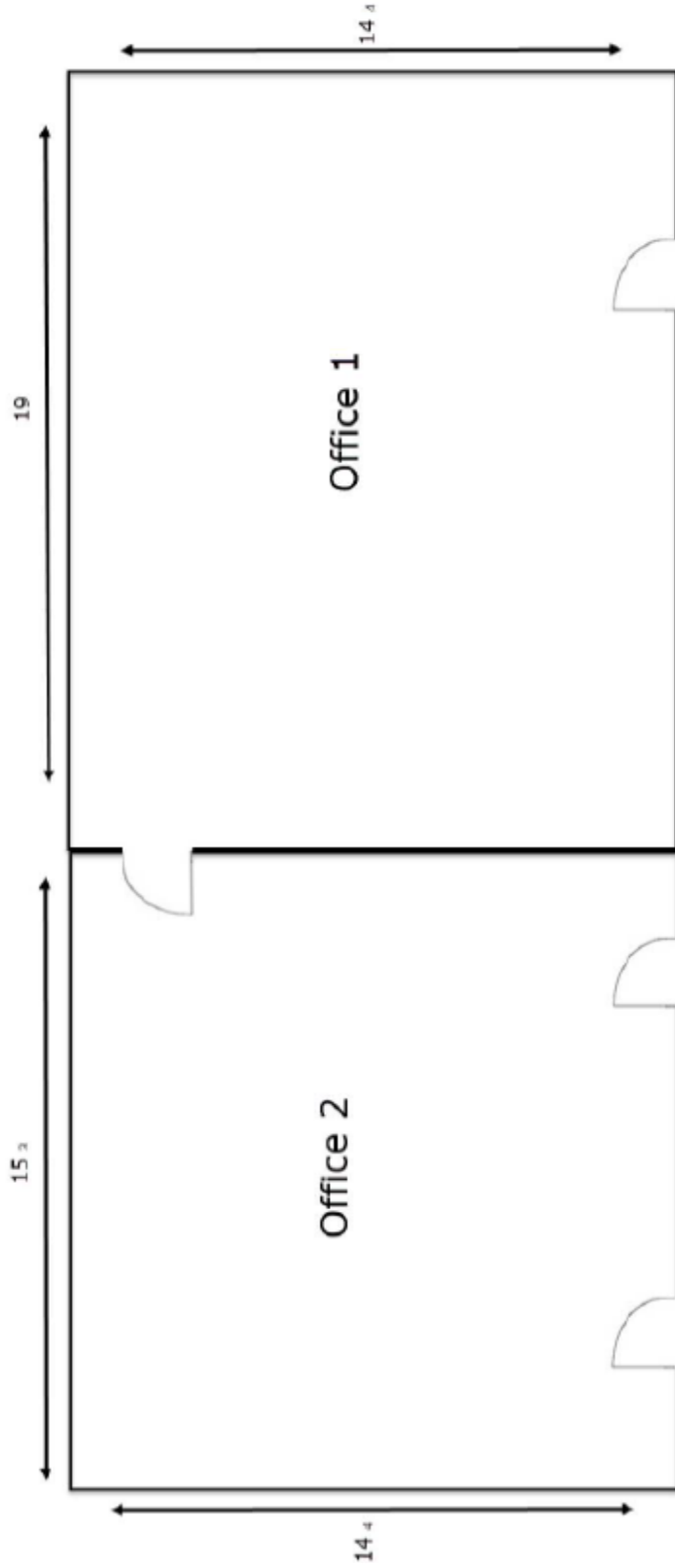


SUITE 200 FLOOR PLAN



NOT TO SCALE

SUITE 201 FLOOR PLAN



NOT TO SCALE

SUITE 204

Floor Plan

