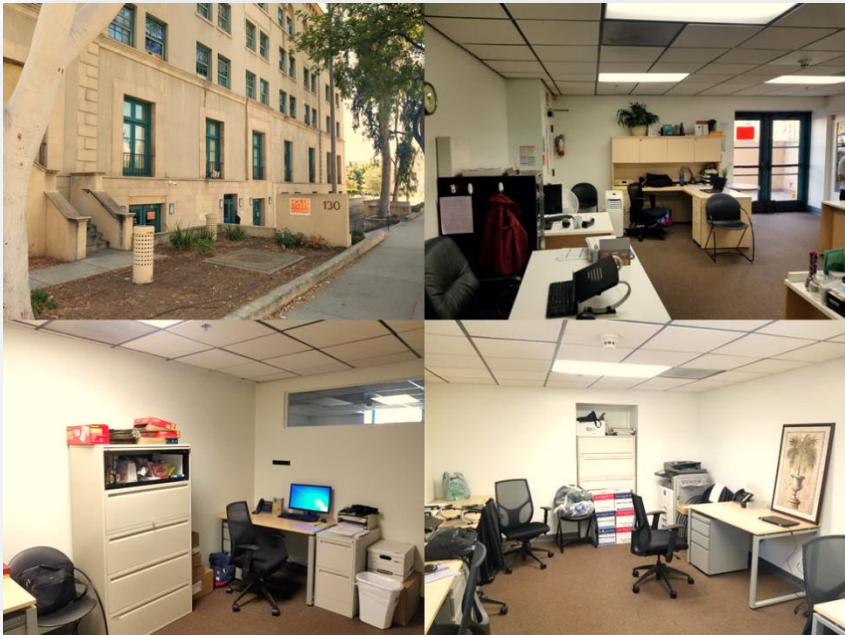


OFFICE SPACE

For
SUBLEASE



Approx. Size: 2,322 RSF
General Offices: Ground Level
Bldg. Year Built: 1910
\$2.00 per RSF per Month
Off-Site Parking: Parking Structure
@ Various Parking Rates
Lease Type: Full Service Gross
Expiration Date: March 31, 2020
Length of Sublease: 21 months (estimated)
Adjacent to Retailers and Restaurants on
Holly Street and Colorado Boulevard
Minutes from Pasadena Court House &
Old Town Pasadena



130 Marengo Avenue, Suite A, Pasadena, CA 91101

Description: Commercial office space is part of an apartment complex located in the City of Pasadena bordering South Pasadena and Arcadia. Offices provide an attractive work environment with pleasant surroundings and amenities nearby. Spacious offices are ideal for an insurance company, law firm, financial corporation and other related professional businesses. Space consists of six offices, one conference room, store room, bathroom, and more. HVAC provided throughout the space. Conveniently located near the 134 and 210 freeways. Ample street parking on Marengo Street, Holly Street and nearby areas.

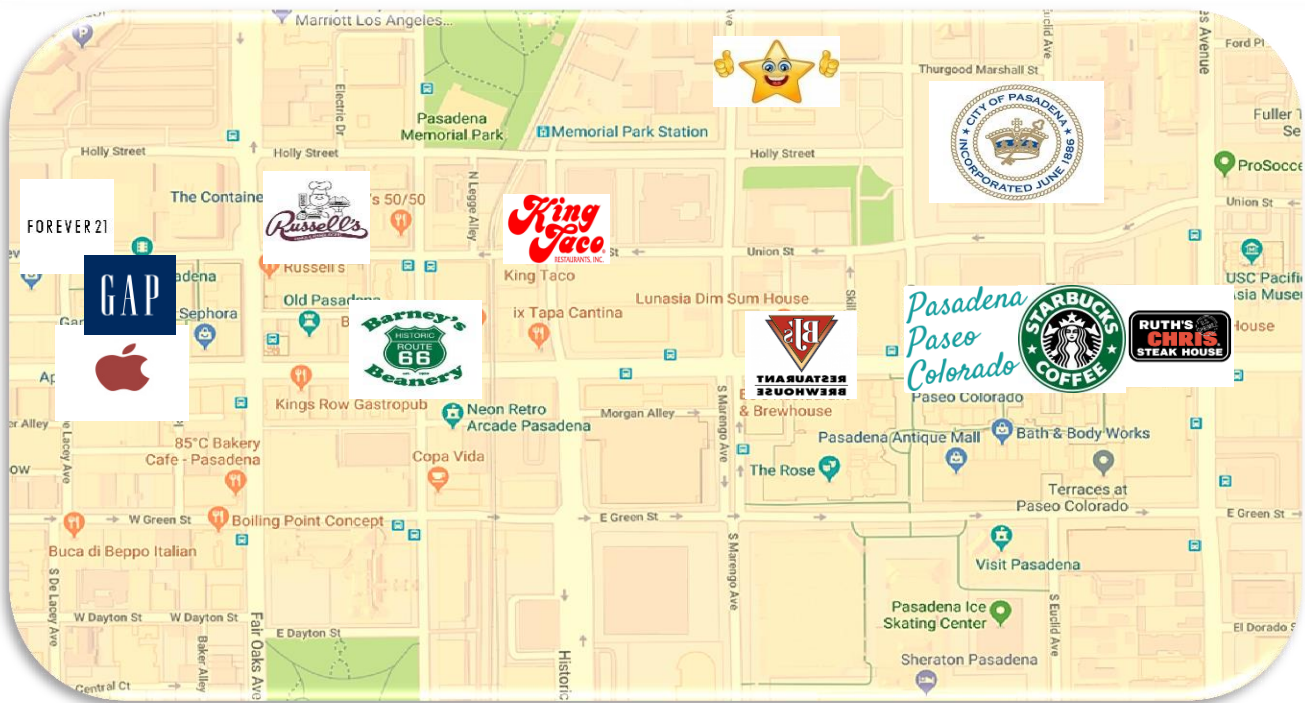


Please call to arrange a viewing Mike Tolj, BRE: 01373646, Commercial Real Estate Broker (323) 258-4946 www.toljcommercial.com

The information together with any projections or any data furnished from sources is deemed reliable, however, we assume no liability, expressed or implied. Interest parties to conduct independent investigation of all information.

OFFICE SPACE

**For
SUBLEASE**



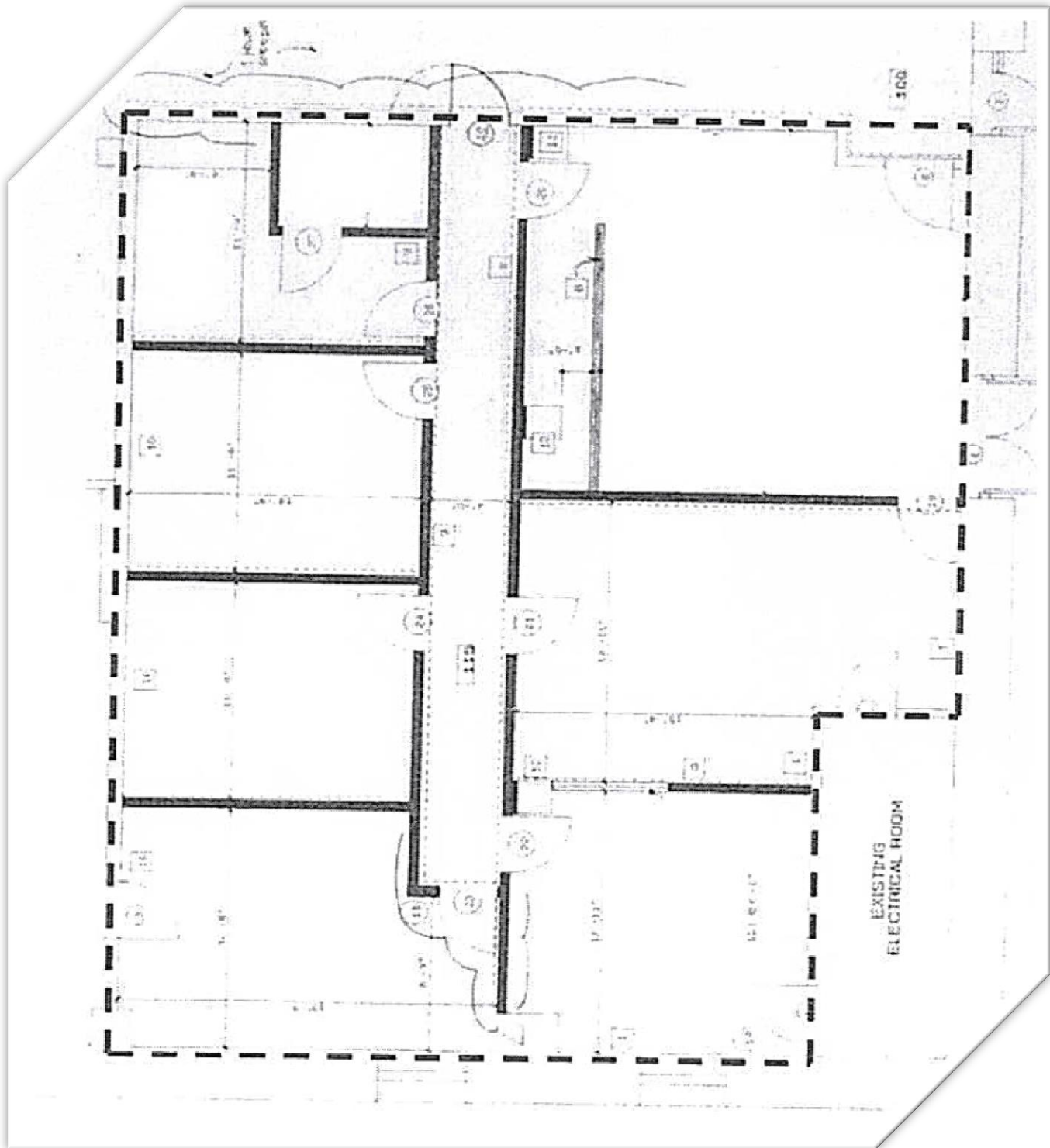
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