

150

East Colorado Boulevard

PASADENA, CALIFORNIA

OFFICE SPACE FOR LEASE



Charles Dunn

CHARLES DUNN COMPANY

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■ PROPERTY FEATURES



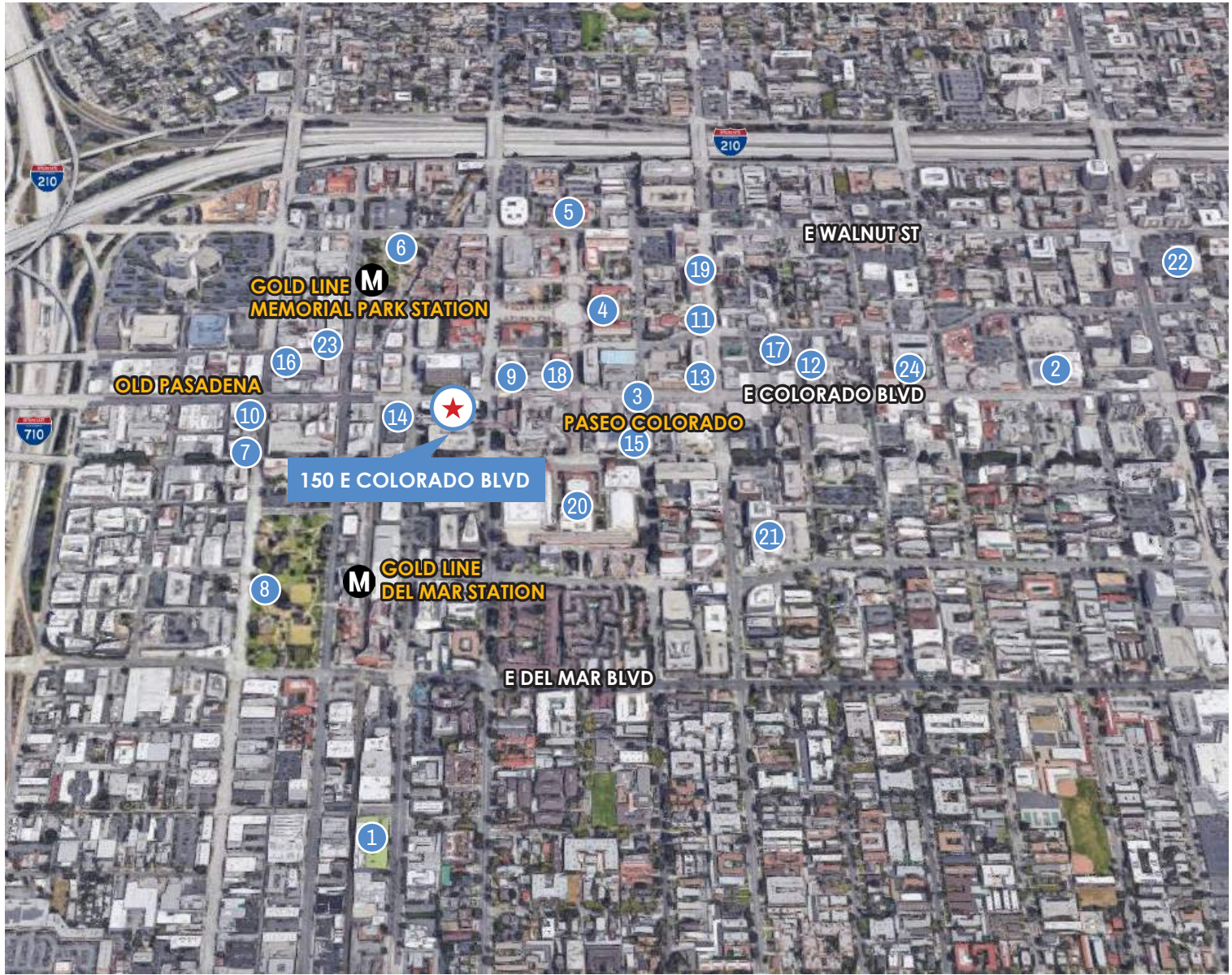
The 150 East Colorado Boulevard building is a 3-story, 62,286 square foot Class A office building featuring:

- \$3.30 per RSF fully serviced
- Convenient access to the 110, 210 and 134 freeways
- Walking distance to Metro Gold Line stations
- Fiber optic ready
- Parking ratio of 3 per 1,000 RSF leased at \$90.00 unreserved parking and \$140.00 reserved parking
- Nearby restaurants and retail amenities including Old Pasadena and Paseo Colorado mixed-use retail and entertainment development



AMENITIES

- 1 Whole Foods Market
- 2 Target
- 3 Starbucks
- 4 Pasadena City Hall
- 5 Pasadena Public Library
- 6 Pasadena Memorial Park
- 7 85C Bakery Cafe
- 8 Central Park
- 9 Subway Restaurants
- 10 The Cheesecake Factory
- 11 California Pizza Kitchen
- 12 24 Hour Fitness
- 13 Bank of America Financial Center
- 14 Chase Bank
- 15 ArcLight Cinemas
- 16 Russell's
- 17 Pasadena Museum of California
- 18 United States Postal Service
- 19 Fedex Office Ship Center
- 20 Sheraton Pasadena Hotel
- 21 Hilton Pasadena
- 22 Ralphs
- 23 Slater's 50/50
- 24 Tender greens



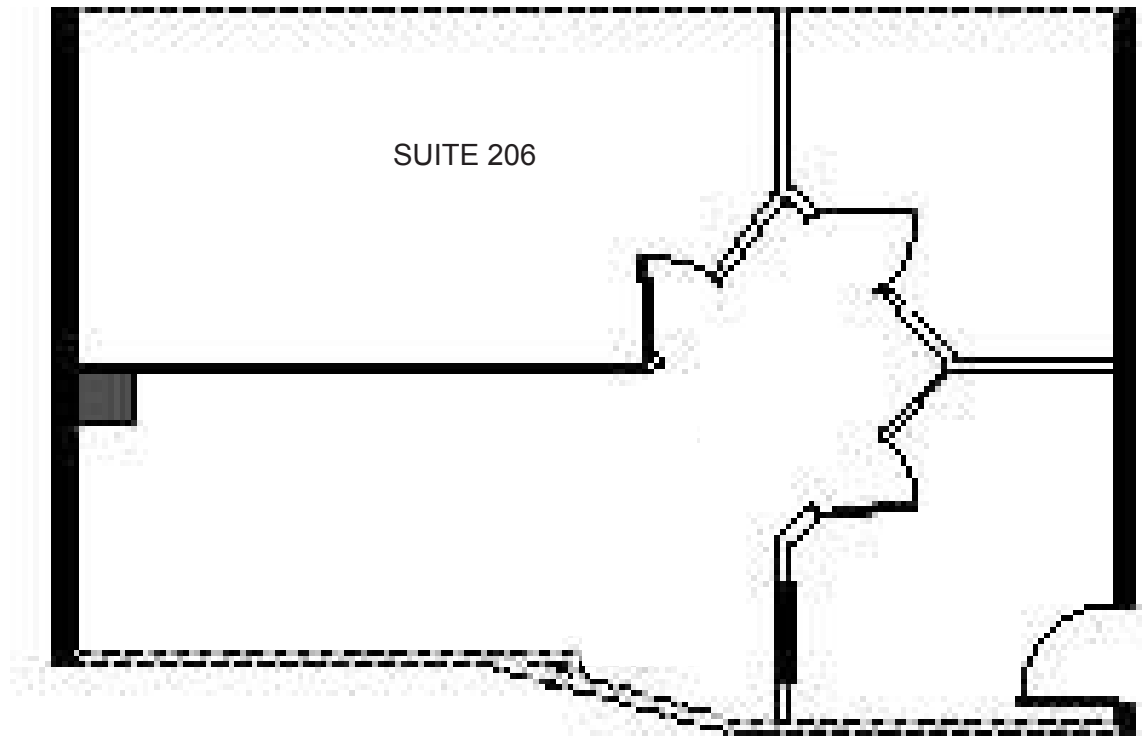
■ AVAILABLE SUITES

SUITE	RSF	RENTAL RATE	DESCRIPTION	DATE AVAILABLE
300	6,022	\$3.30 per RSF per month FSG	16 private offices, conference room, break area, reception and open work area.	August 1, 2018
206	809	\$3.30 per RSF per month FSG	2 offices, open work area and reception.	September 1, 2018



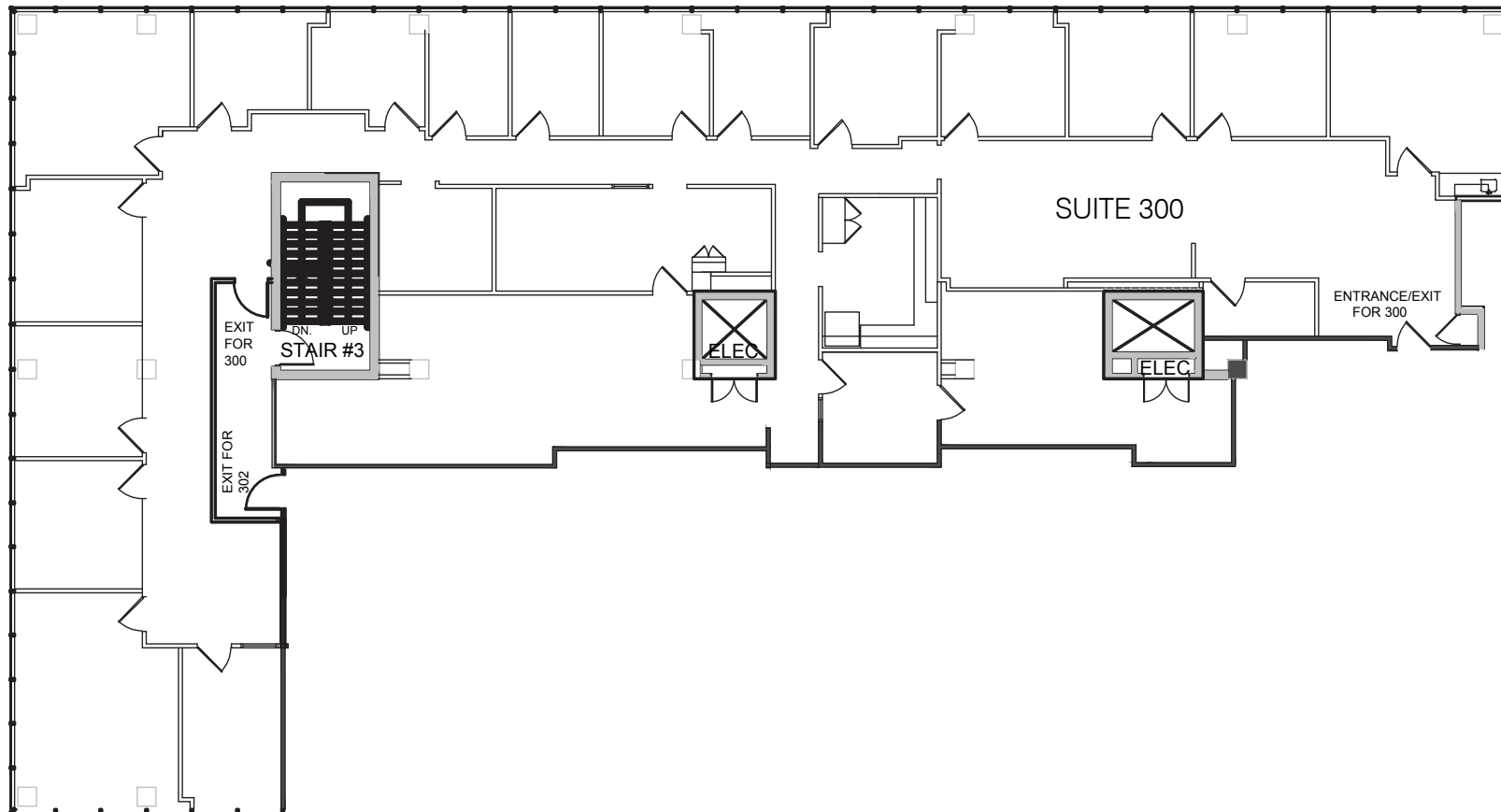
■ FLOOR PLAN - SUITE 206

SUITE	RSF	RENTAL RATE	DESCRIPTION	DATE AVAILABLE
206	809	\$3.30 per RSF per month FSG	2 offices, open work area and reception.	September 1, 2018



FLOOR PLAN - SUITE 300

SUITE	RSF	RENTAL RATE	DESCRIPTION	DATE AVAILABLE
300	6,022	\$3.30 per RSF per month FSG	16 private offices, conference room, break area, reception and open work area.	August 1, 2018



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