

**LS LAGUNA SPRINGS
CORPORATE CENTER**

For Lease // 8200 Longleaf Drive, Elk Grove, CA



Project Highlights

- **PERMIT READY**
- 110,000 SF, 4-Story Class “A” Office Building
- Can be delivered within 12 months of mutual lease execution and space plan approval.

Project summary

Laguna Springs Corporate Center includes over 686,000 square feet of professional office buildings including, most recently, a 272,000 square foot build-to-suit for California Correctional Health Services as the anchor tenant. The last building to be constructed in Laguna Springs Corporate Center is situated at 8200 Longleaf Drive.

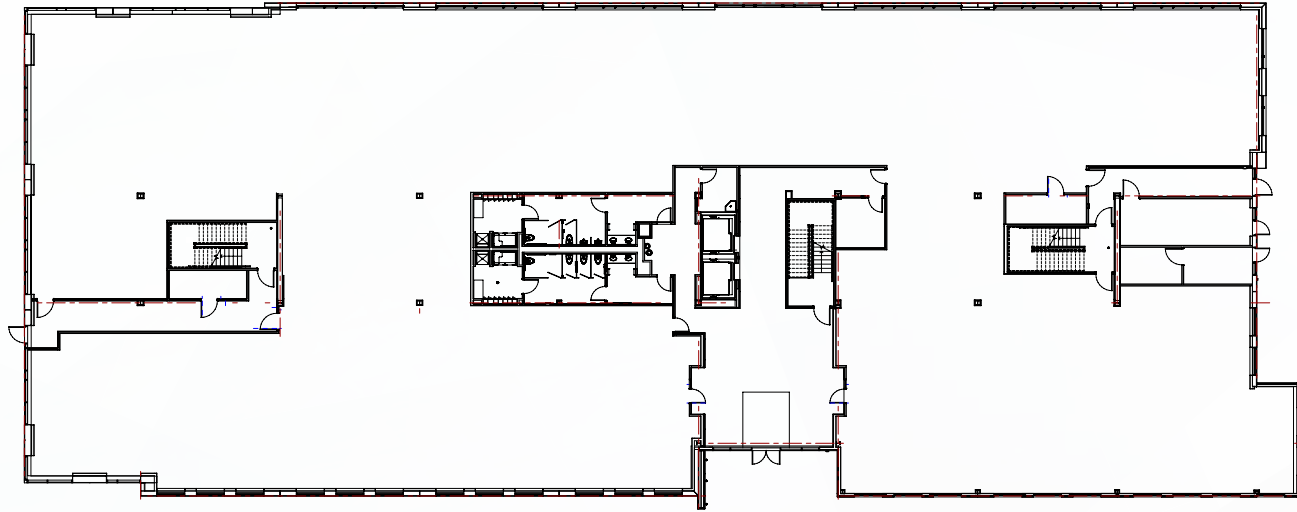
Adjacent amenities with a walking path from Laguna Springs Corporate Center to the Laguna Gateway retail center include over 655,000 square feet of retail shopping developed with tenants including Best Buy, Bed Bath & Beyond, Old Navy, Home Depot, TJ Maxx, Sprouts, Ulta and a variety of fast food and fine dining restaurants.

Elk Grove is an affluent suburban town that has been one of the fastest-growing cities in the Sacramento Metro area, and a favorite of Bay Area residents searching for affordability. Home to one of the best school systems in the Sacramento area, the submarket is a desirable place for families and young couples getting ready to start families and plant roots.

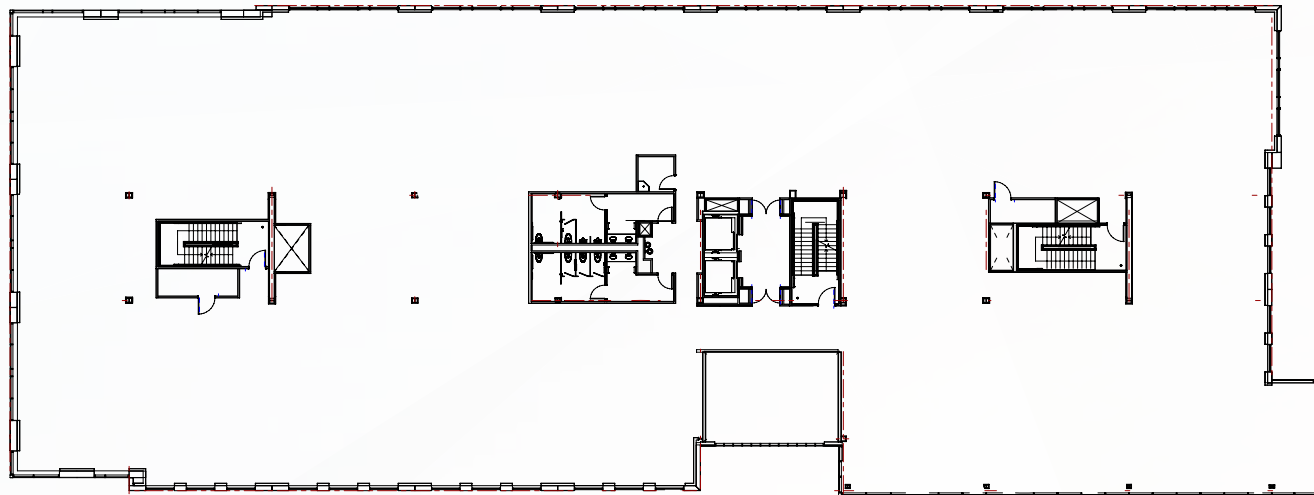


Floorplans

Building A \ 1st Floor

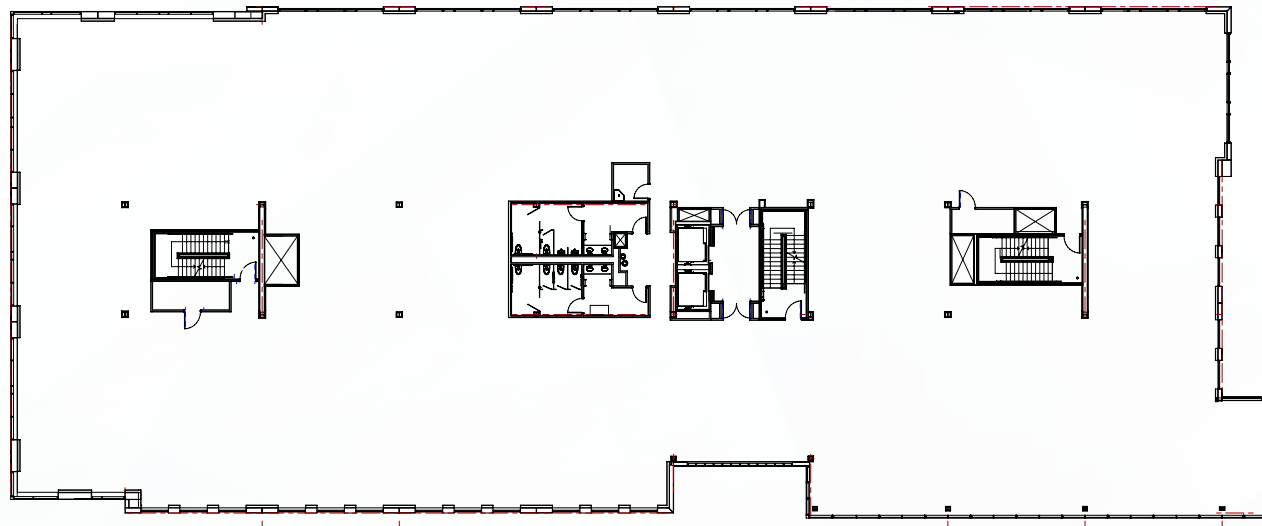


Building A \ 2nd Floor

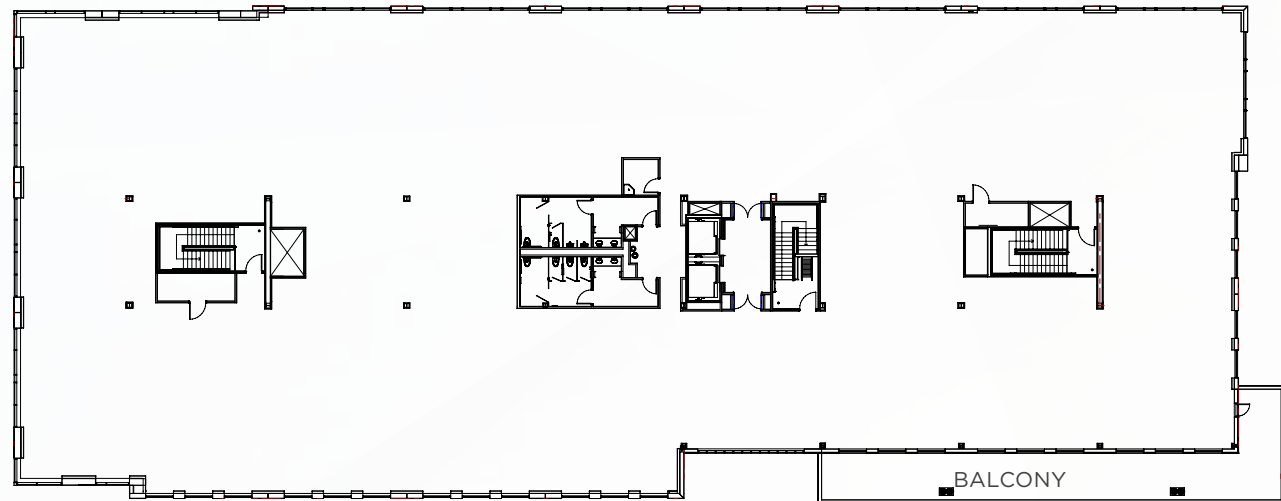


Floorplans

Building A \ 3rd Floor



Building A \ 4th Floor



Amenities Aerial

8200 Longleaf Drive, Elk Grove, CA



NEWMARK KNIGHT FRANK



LS LAGUNA SPRINGS CORPORATE CENTER

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