

LANDMARK CENTER

400 SUNRISE ROSEVILLE
CALIFORNIA



CHRIS SCHWARZE
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KEVIN PARTINGTON
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400 Capitol Mall, Suite 1800
Sacramento, California 95814
main +1 916 288 4800
cushmanwakefield.com

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LEASE RATE:

\$1.85 psf Fully Serviced



LOCATION:

Directly off Hwy 80 with a signalized vehicle entrance to the property.



PARKING:

4.0/1,000 SF



SIGNAGE:

High visibility Freeway signage & monument signage available



AMENITIES:

Convenient distance to numerous restaurants, shopping, hotels and medical offices.



TENANT IMPROVEMENTS:

Elegant finishes to the lobby. \$35 PSF Tenant Improvement Allowance available.



OWNERSHIP:

Strong, local ownership

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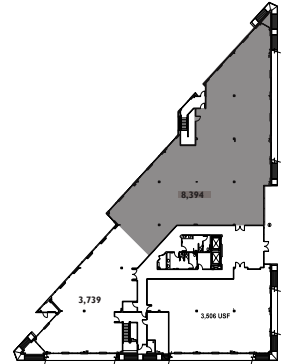
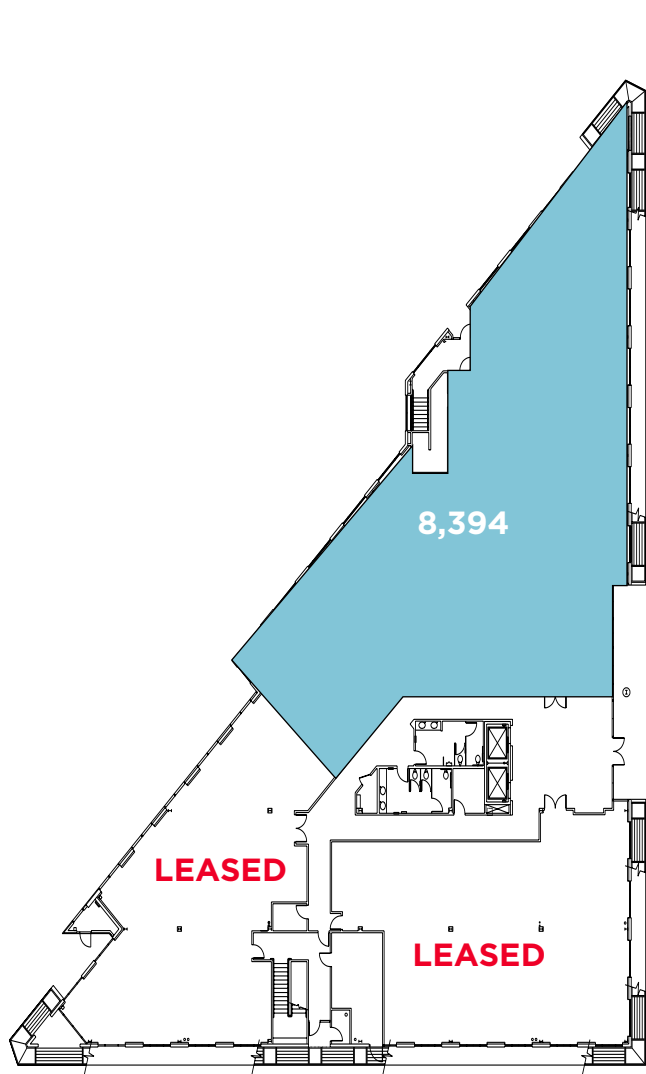
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FIRST FLOOR

*Space divisible

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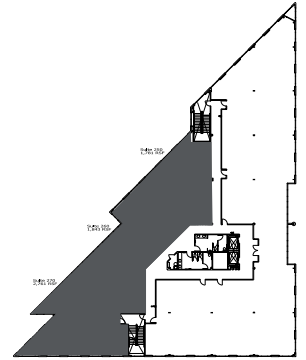
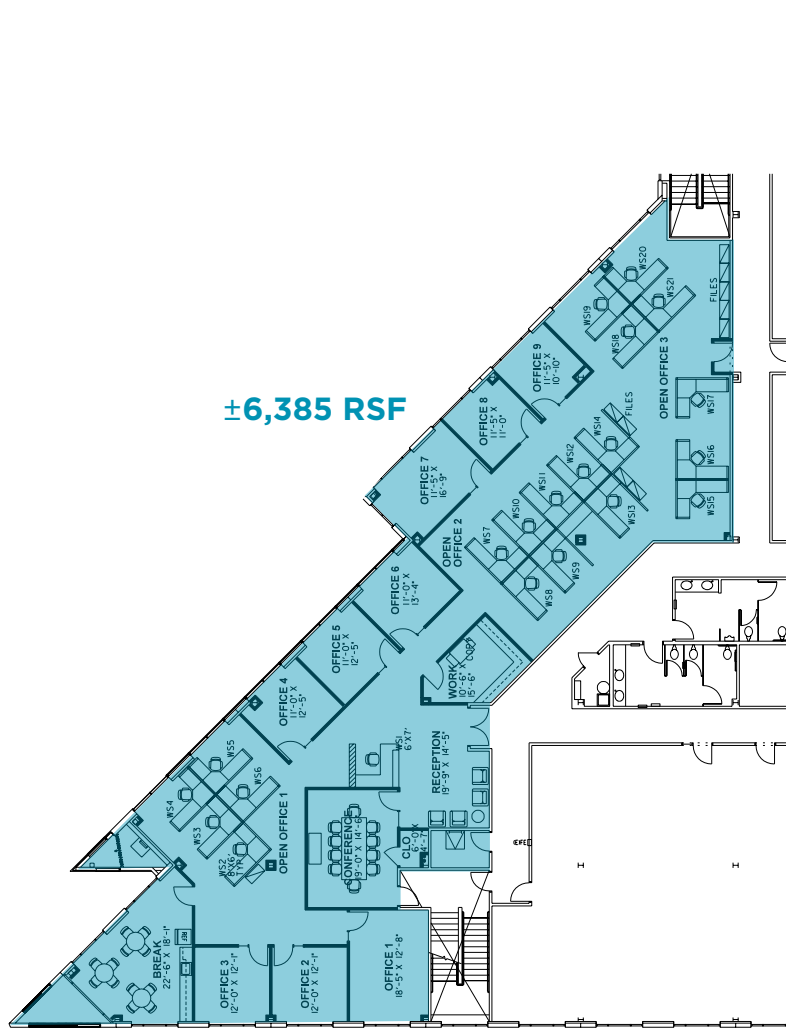
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SECOND FLOOR

*Space divisible down to 1,781 rsf
** Sample plan - currently in shell condition

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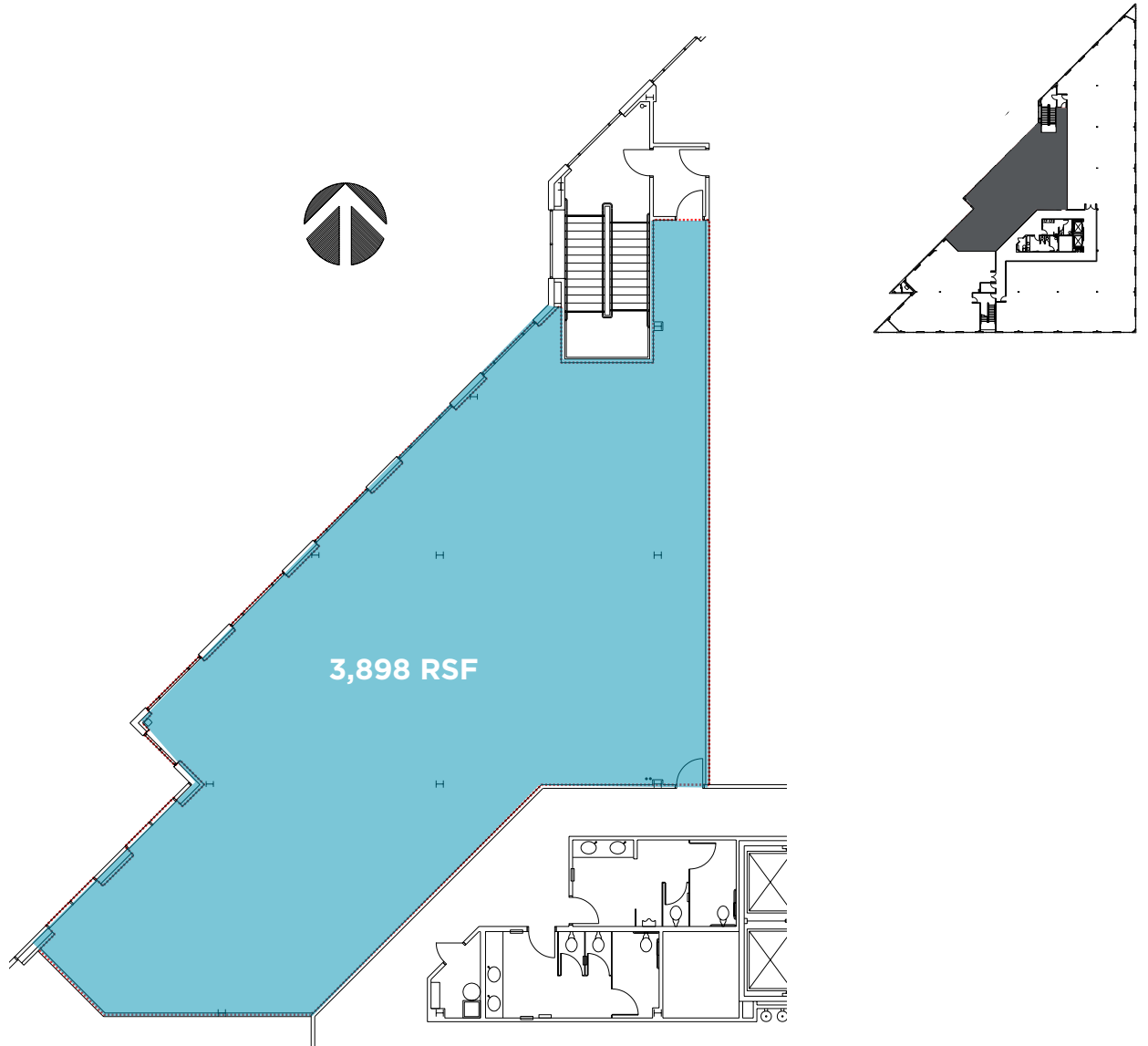
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THIRD FLOOR

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ROSEVILLE SHOPPING CENTER

TRADER JOE'S	OFFICE DEPOT
PET'S MART	RED ROOF INN
U-HAUL MOVING & STORAGE	FRY'S ELECTRONICS
WALMART SUPERCENTER	OUTBACK STEAK HOUSE
ROSEVILLE AUTOMALL	BEST WESTERN INN
CHIPOTLE	PANERA BREAD

LOCATION



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