

**UNDER NEW OWNERSHIP**



# **DOWNTOWN OFFICE & WAREHOUSE UNITS FOR LEASE**

**1103 N. B STREET, SACRAMENTO**

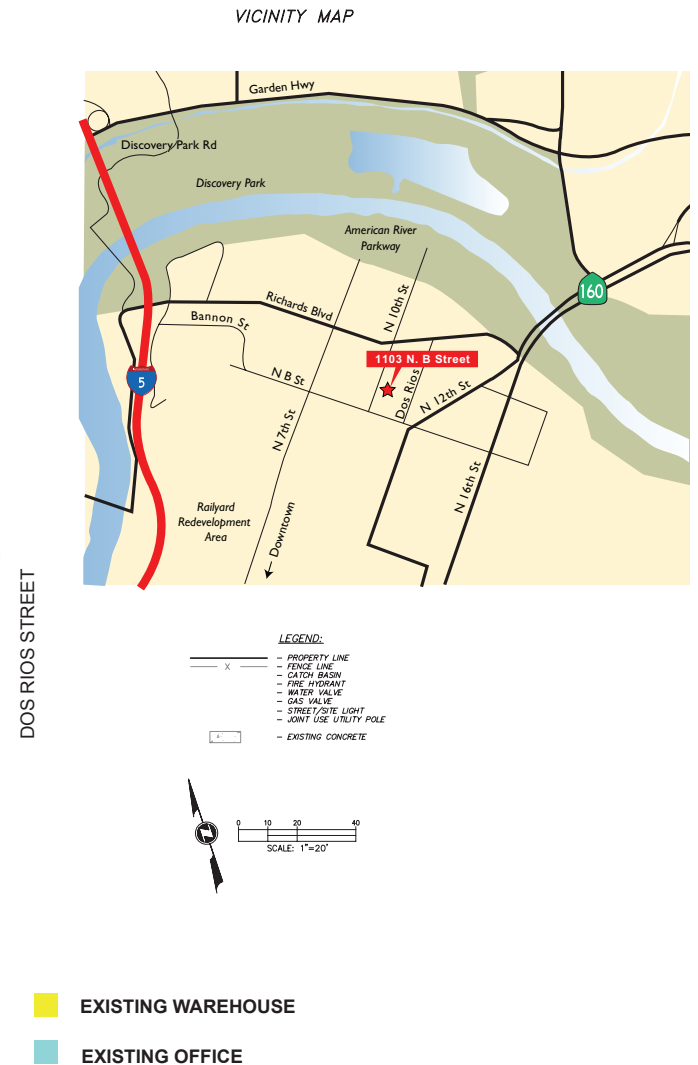
**Newmark  
Knight Frank**

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CA RE License #01332661

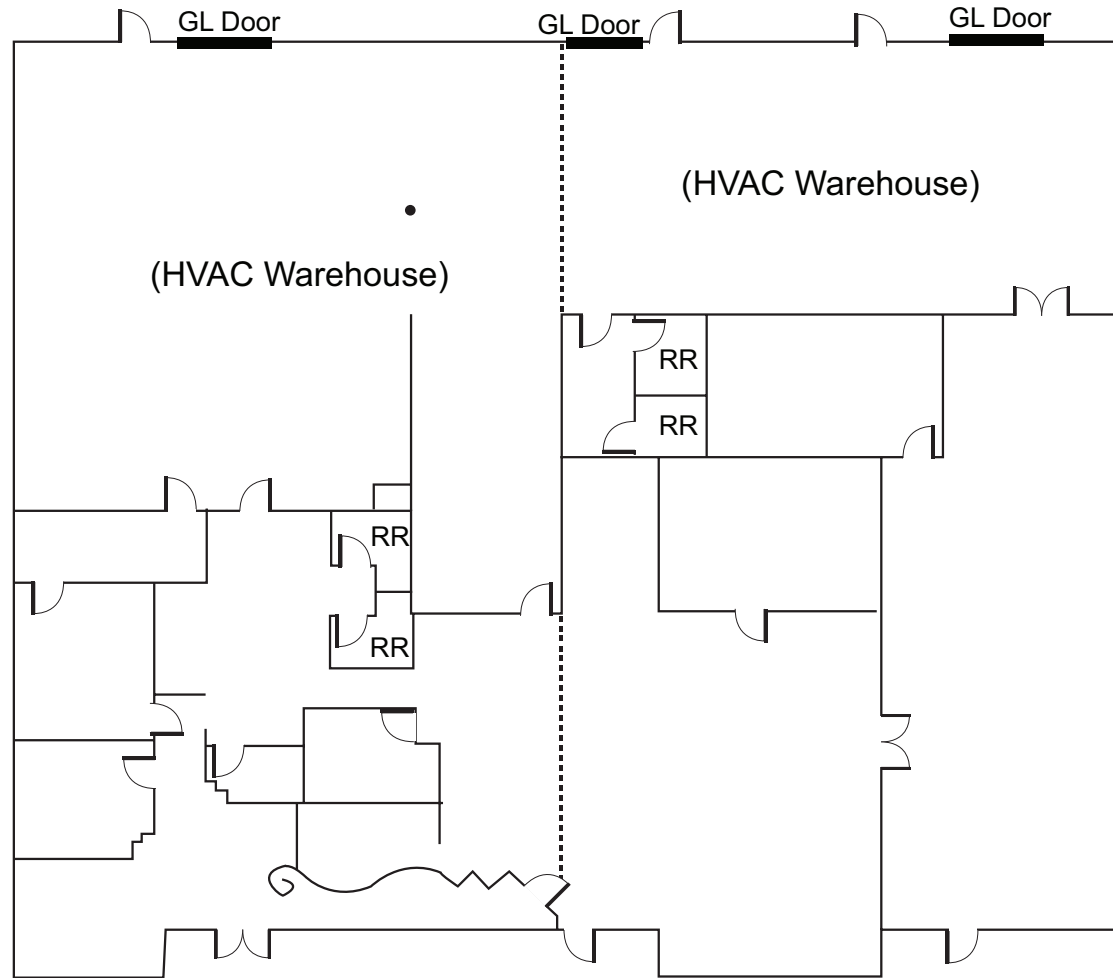


# PROPERTY HIGHLIGHTS

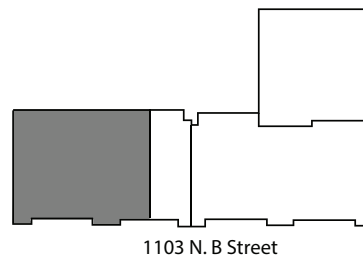
- Grade Level Loading Doors
- Large Open Spaces Perfect for Classrooms And Training
- Ample Glass Line
- Abundant Parking
- Mature Landscape
- Great Freeway Access
- Adjacent to Light Rail
- Located in the Heart of a Major Redevelopment Area
- High Traffic Intersection
- Tenant Improvements Available



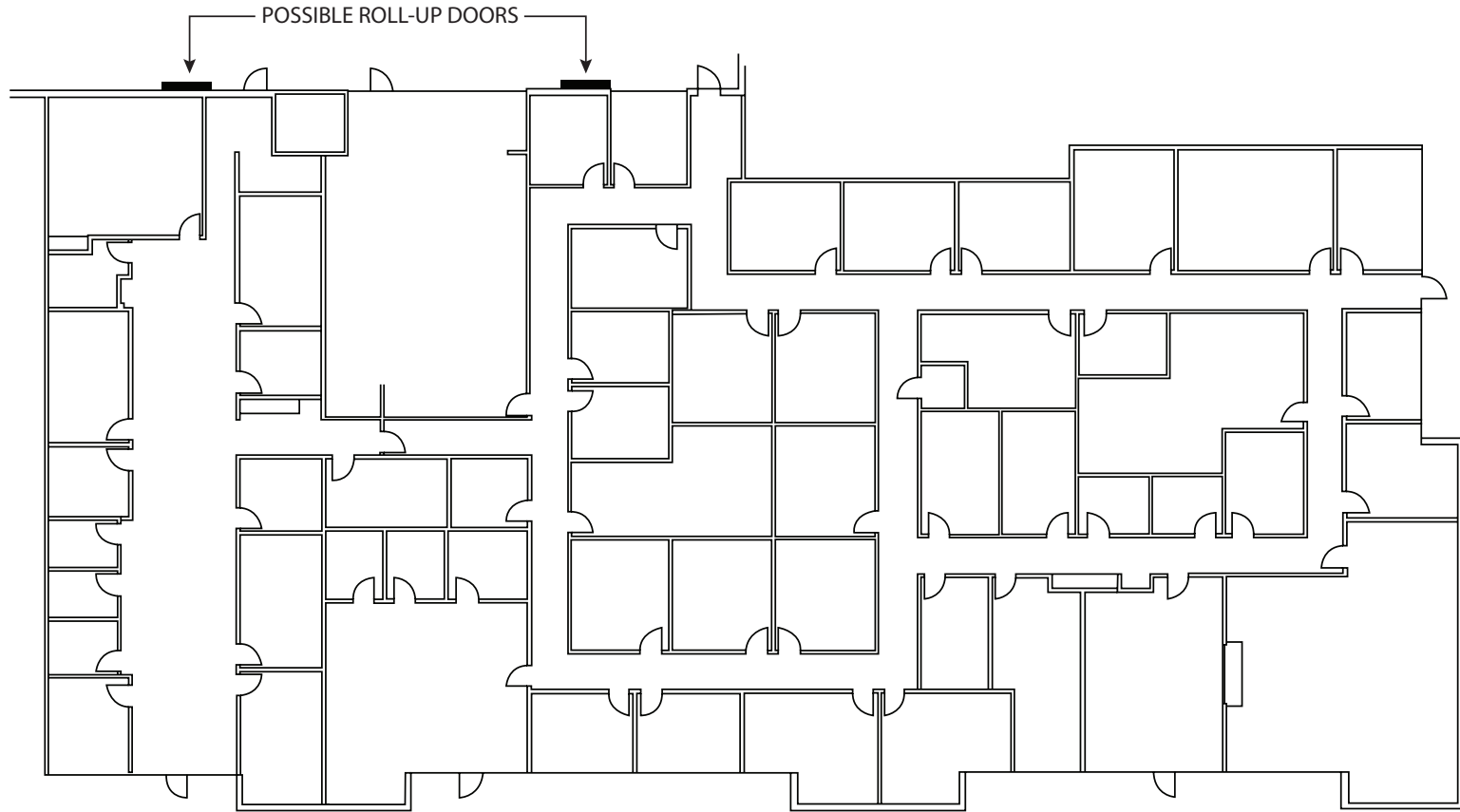
# FLOOR PLAN



**Suites A, B & C:**  
± 11,059 SF (Divisible to ±4,000 SF)  
Approximately 50% Office / 50% Warehouse



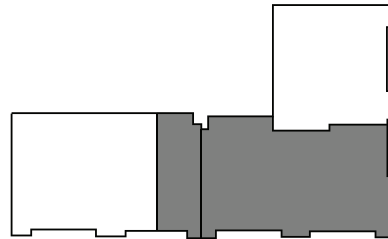
# FLOOR PLAN



## Suite D & E

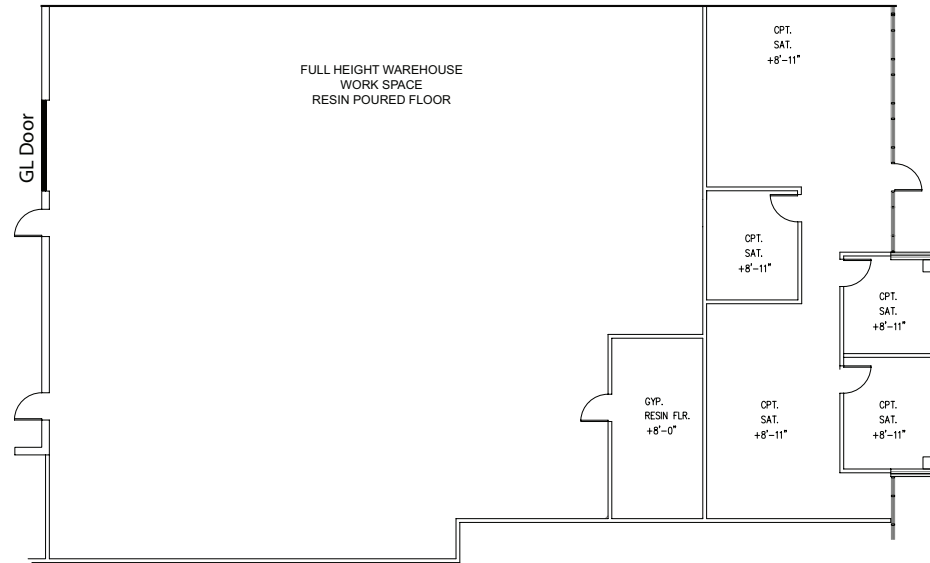
± 17,255 SF (Divisible to ±2,000 SF)

100% Office (Warehouse possible)

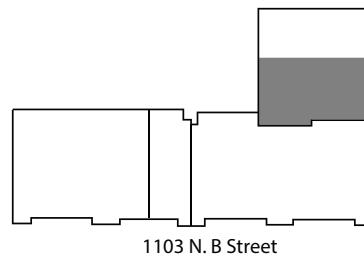


1103 N. B Street

# FLOOR PLAN



**Suite F**  
± 5,256 SF  
Approximately 25% Office / 75% Warehouse



# LOCATION MAP





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