

THE LANDMARK BUILDING

1750 HOWE AVE

SACRAMENTO, CA

800 SF - 9,970 SF OFFICE SUITES AVAILABLE

ETHAN CONRAD

PROPERTIES INC.



REMODEL COMPLETE

FOR MORE INFORMATION CONTACT:

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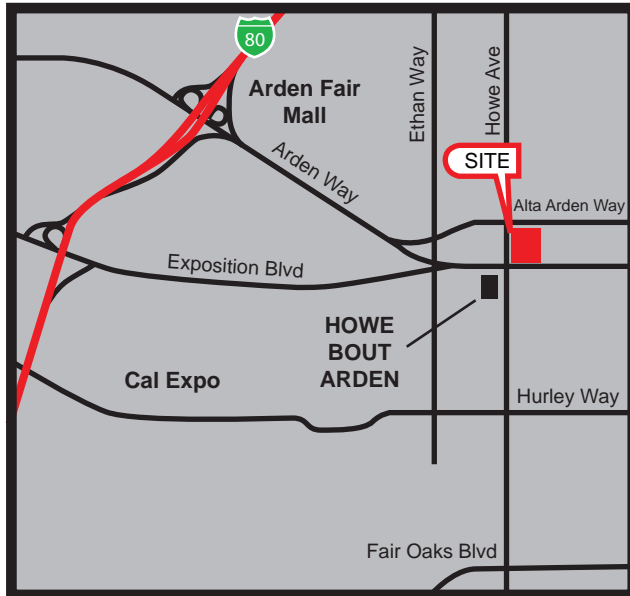
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VIEW VIRTUAL TOUR

916.779.1000

FEATURES:

- Six story ±185,431 RSF Class A Office
- Located at the corner of Howe Ave & Arden Way
- Building signage available
- Fitness center and conference room on ground floor
- Mature landscaping with outdoor seating and water feature
- Many retail and dining options nearby
- Easy access to Business 80 and Hwy 50
- Close proximity to Arden Fair Mall, Cal Expo and Howe Bout Arden



PROPERTY DETAILS:

The Landmark Building is the largest Class-A Office Building in Point West and situated on the well-traveled corner of Howe Ave and Arden Way. The property features numerous tenant amenities and offers flexible layouts to suit your company's needs.

LEASE RATES:

See attached plans and lease rates.



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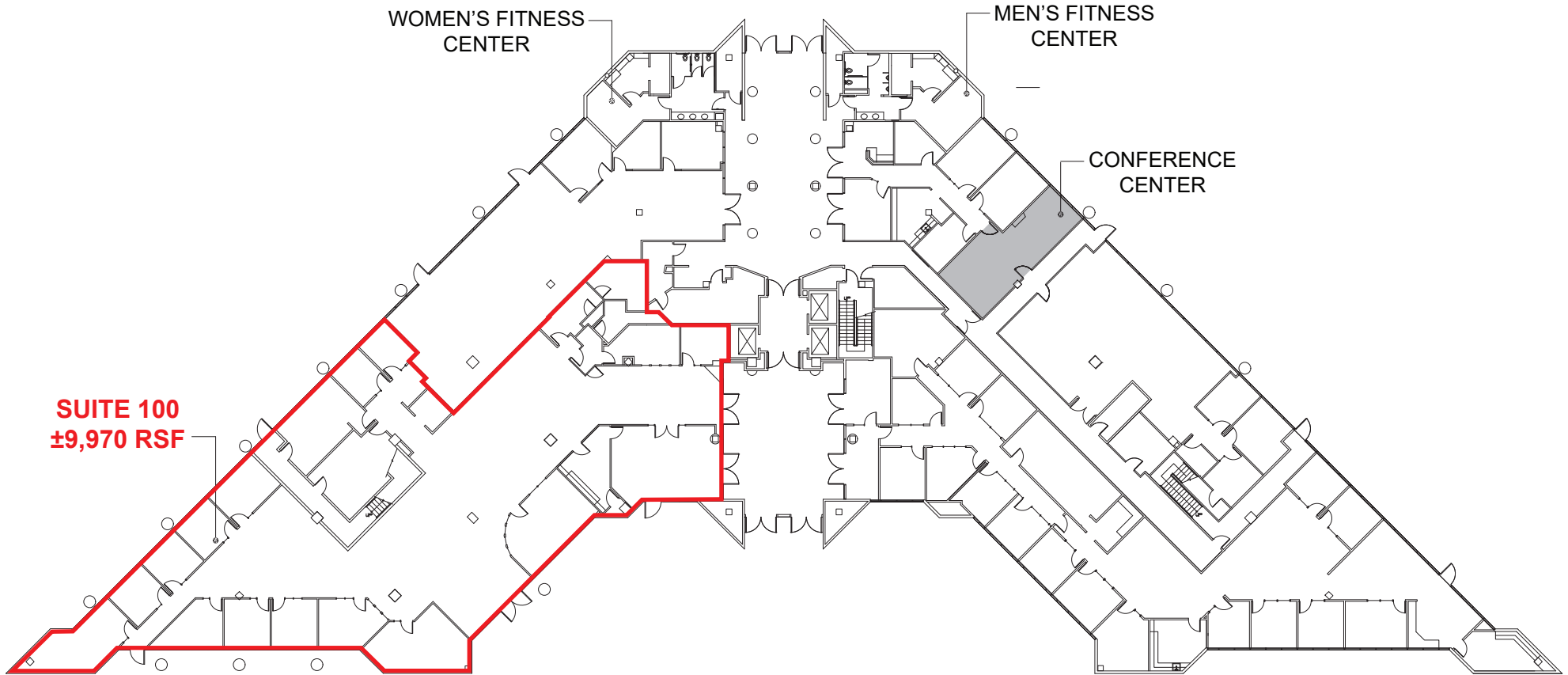
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1ST FLOOR

Suite	SF	Lease Rates
100*	9,970	\$2.10-\$2.15 FS/MO

*Divisible to approx ±4,000 SF



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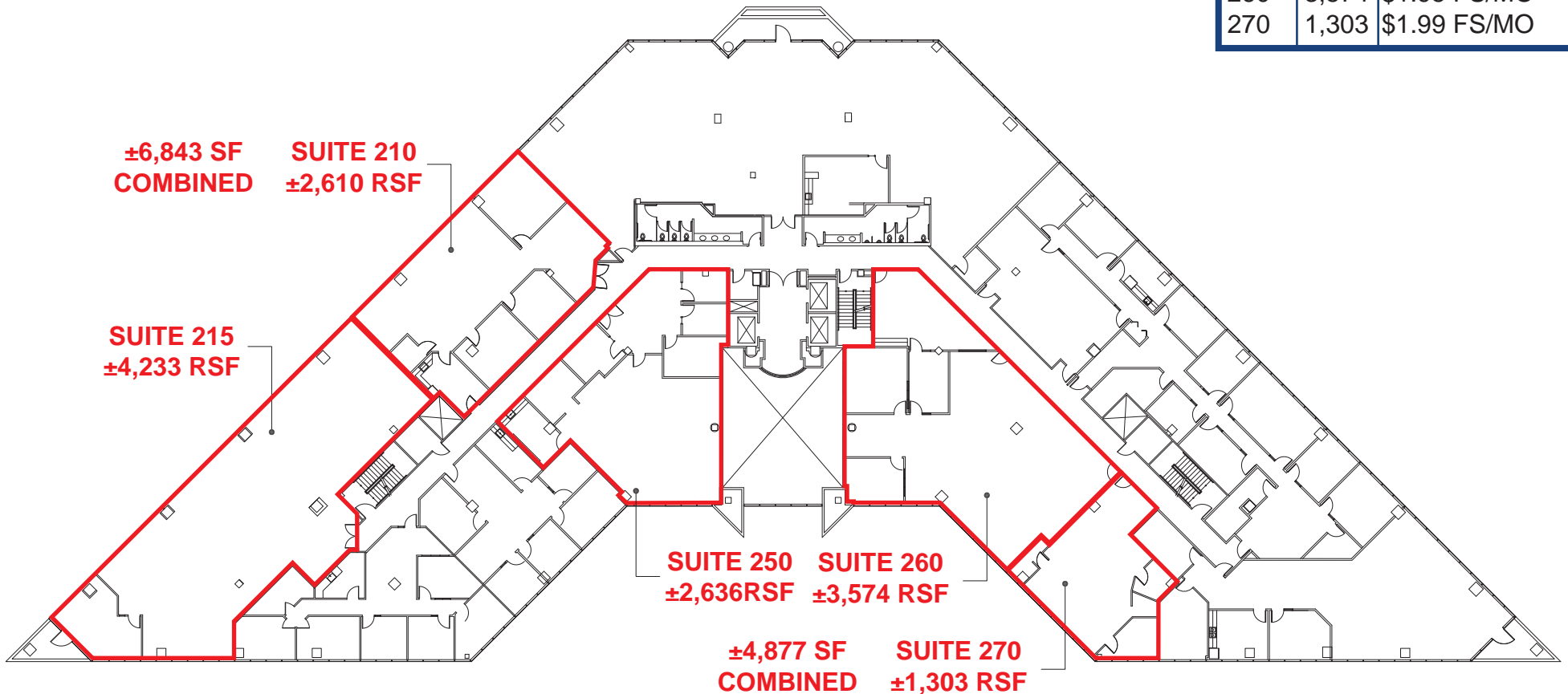
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2ND FLOOR

Suite	SF	Lease Rate
210	2,610	\$1.95 FS/MO
215	4,233	\$1.95 FS/MO
250	2,636	\$1.99 FS/MO
260	3,574	\$1.95 FS/MO
270	1,303	\$1.99 FS/MO



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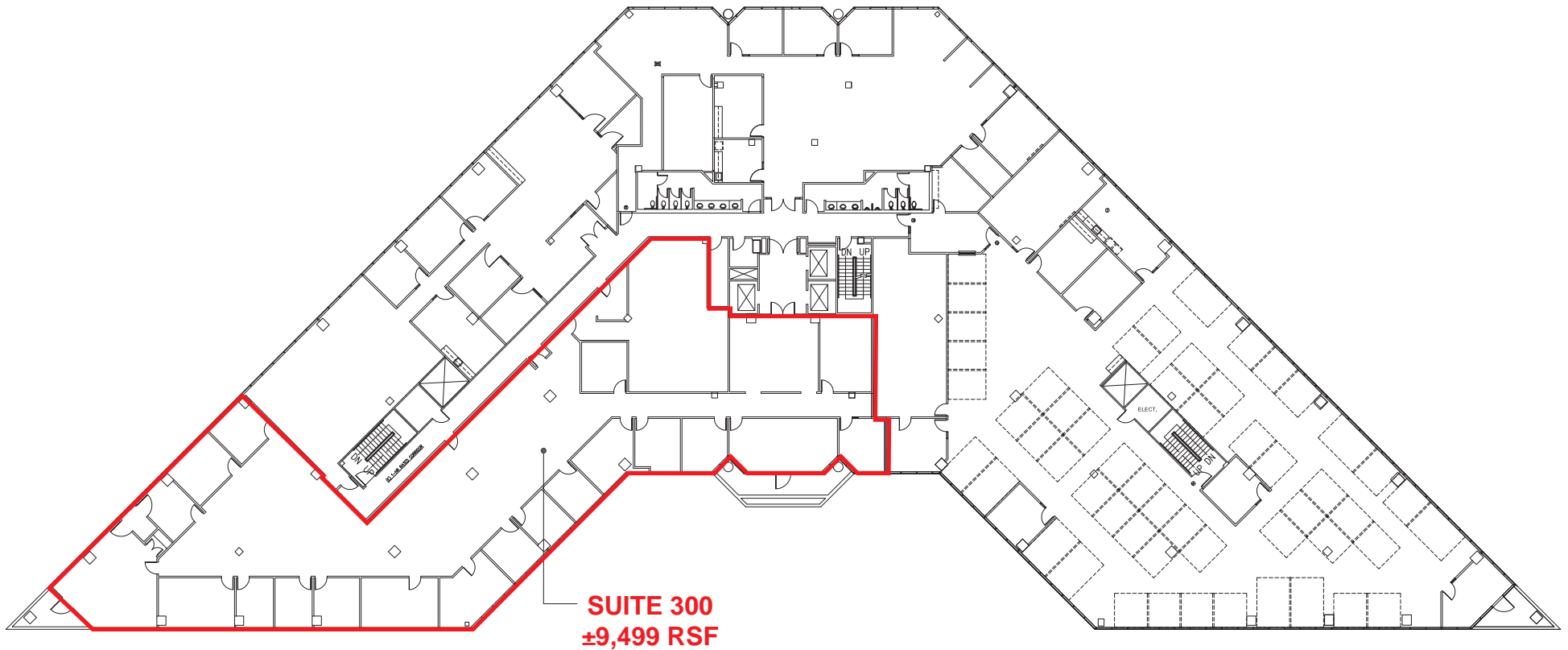
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3RD FLOOR

Suite	SF	Lease Rate
300*	9,499	\$1.95 FS/MO

*Divisible to approx ±3,000 SF



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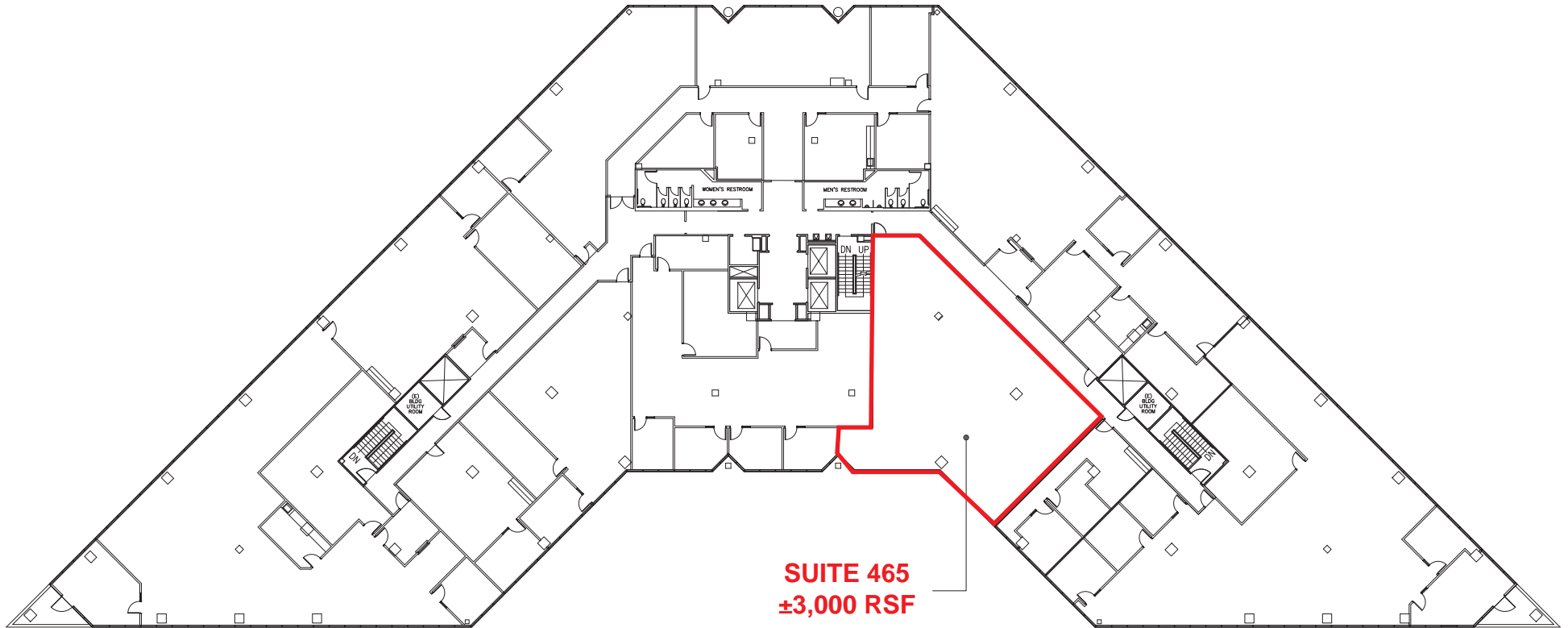
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4TH FLOOR

Suite	SF	Lease Rate
465	3,000	\$1.95 FS/MO



SUITE 465
±3,000 RSF

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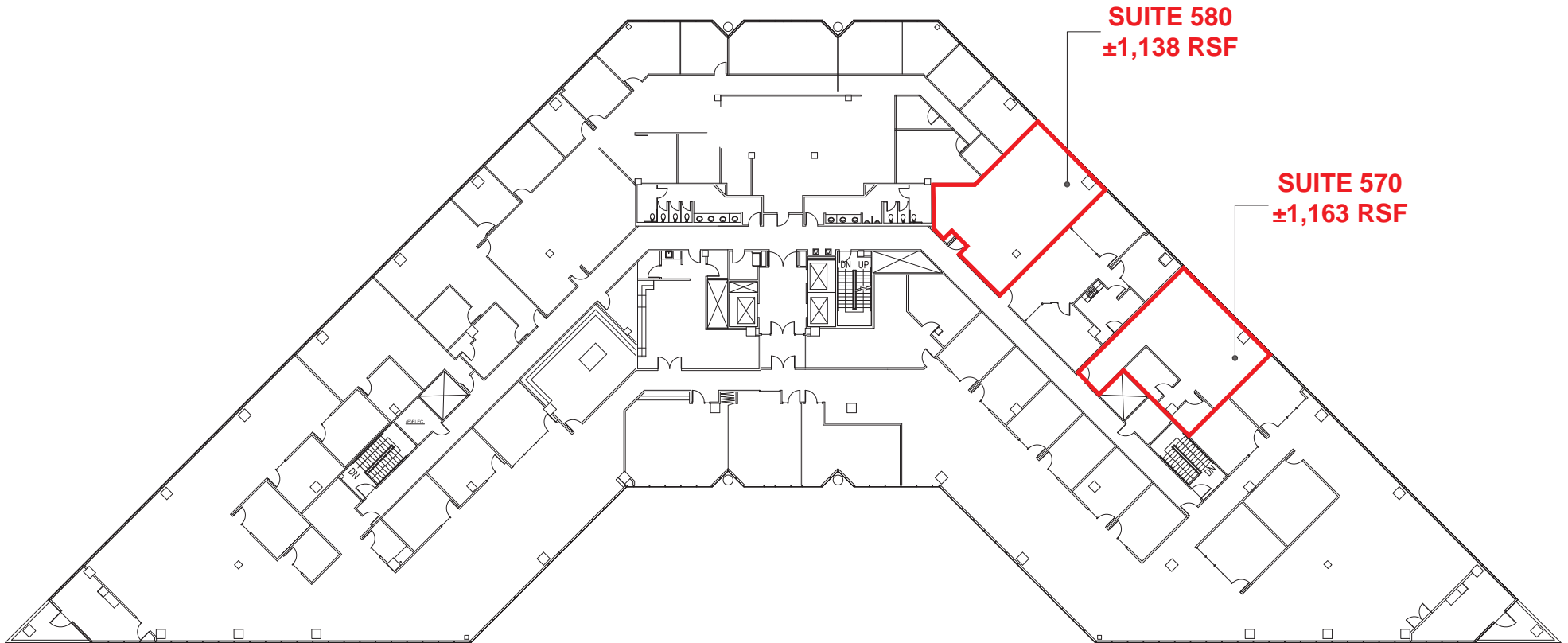
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5TH FLOOR

Suite	SF	Lease Rate
570	1,163	\$1.99 FS/MO
580	1,138	\$1.99 FS/MO



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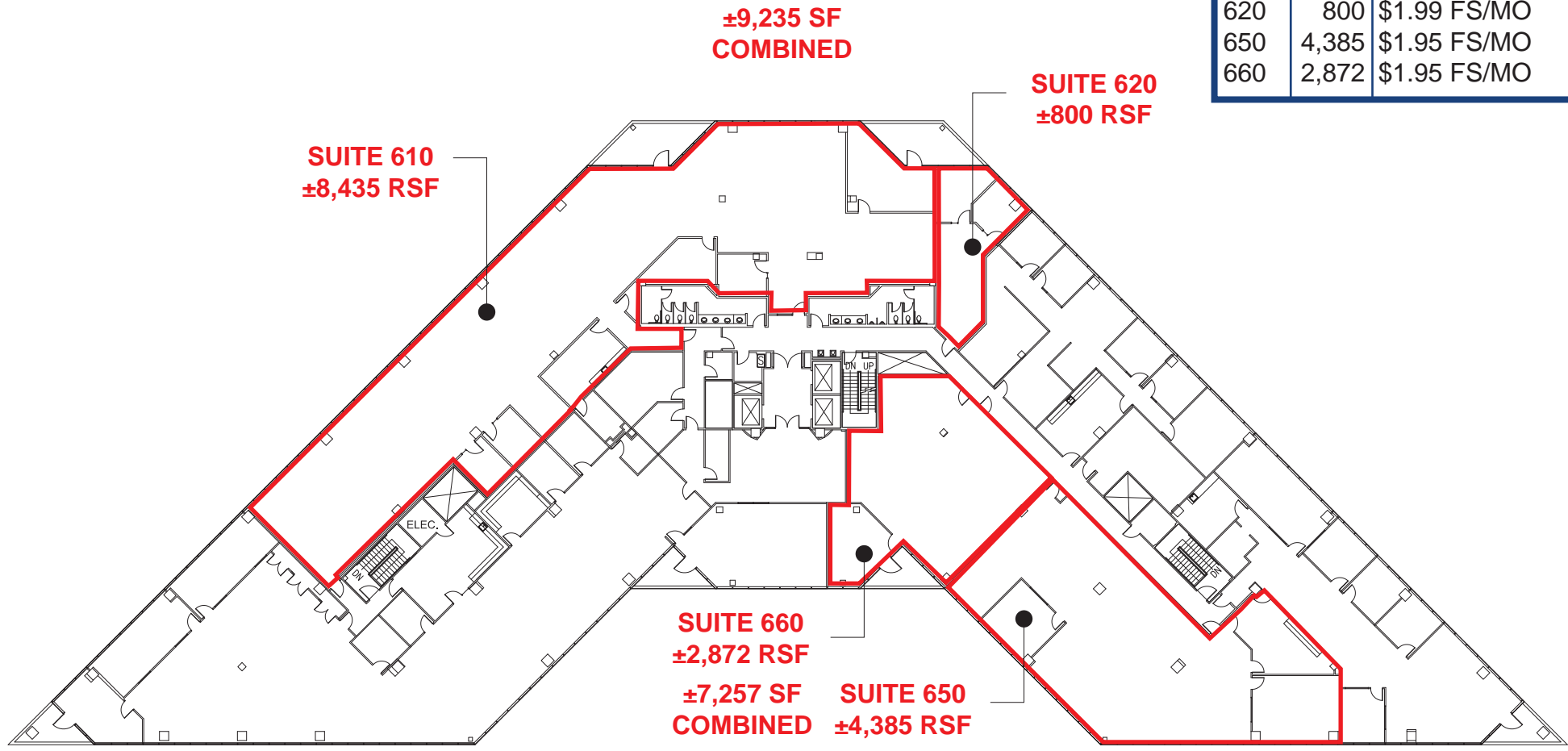
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6TH FLOOR

Suite	SF	Lease Rate
610	8,435	\$1.95 FS/MO
620	800	\$1.99 FS/MO
650	4,385	\$1.95 FS/MO
660	2,872	\$1.95 FS/MO



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FOR LEASE

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