### CFFICE SUITES 7777 GREENBACK LANE CITRUS HEIGHTS, CA 911 SE 5, 169 SE AVAILABLE

# ETHAN CONRAD

FOR MORE INFORMATION CONTACT:

Sean O'Hare

DRE: #02109195 seano@ethanconradprop.com

**Grant Keeney** 

DRE: #00891996

grant@ethanconradprop.com

916.779.1000

ETHAN CONRAD PROPERTIES, INC.

1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | FAX: 916.779.1200

www.ethanconradprop.com

#### OFFICE SUITES 7777 GREENBACK LANE

CITRUS HEIGHTS, CA

#### **FEATURES:**

- Renovated offices in multiple configurations; most with break rooms and fantastic glassline
- Professionally managed by Ethan Conrad Properties
- Monument signage available for large tenant
- Secure garage parking beneath and surrounding building
- XO fiber optic available

#### **LEASE RATES:**

\$1.69 - \$1.75 PSF, Full Service

#### **PROPERTY DETAILS:**

One of the nicest office buildings in Citrus Heights. Attractive building that was recently remodeled. Great location with a considerable amount of retail services nearby (across from Sunrise Marketplace).



### **Sean O'Hare** DRE: #02109195

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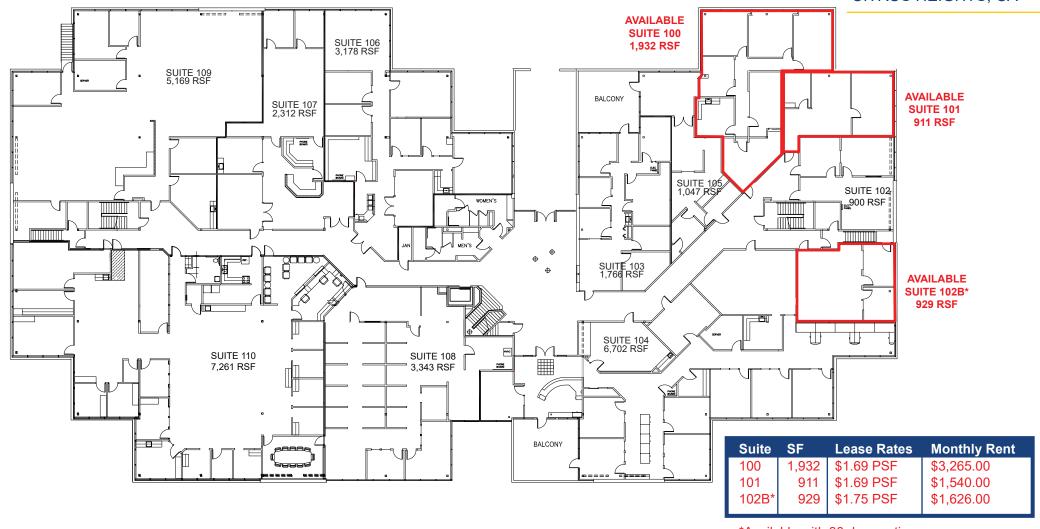
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## OFFICE SUITES 7777 GREENBACK LANE

CITRUS HEIGHTS, CA



\*Available with 30 days notice.

#### **1ST FLOOR**

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The information contained herein has been obtained from sources we believe to be reliable. However, we cannot guarantee, warrant or represent its accuracy and all information is subject to error, change or withdrawal. An interested party and their advisors should conduct an independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

#### **FOR LEASE OFFICE SUITES** 7777 GREENBACK LANE **AVAILABLE SUITE 211** CITRUS HEIGHTS, CA 1,659 RSF BALCONY BALCONY BALCONY **AVAILABLE** BALCONY **SUITE 212** BALCONY BALCONY 1,504 RSF **AVAILABLE SUITE 209** 2,684 RSF BALCONY **SUITE 210** SUITE 203 2,478 RSF 2,608 RSF SUITE 201 5.384 RSF MSUITE 208 2.936 RSF BALCONY BALCONY **SUITE 206** OPEN TO BELOW SUITE 207 2,096 RSF 3.861 RSF SUITE 204 965 RSF SUITE 202 BALCONY BALCONY 1,730 RSF Suite SF **Lease Rates Monthly Rent** BALCONY BALCONY 1,515 \$1.75 PSF \$2.651.00 205

2ND FLOOR

Sean O'Hare

DRE: #02109195 seano@ethanconradprop.com

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2.096

2,684

1,659

1,504

206

209

211

212

**AVAILABLE** 

SUITE 205 1.515 RSF

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\$1.69 PSF

\$1.59 PSF

\$1.69 PSF

\$1,69 PSF

\$3.542.00

\$4,268.00

\$2,635.00

\$2,542.00