

**1010 HURLEY WAY  
SACRAMENTO CA**

**FOR LEASE**

**1,086 RSF - 8,070 RSF AVAILABLE**

**ETHAN CONRAD**  
PROPERTIES INC.

**1010 Hurley**

1010 HURLEY PARKING →

**MAJOR REMODEL COMPLETED**

FOR MORE INFORMATION CONTACT:

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**916.779.1000**

ETHAN CONRAD PROPERTIES, INC.

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

www.ethanconradprop.com

**PROPERTY DETAILS:**

Proximate to many retail and restaurant options including Arden Fair Mall and the updated Howe Bout Arden. Excellent central location with access to Hwy 80 and Hwy 50.



**FEATURES:**

- Immediate occupancy available
- Well landscaped two story lobbies
- On-site amenitie include Conference Room
- Abundant 4 per 1,000 SF parking ratio  
Additional parking available up to 10 per 1,000 SF parking ratio
- After hour secured areas
- Tenant improvements available
- Building signage available

**SPACES AVAILABLE:**

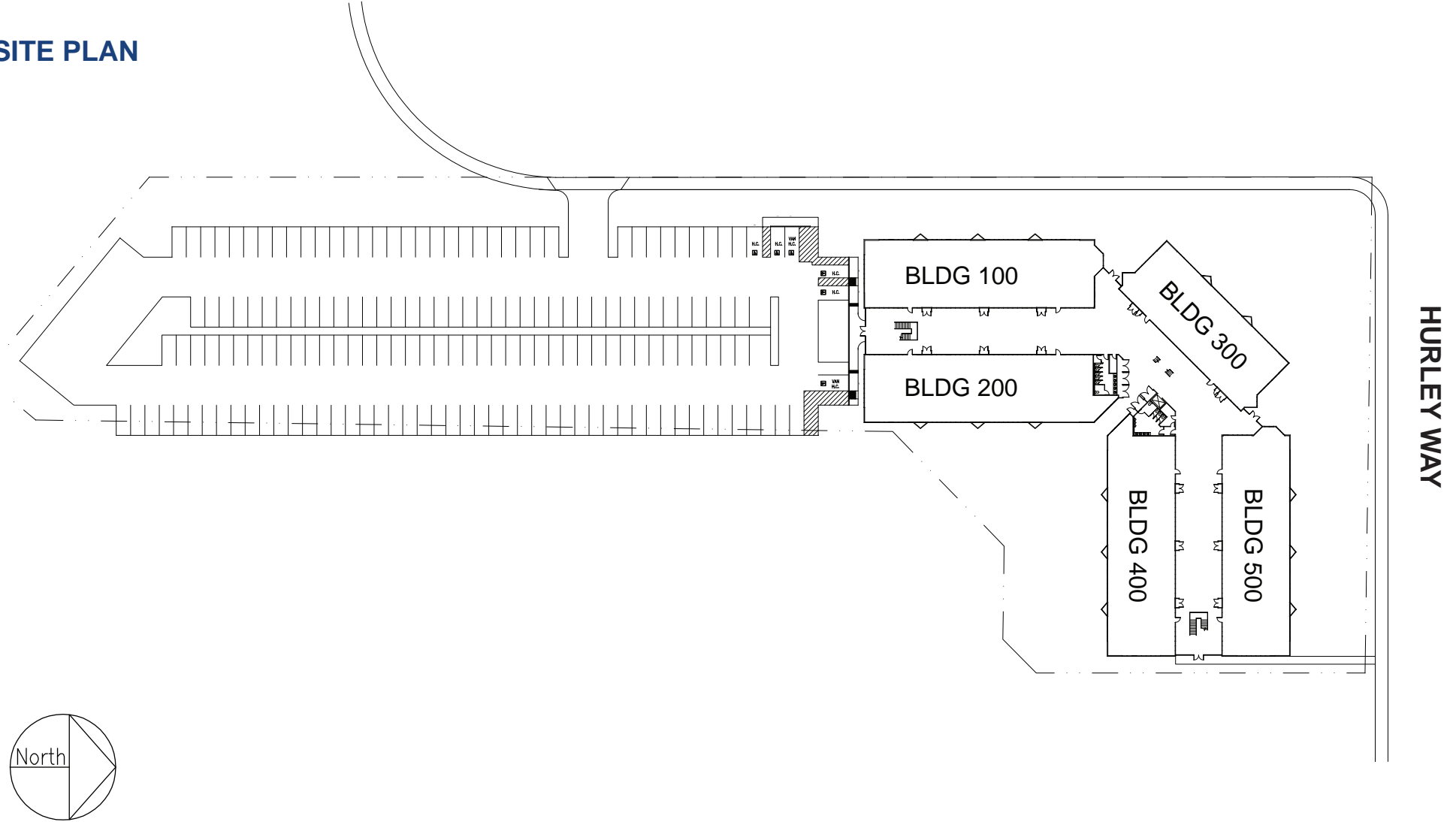
Suite 140:	±1,430 RSF	\$1.75 PSF/MO
Suite 185:	±2,292 RSF	\$1.70 PSF/MO
Suite 190:	±1,555 RSF	\$1.75 PSF/MO
Suite 200:	±1,831 RSF	\$1.75 PSF/MO
Suite 205:	±2,056 RSF	\$1.75 PSF/MO
Suite 215:	±2,144 RSF	\$1.75 PSF/MO
Suite 245:	±2,784 RSF	\$1.70 PSF/MO
Suite 255:	±1,086 RSF	\$1.75 PSF/MO
205/215/245/255:	±8,070 RSF	\$1.70 PSF/MO
Suite 410:	±4,090 RSF	\$1.70 PSF/MO
Suite 510:	±1,915 RSF	\$1.70 PSF/MO

Above rents are Full Service Gross

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SITE PLAN



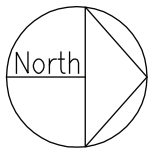
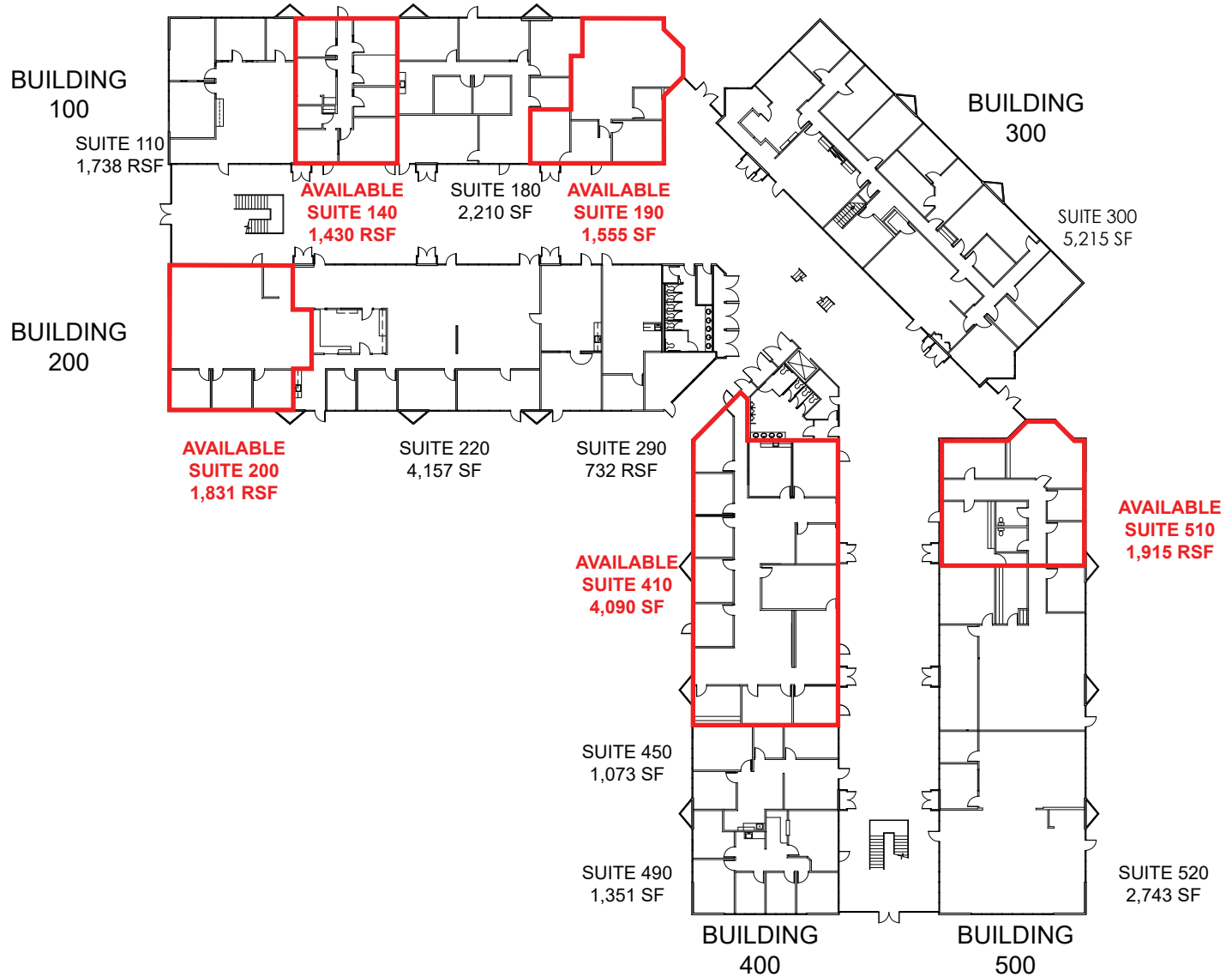
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The information contained herein has been obtained from sources we believe to be reliable. However, we cannot guarantee, warrant or represent its accuracy and all information is subject to error, change or withdrawal. An interested party and their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

1ST FLOOR



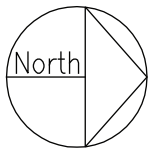
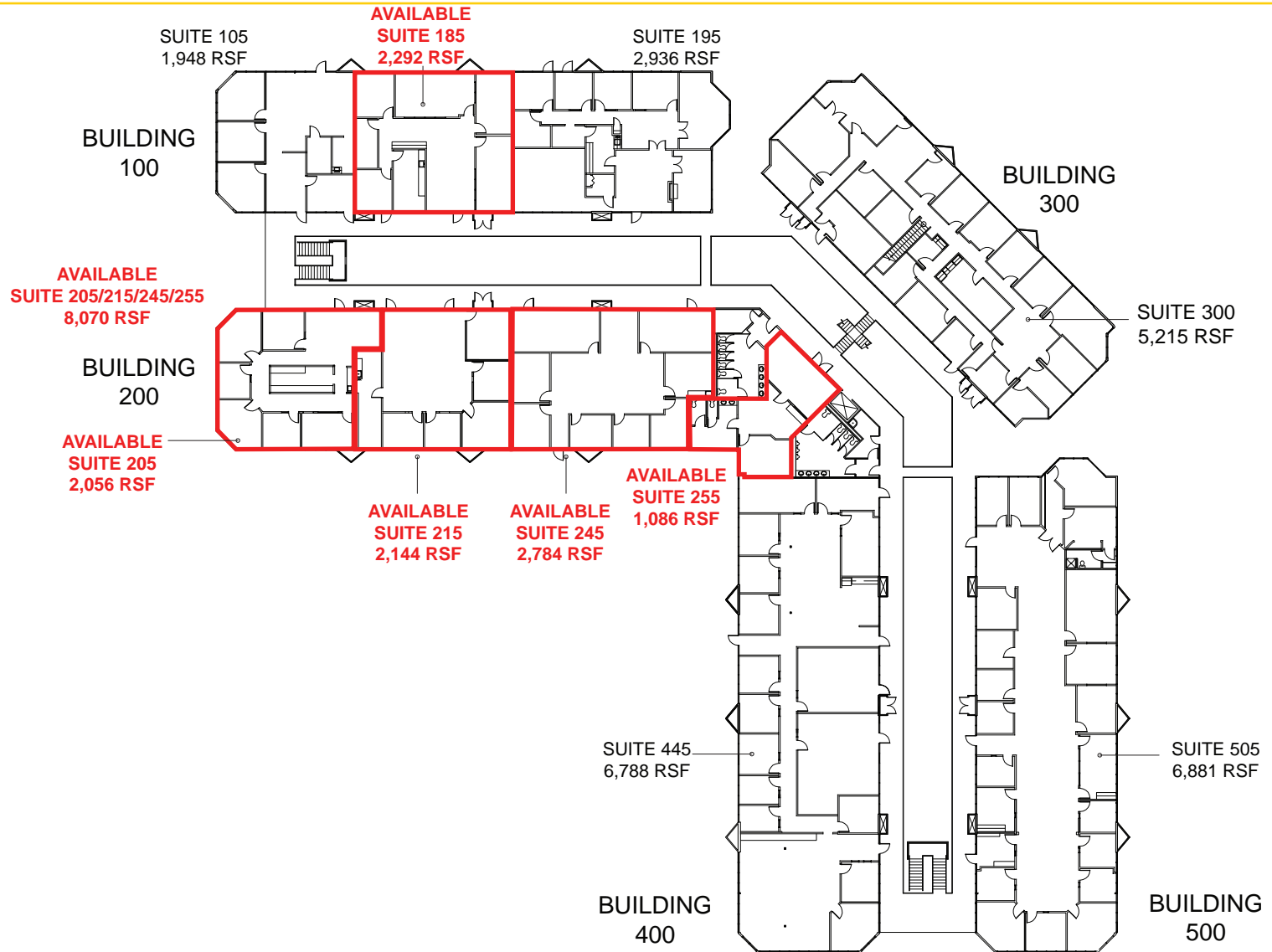
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2ND FLOOR



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