

3241 Kilgore Road

Rancho Cordova, CA



Prospect Park Office For Lease

Up to ±54,174 RSF Contiguous



PROPERTY DETAILS

- Entire Second Floor Available for Lease - Up to ±54,174 RSF
- Available with approximately 280 Knoll Dividend Workstations
- Divisible to ±26,391 RSF
- Tenant Improvements Negotiable
- Asking Lease Rate: \$1.85 FSG
- ±4.6/1,000 RSF Parking Ratio
- LEED Silver Certified

The Property is considered to be located in the premier suburban office market in Sacramento due its unique campus-like environment institutional-quality construction, and central location near both employee and executive residences, just 15 minutes from Downtown Sacramento.

The Property also benefits from its immediate proximity to Highway 50 and public transportation, including Sacramento's light rail system at Zinfandel Drive and Folsom Boulevard, and a wide variety of nearby retail amenities.



FOR MORE INFORMATION, PLEASE CONTACT:

Ron Thomas

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Kevin Goldthwaite

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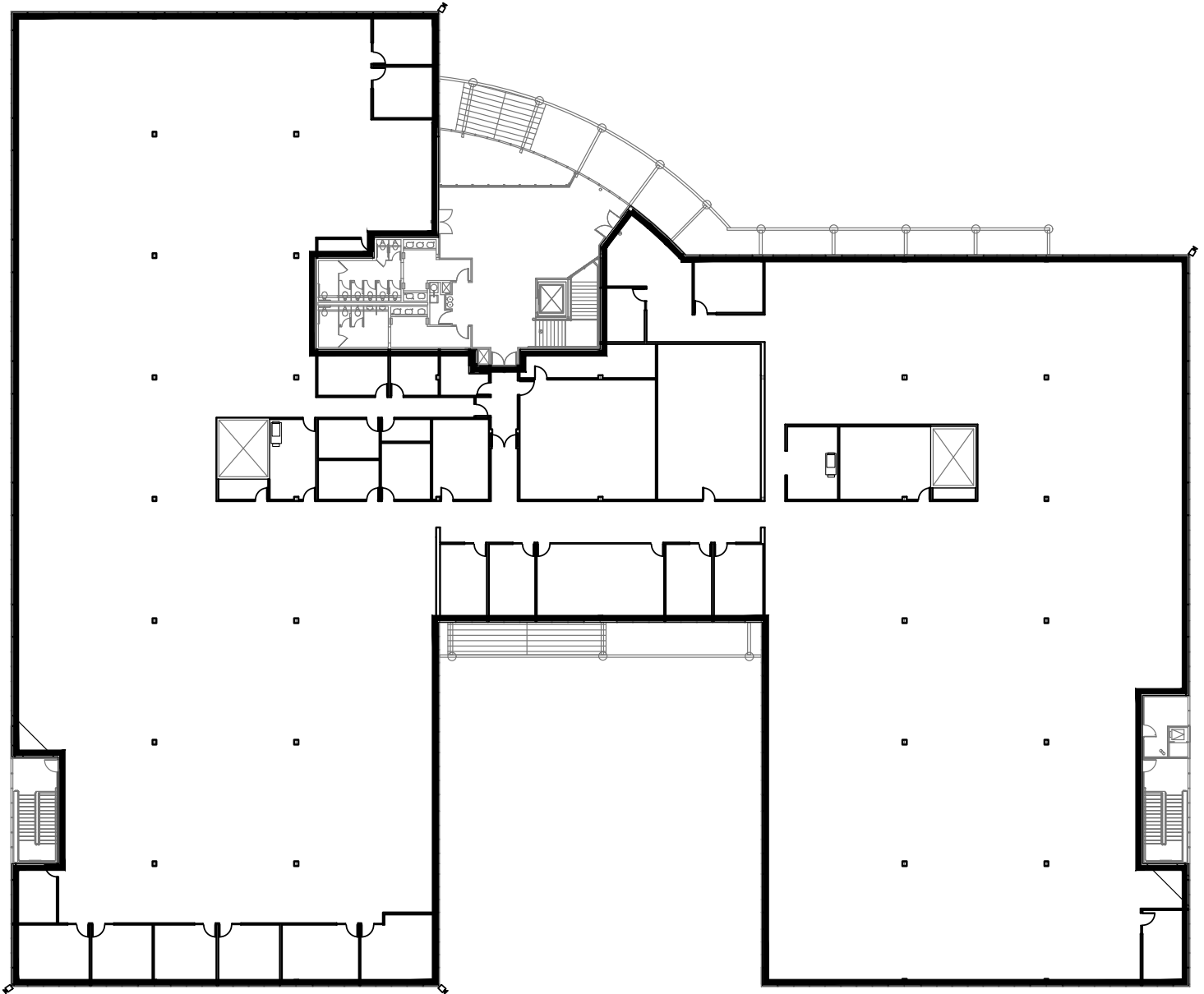
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FLOOR PLAN

Entire Second Floor Available For Lease - 54,174 RSF



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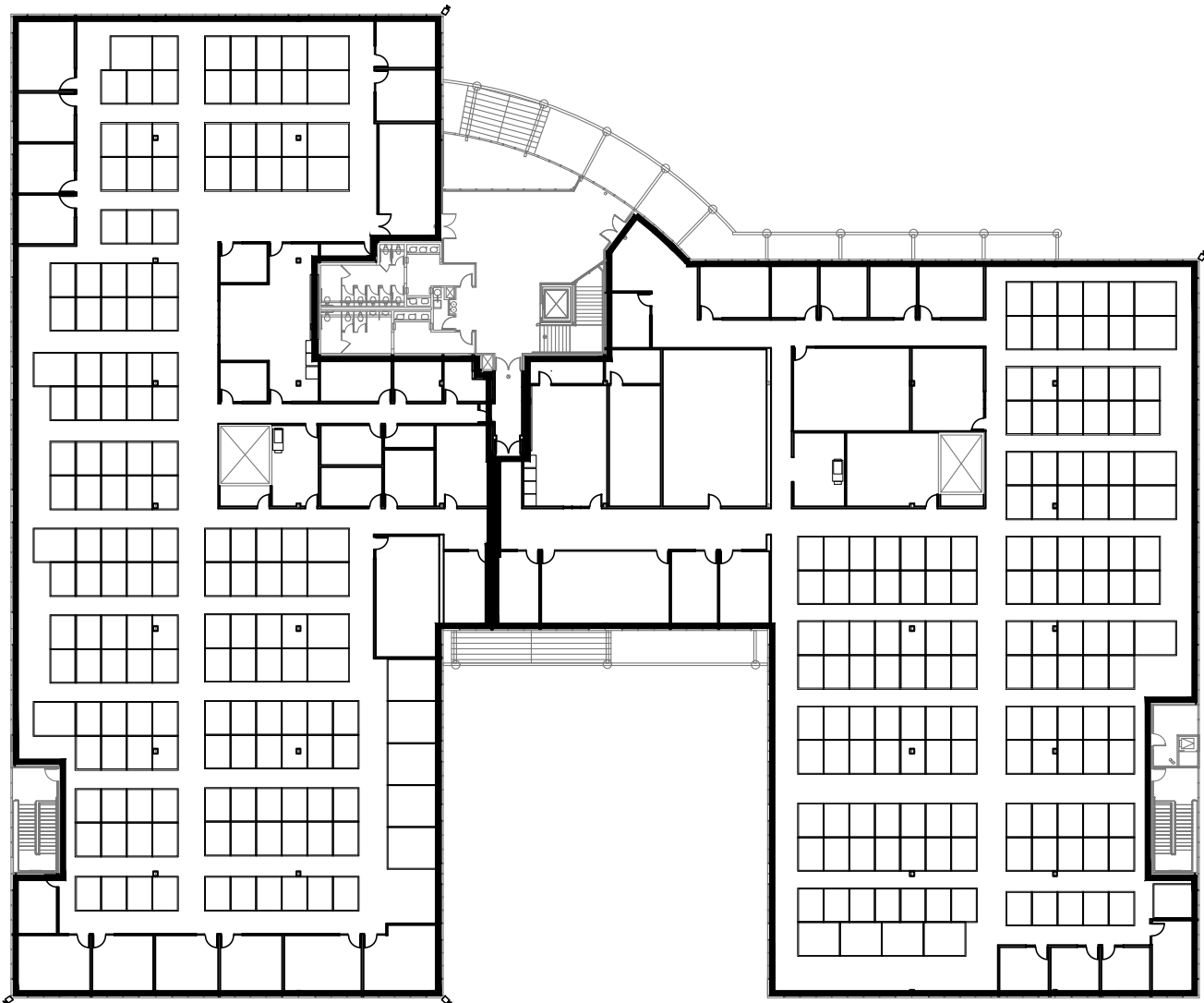
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SECOND FLOOR PLAN

Potential Suite Division



SOUTH WING
±27,513 RSF

NORTH WING
±26,391 RSF

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