

2220/2240

DOUGLAS BOULEVARD

ROSEVILLE | CALIFORNIA

YOUR NAME HERE



QUALITY OFFICE SPACE - PRIME LOCATION

NEWMARK



Pappas Investments

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2220/2240 DOUGLAS BOULEVARD



2220
Douglas Blvd.

2240
Douglas Blvd.
Douglas Blvd. (43,306 AADT)

Eureka Rd. (21,071 AADT)

LOCATION AERIAL

2220/2240 DOUGLAS BOULEVARD

PROPERTY HIGHLIGHTS

2220 DOUGLAS

Suite 280: ±3,932 RSF

2240 DOUGLAS

Suite 250: ±2,554 RSF (Plug & Play)

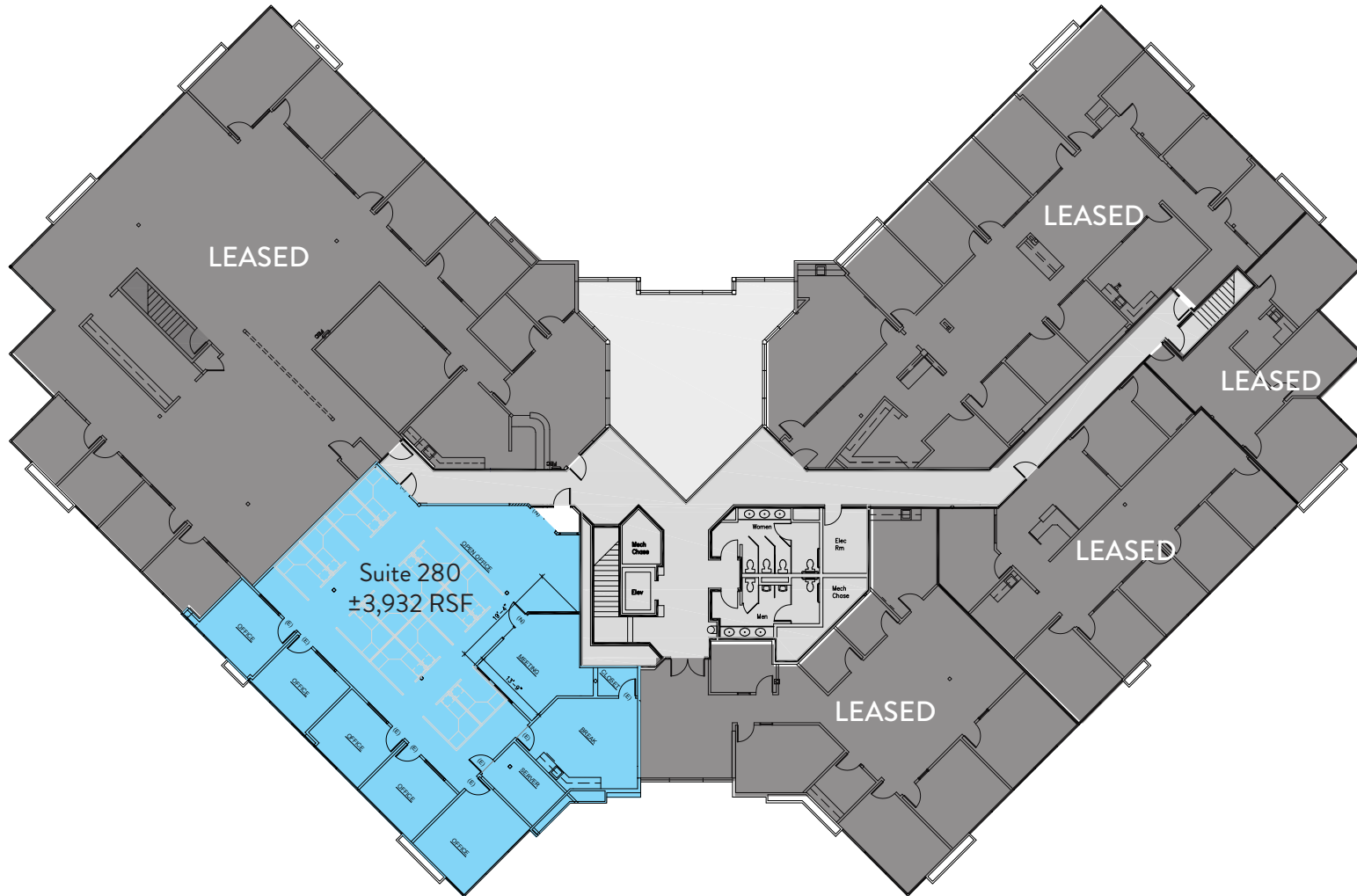
Suite 290: ±3,552 RSF

- Achieved LEED EB Gold Certification in 2010
- Energy efficient solar panels on the rooftop
- Energy Star rated building
- Building & monument signage is available
- Existing shared conference room, with a new, larger conference facility planned in 2025
- Full service deli & outdoor dining area at 2240 Douglas Boulevard
- Full-time staffed property management office on-site
- Strong locally based building ownership
- Attentive building engineers and daily porter services
- Convenient access to an abundance of retail establishments – restaurants, QSR, shopping & lodging
- Fiber ready building
- Abundant free parking



FLOORPLAN

Suite 280: ±3,932 RSF
Second Floor



FLOORPLAN

Suite 250: ±2,554 RSF
Suite 290: ±3,552 RSF

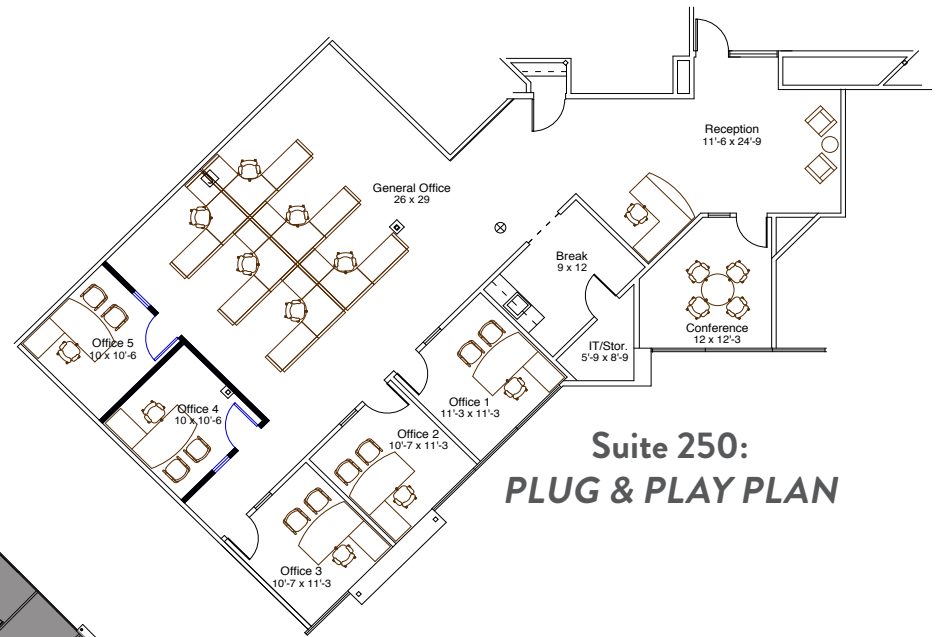
Suite 290
±3,552 RSF

Suite 250
±2,554 RSF

LEASED

LEASED

LEASED



WESTFIELD GALLERIA
±1.3 Million SF

NORDSTROM
★ macy's
Crate&Barrel
The Cheesecake Factory
POTTERY BARN

COURTYARD BY HARRIOTT
JCPenney
RUTH'S CHRIS STEAK HOUSE
HOMWOOD SUITES by Hilton
HYATT PLACE

Il Fornaio

STANFORD RANCH CROSSING
±368,493 SF

DICK'S SPORTING GOODS
H Holiday Inn
COSTCO WHOLESALE
STAPLES
SPROUTS FARMERS MARKET
ROSS DRESS FOR LESS

CREEKSIDE CENTER
±360,000 SF

ULTA BEAUTY
Marshall's
P.F. CHANG'S CHINA BISTRO
STARBUCKS COFFEE
NORDSTROM rack
MICHAEL'S Where Creativity Happens
BEST BUY
OLD NAVY
FAMOUS footwear
Jamba Juice
BARNES & NOBLE
Red Robin GOURMET BURGERS + BEERS

THE FOUNTAINS
±330,000SF

west elm ORVIS
DSW DESIGNER SHOE WAREHOUSE
WHITE HOUSE BLACK MARKET

WHOLE FOODS MARKET
MIKUNI
DAVE & BUSTERS

ROSEVILLE Auto Mall
rosevilleautomall.com

MIKUNI
KIKI'S ROSEVILLE
BENNETT'S KITCHEN · BAR · MARKET
LOLA'S Tequila Bar + Cocina
THE CHEESE STEAK SHOP

TARGET
HOBBY LOBBY
Office DEPOT

WAL*MART SUPERCENTER
Raley's
Chevy's FRESH MEX

PANDA EXPRESS CHINESE KITCHEN
Jack In the box

KAISER PERMANENTE

2220/2240 DOUGLAS BLVD.

NEARBY RETAIL & LODGING

2220/2240

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