

1111 HOWE AVE
SACRAMENTO, CA
FOR LEASE
723 RSF - 6,198 RSF
OFFICE SUITES AVAILABLE

ETHAN CONRAD
PROPERTIES INC.

MAJOR REMODEL COMPLETE

VIEW VIRTUAL TOUR

FOR MORE INFORMATION CONTACT:

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Todd Newburn

DRE: #01226238

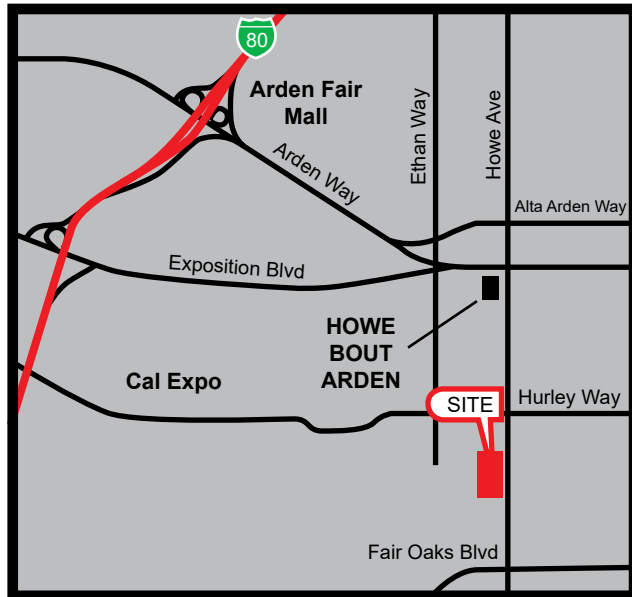
tnewburn@ethanconradprop.com

916.779.1000

ETHAN CONRAD PROPERTIES, INC
1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | 916.779.1000
www.ethanconradprop.com

FEATURES:

- Parking ratio is 4.5/1,000 SF
- Glass line at front and rear of each suite
- Immediate occupancy available
- Very attractive two-story lobbies for all 3 buildings
- Common conference room
- Attractive mature landscaping
- Building signage available



PROPERTY DETAILS:

Prominent exposure along Howe Ave. 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.

LEASE RATES:

Suite 120:	2,698 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 150:	1,024 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 160:	3,211 RSF	\$1.54 RSF/MO	VIEW VIRTUAL TOUR
Suite 204:	2,671 RSF	\$1.49 RSF/MO	VIEW VIRTUAL TOUR
Suite 205:	4,261 RSF	\$1.49 RSF/MO	VIEW VIRTUAL TOUR
Suite 245:	1,232 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 265:	2,034 RSF	\$1.54 RSF/MO	VIEW VIRTUAL TOUR
Suite 295:	1,351 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 300:	4,916 RSF	\$1.49 RSF/MO	VIEW VIRTUAL TOUR
Suite 355:	1,642 RSF	\$1.49 RSF/MO	VIEW VIRTUAL TOUR
Suite 365:	948 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 375:	1,619 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 395:	1,989 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 475:	1,837 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 490:	723 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR
Suite 495:	1,681 RSF	\$1.54 RSF/MO	VIEW VIRTUAL TOUR
Suite 550:	1,000 RSF	\$1.59 RSF/MO	VIEW VIRTUAL TOUR

Full Service Gross.

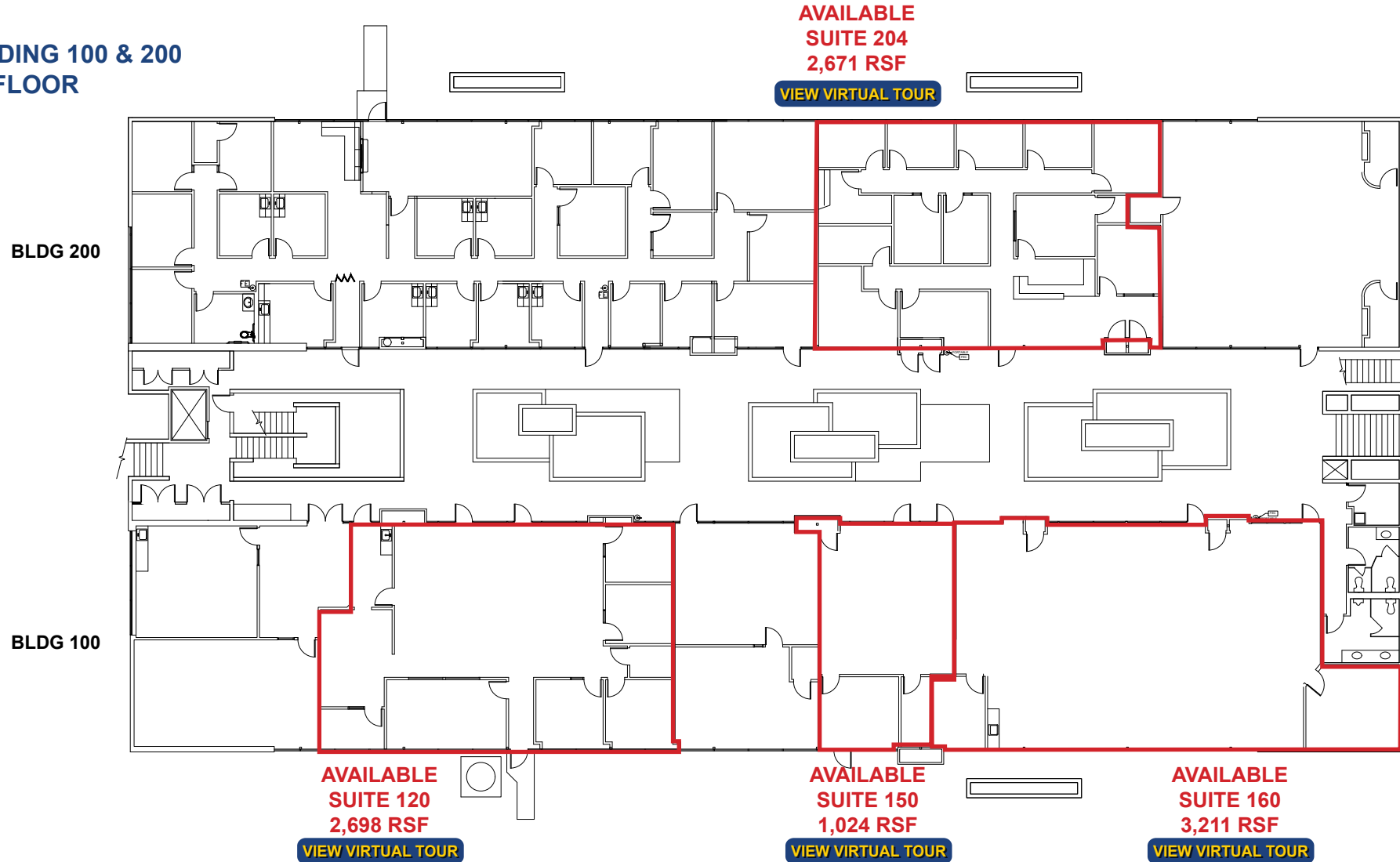
Suites 120 and 395 are newly improved spec suites.

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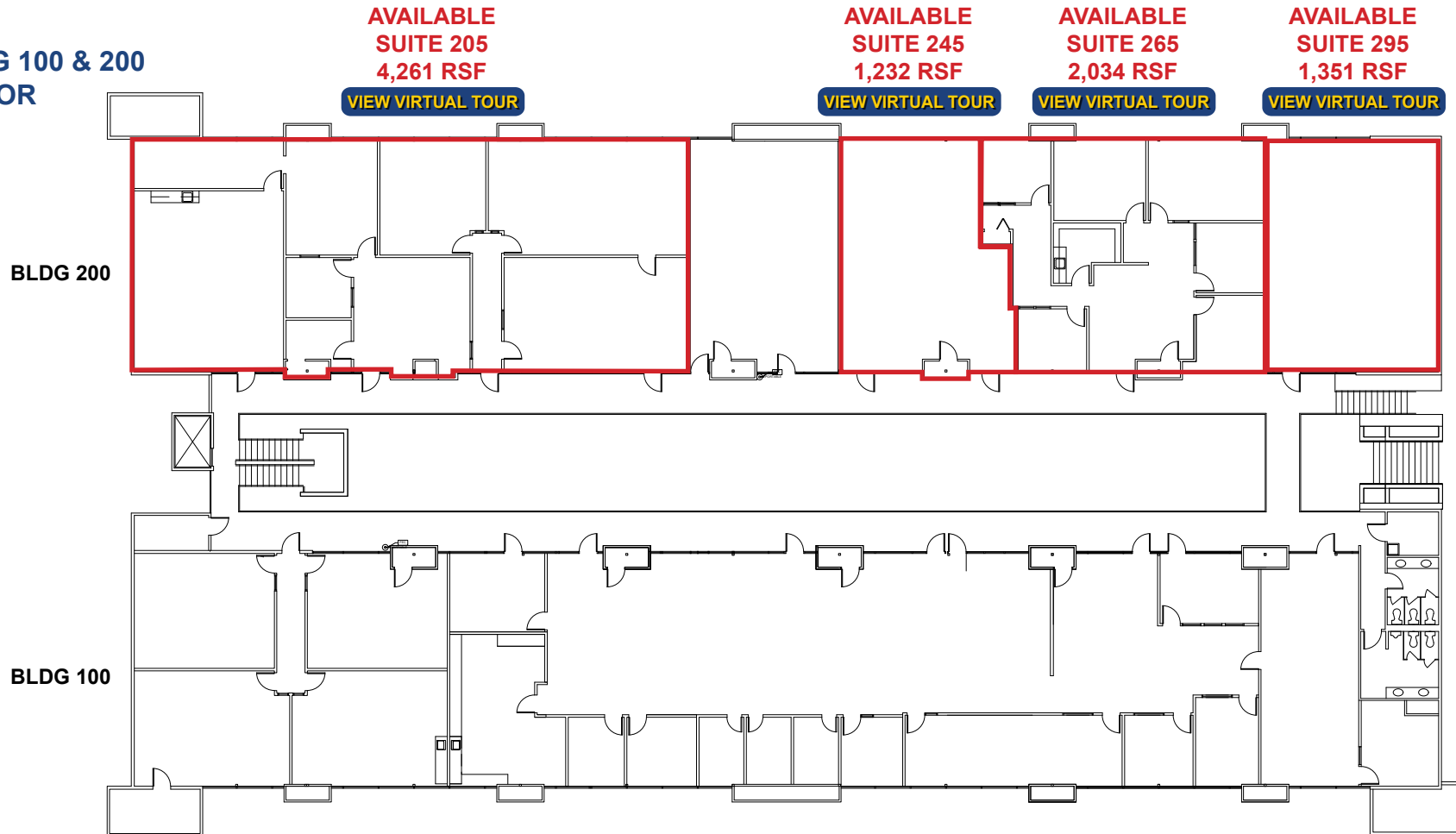
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BUILDING 100 & 200
1ST FLOOR

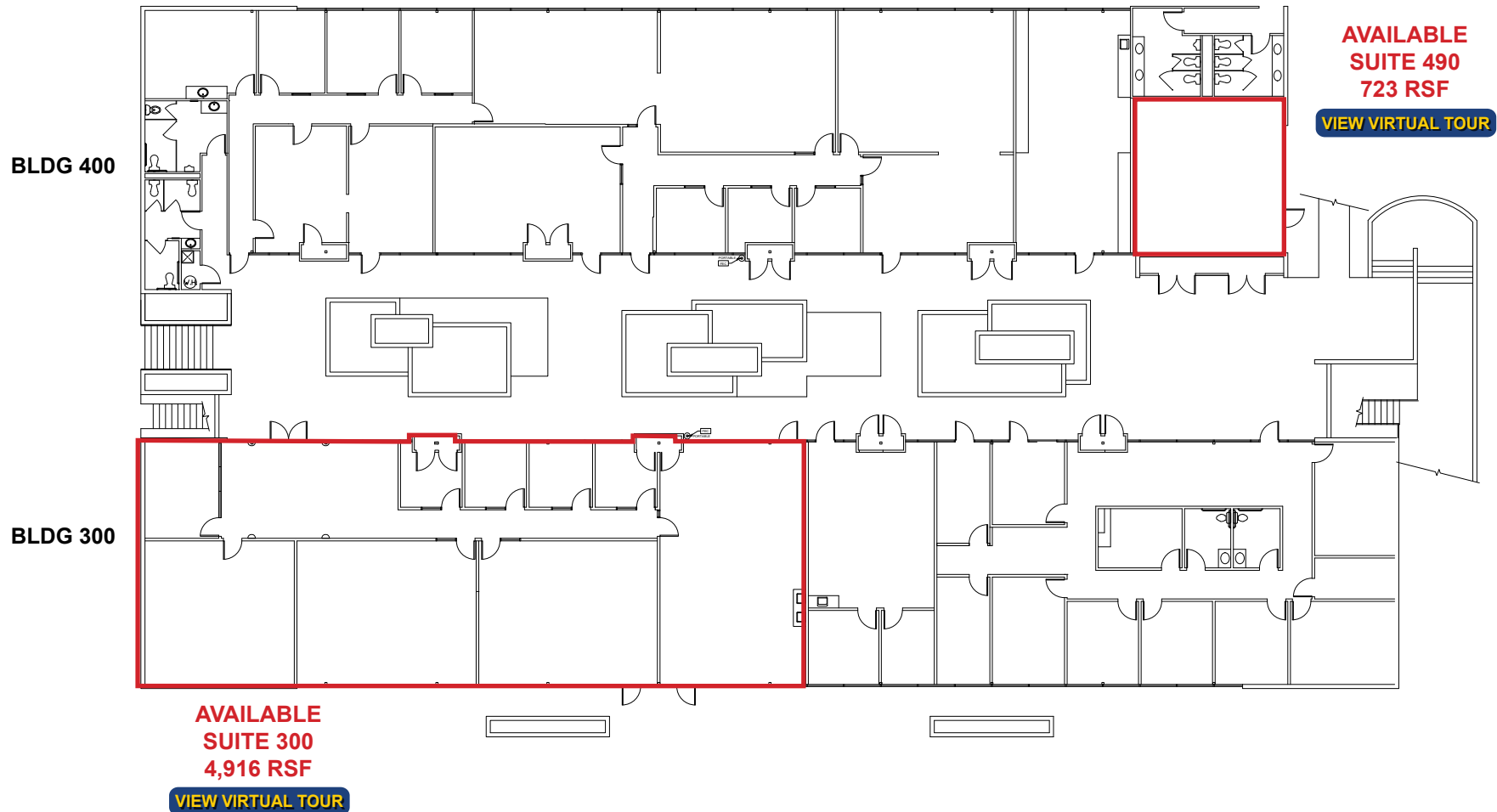
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BUILDING 100 & 200
2ND FLOOR

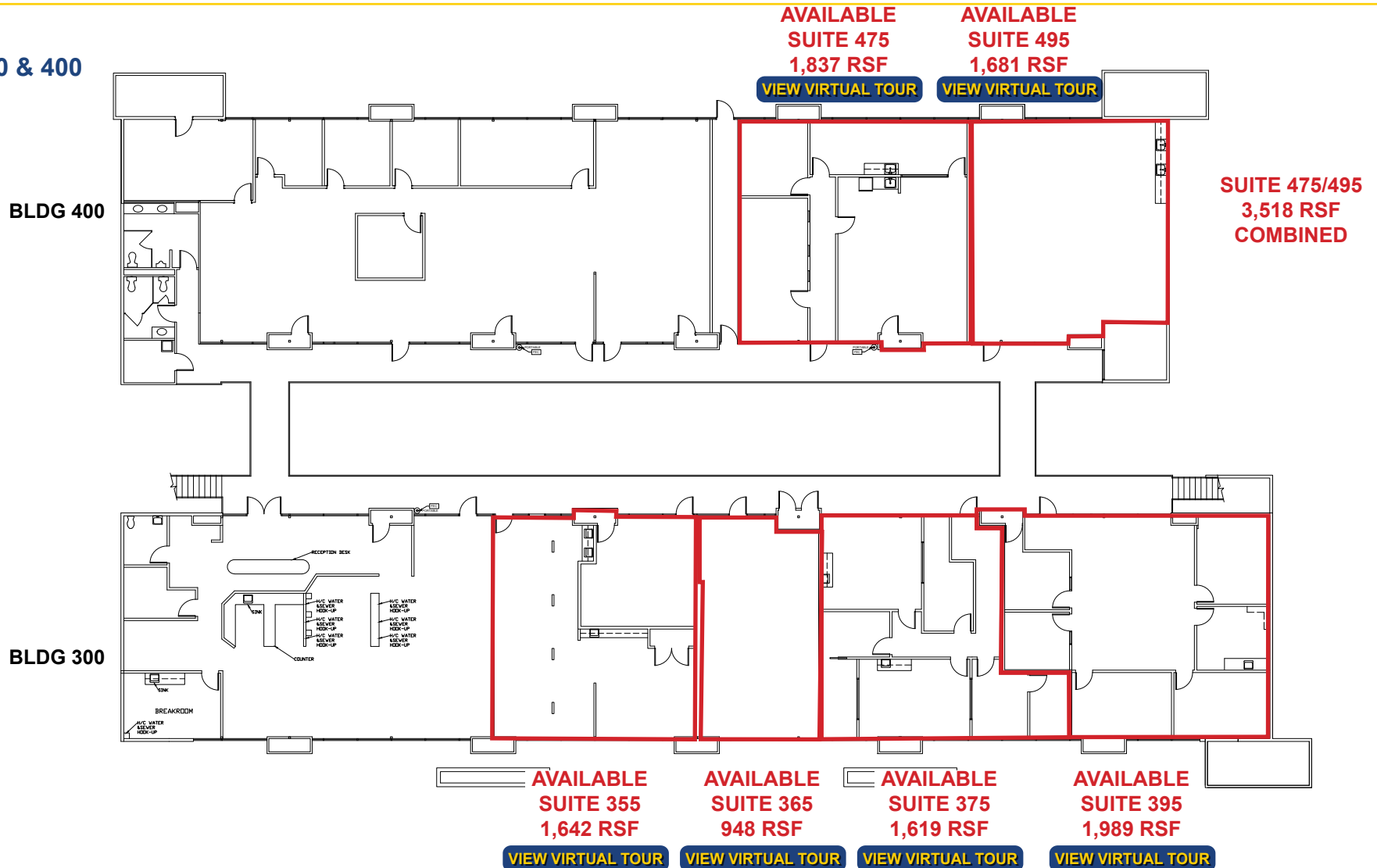
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BUILDING 300 & 400
1ST FLOOR

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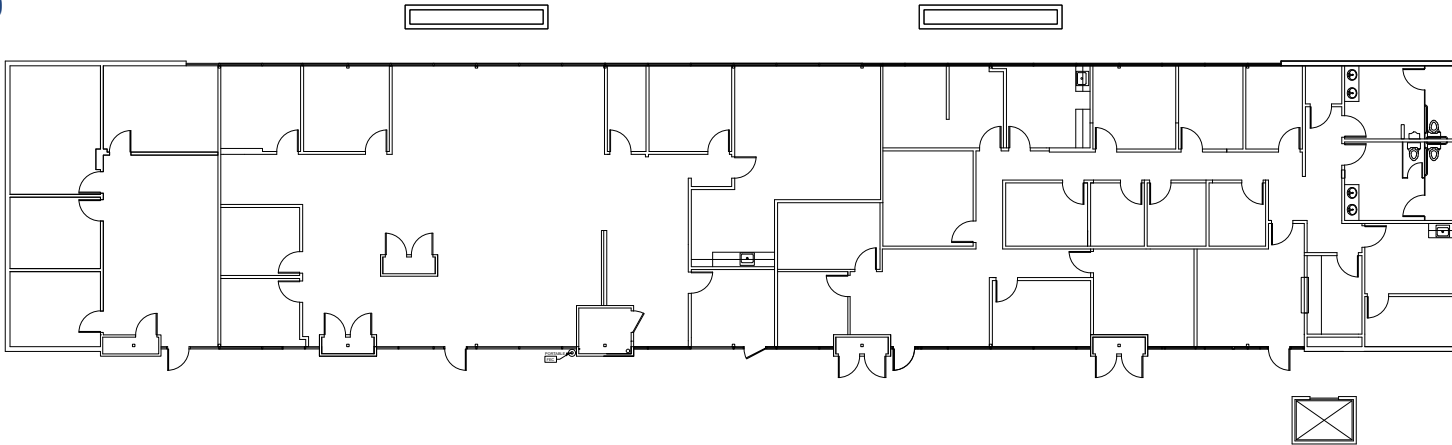
BUILDING 300 & 400
2ND FLOOR

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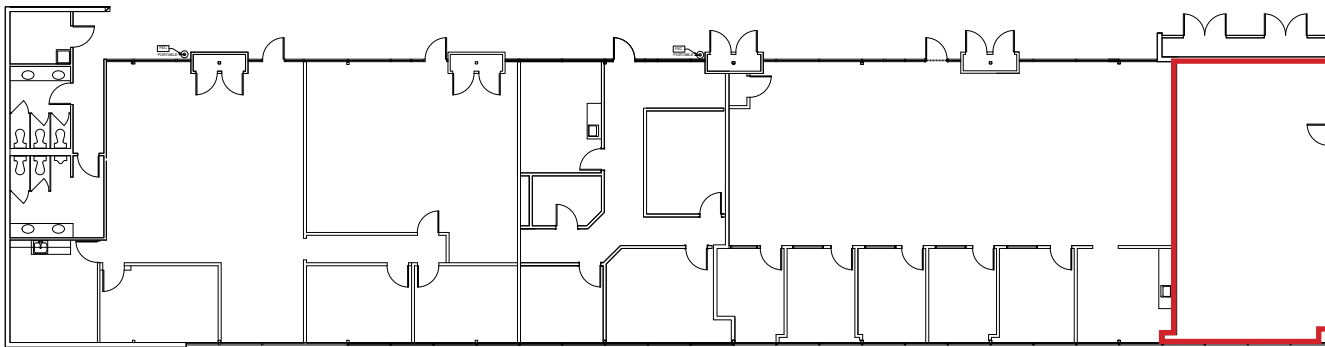
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BUILDING 500 & 600
1ST FLOOR

BLDG 600



BLDG 500

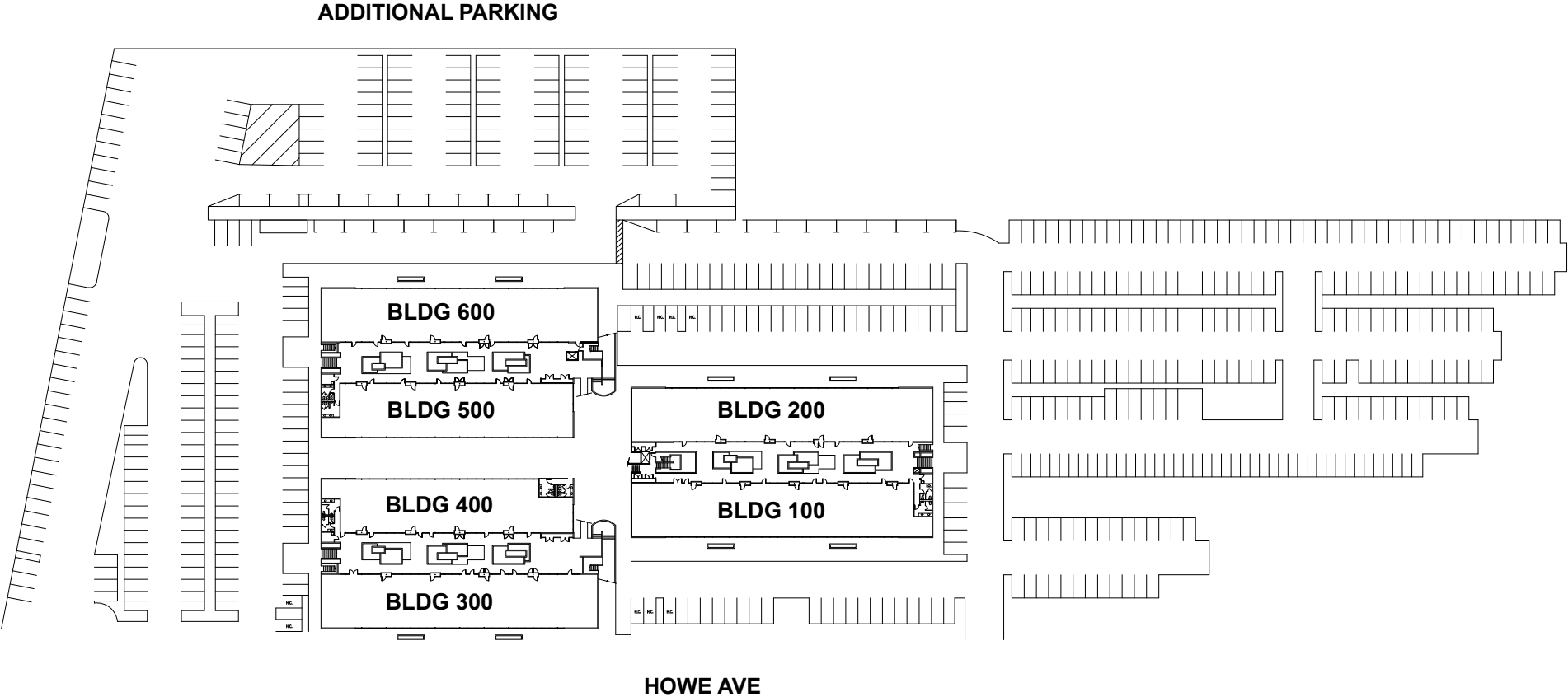
**AVAILABLE
SUITE 550
1,000 RSF**[VIEW VIRTUAL TOUR](#)**ETHAN CONRAD PROPERTIES, INC.**

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SITE PLAN



FOR LEASE

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SACRAMENTO, CA



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