

FOR LEASE

1,650+/- Sq. Ft. Office



Downtown Business Center—414 4th Street, Suite E, Woodland, CA

Main Street Visibility

Plenty of Private (fenced/gated) Parking

Includes Utilities: (Water, Sewer, Garbage and PG&E (Gas & Electricity))

Walking Distance to fine dining, Courthouse, County Administration, City Hall

New Paint & Carpet (Ready to occupy)

Lease Rate: \$2,640Month

NDP COMMERCIAL & AG REALTY

Neal D. Peart, Broker

414 Fourth Street, Suite A-3
Woodland, CA 95695
Cell # 530-383-5351
Office@ndpcommercial.com
BRE #01497006

Downtown Business Center—414 4th St.-Suite E, Woodland, CA

Property Information:

1. Newly constructed with all State of California Title 24 features (2012)
2. Ten foot (10') ceiling height for open space
3. New 2'x2' carpet squares
4. LED light fixtures
5. (85) Exclusive gated, lighted and landscaped parking spaces
6. One block to new Yolo County Courthouse, many local eateries, and shopping.
7. Three blocks to City of Woodland City Hall and Yolo County Administration Building
8. One block to bus stop (Woodland, Davis, Sacramento and Sacramento International Airport
9. Drive time to: Sacramento International Airport (15 min); Sacramento, CA (21 min); University of CA Davis (13 min).
10. 24-hour access to building
11. All suites have exterior entrance to parking lots
12. Property Management/Maintenance on-site
13. Monument signage provided
14. Fiber optics communication in building (AT&T & Astound)
15. (5) ADA Parking Spaces
16. Energy efficient HVAC units



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