

GATEWAY

CORPORATE CENTER

160-180 PROMENADE CIRCLE | SACRAMENTO



CLASS A OFFICE SPACE AVAILABLE FOR LEASE

NEWMARK



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GATEWAY CORPORATE CENTER



VIEW AERIAL FOOTAGE



144,322 AADT

180

Promenade Circle

160

Promenade Circle

GATEWAY CORPORATE CENTER

PROPERTY HIGHLIGHTS

160 PROMENADE

Suite 150: ±19,542 RSF

180 PROMENADE

Suite 215: ±21,105 RSF (Divisible)

Suite 301: ±2,705 RSF

Suite 325: ±2,626 RSF

- Conference Facility and Fitness Center planned
- Strong locally based building ownership/excellent property management
- Signage options available for both building and monument displays
- Freeway visible location with immediate freeway access
- Convenient access to an abundance of retail establishments - restaurants, QSR, shopping & lodging
- Plentiful, free parking
- Shower facilities with lockers available



FLOORPLAN

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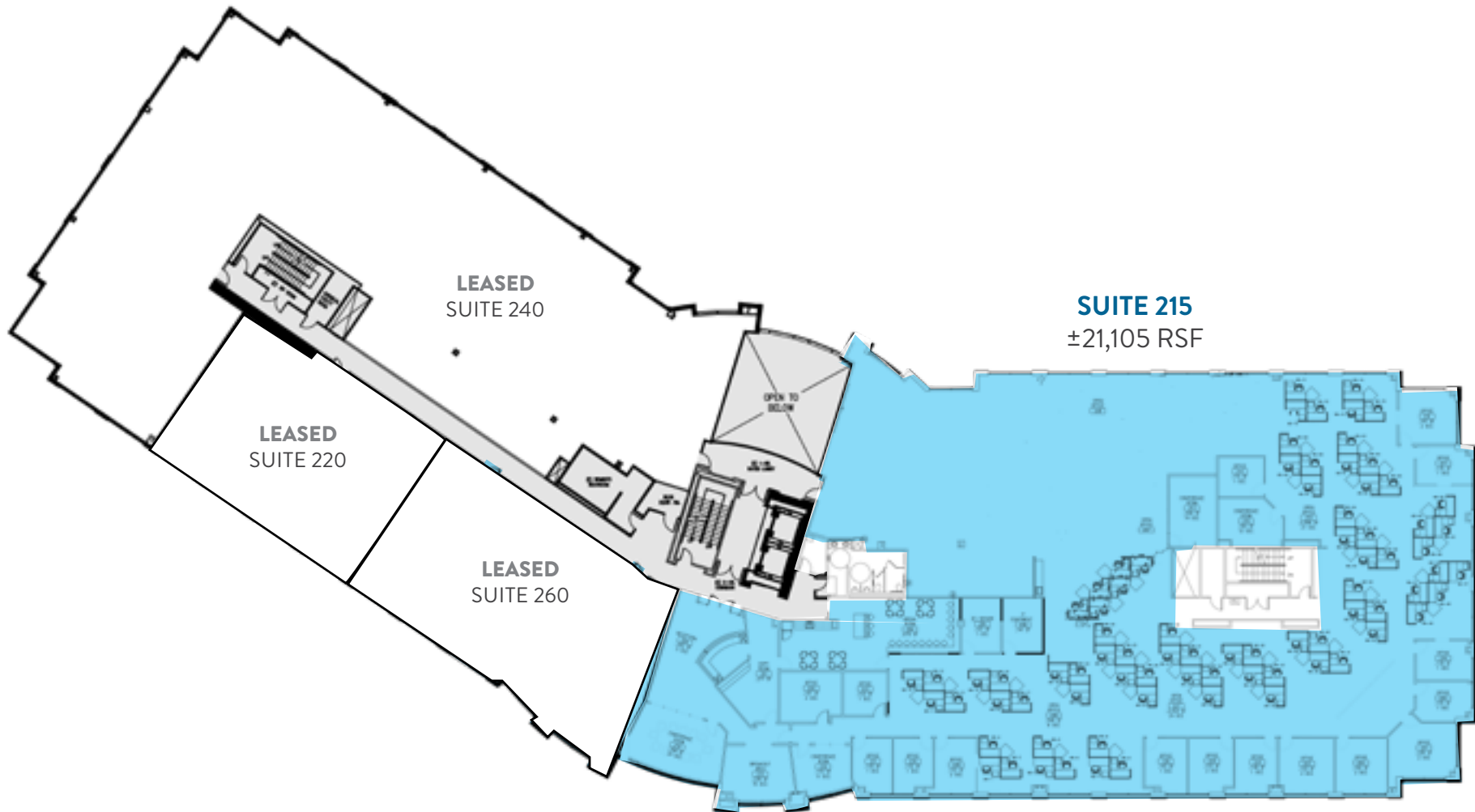
CORPORATE BRANDING.

A photograph of a modern building's exterior. The building features a curved facade with large glass windows and a prominent entrance. The number "160" is displayed above the entrance. The building is surrounded by landscaping, including plants and a small water feature. The sky is clear and blue.

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FLOORPLAN

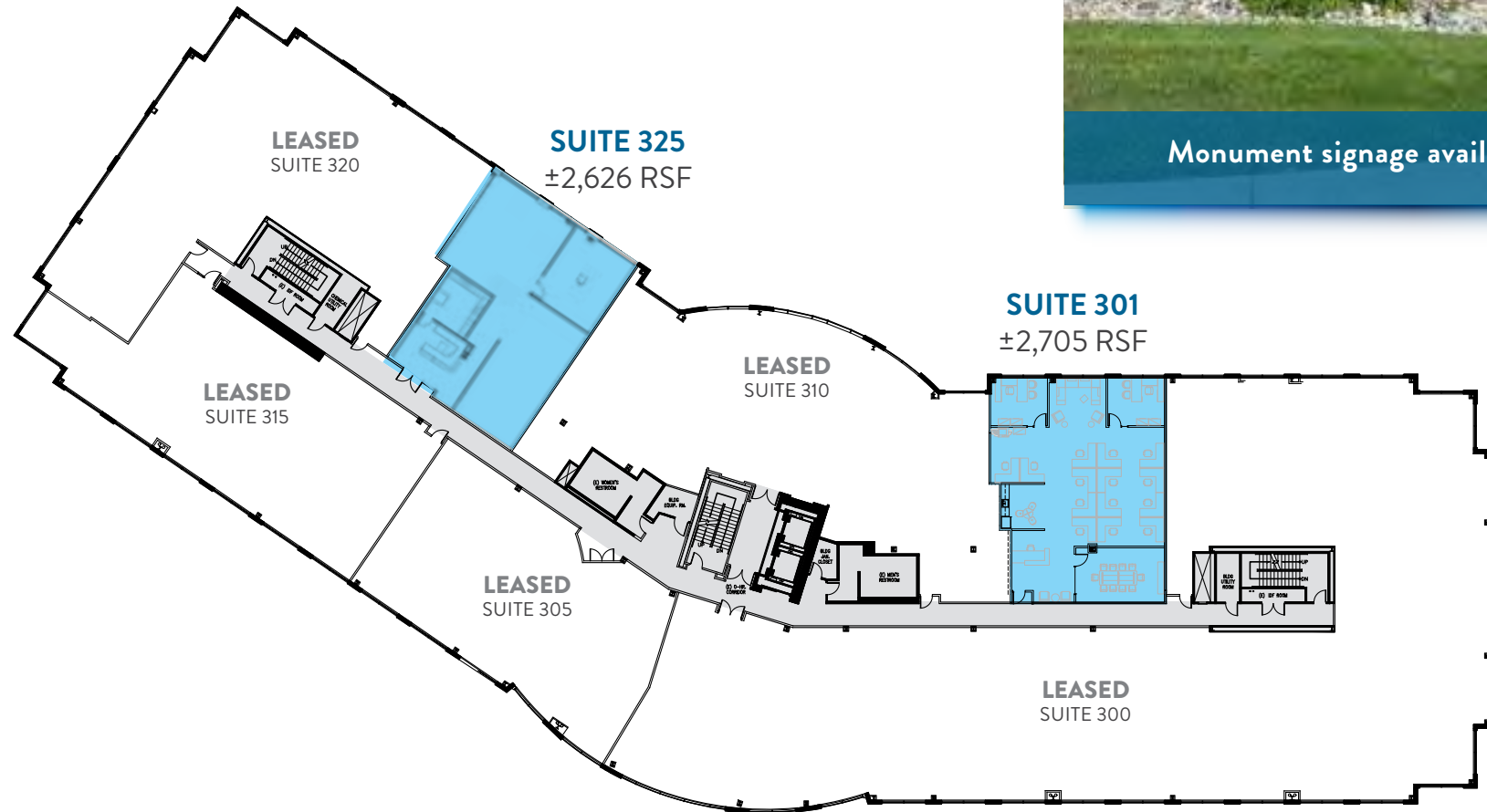
2ND FLOOR | **180** PROMENADE



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FLOORPLAN

3RD FLOOR | **180** PROMENADE



Monument signage available

LOCATION DRIVETIMES



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