

2020

L STREET

SACRAMENTO | CALIFORNIA



AVAILABLE FOR LEASE

NEWMARK



Pappas Investments

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PROPERTY HIGHLIGHTS

SUITE 130: ±4,403 RSF

SUITE 260: ±1,285 RSF

SUITE 350: ±16,117 RSF (Divisible to 6,732 SF)

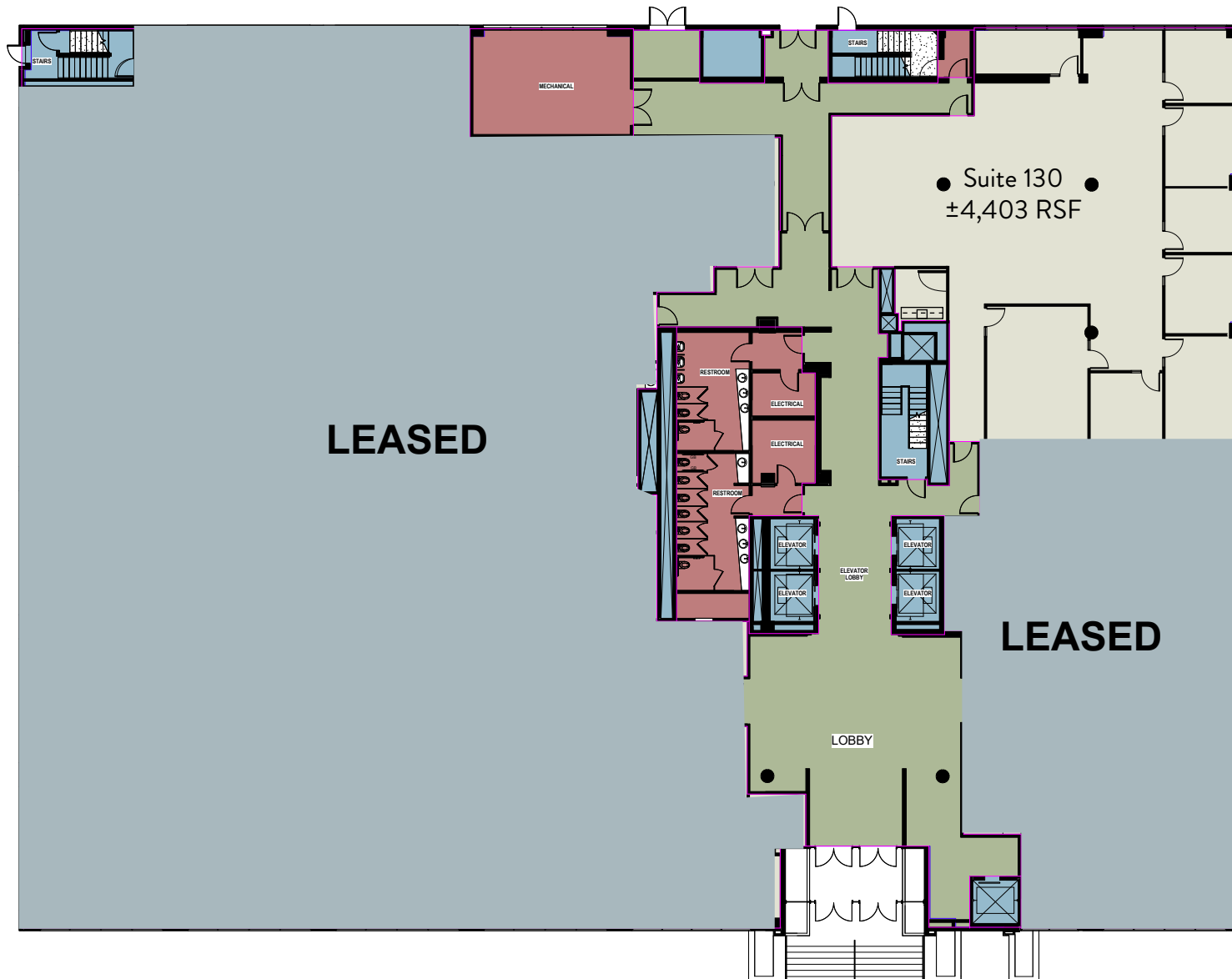
FOURTH FLOOR: ±29,762 (Furniture Available)

- Within walking distance to the State Capital, Central Business District, and numerous restaurants and entertainment venues
- New lobbies, restrooms, elevators, exterior facad, and marquee
- On-site conference center
- Brand new five story, 400 stall secure parking garage
- AT&T, Surewest and Comcast currently have fiber in the building
- On-site fitness center, showers and lockers
- Local owner and on-site management 24/7 for easy communication and quick response to tenant's needs
- Full time on-site security
- Easy access to freeway, bus lines and light rail
- Redundant Fiber Optic Service
- "Turnkey" Tenant Improvements available
- Move-in ready suite



FLOOR PLAN

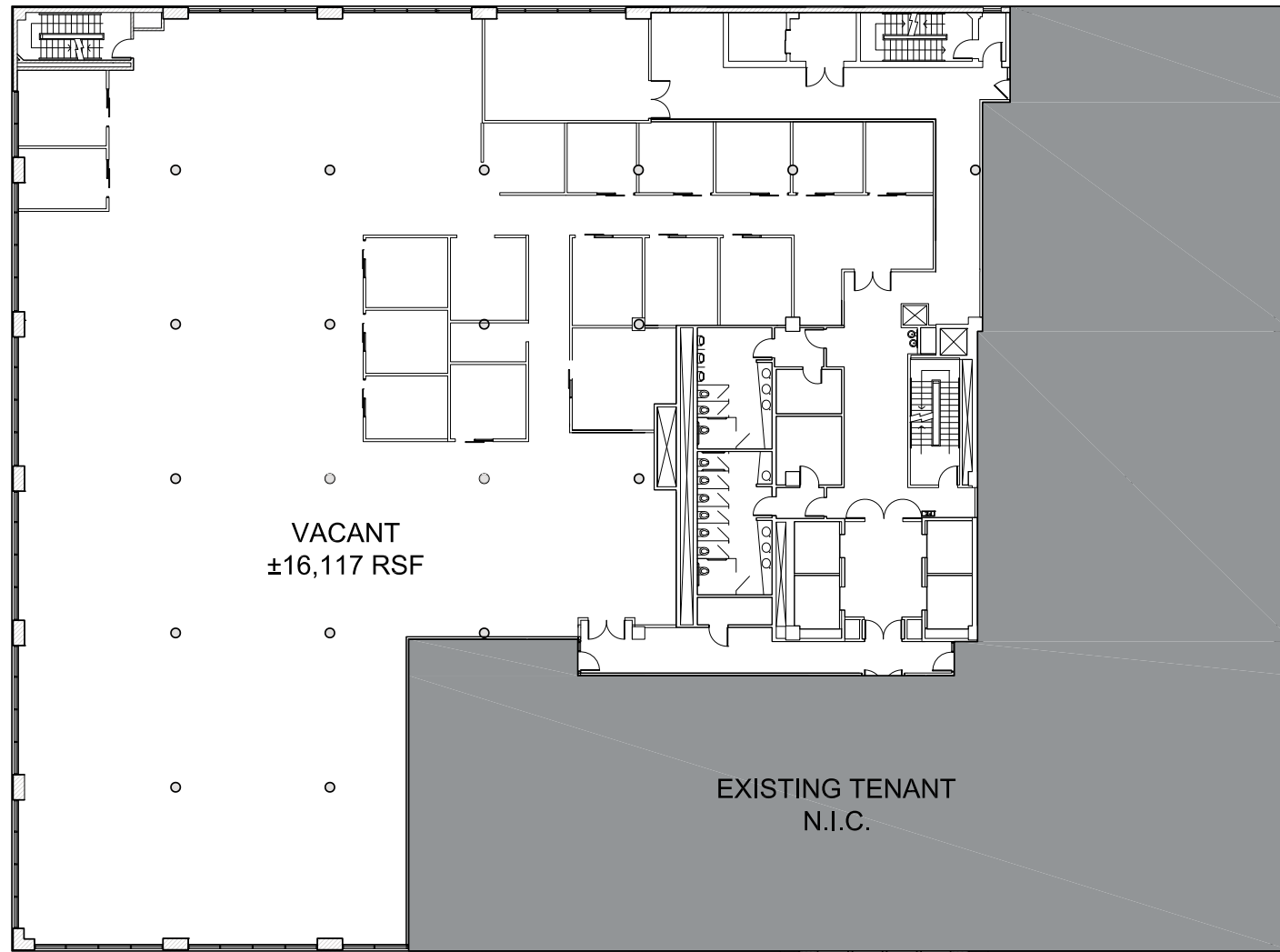
FIRST FLOOR - SUITE 130: ±4,403 RSF



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FLOOR PLAN

THIRD FLOOR - SUITE 350: ±16,117 RSF



3RD FLOOR PLAN

2020 L STREET SACRAMENTO, CA

COMSTOCK JOHNSON ARCHITECTS, INC. 10520 ARMSTRONG AVE, MATHER, CA 95655
916.362.6393 (PHONE) WWW.CJA-ARCHITECTS.COM

TTS 24261 01-26-25



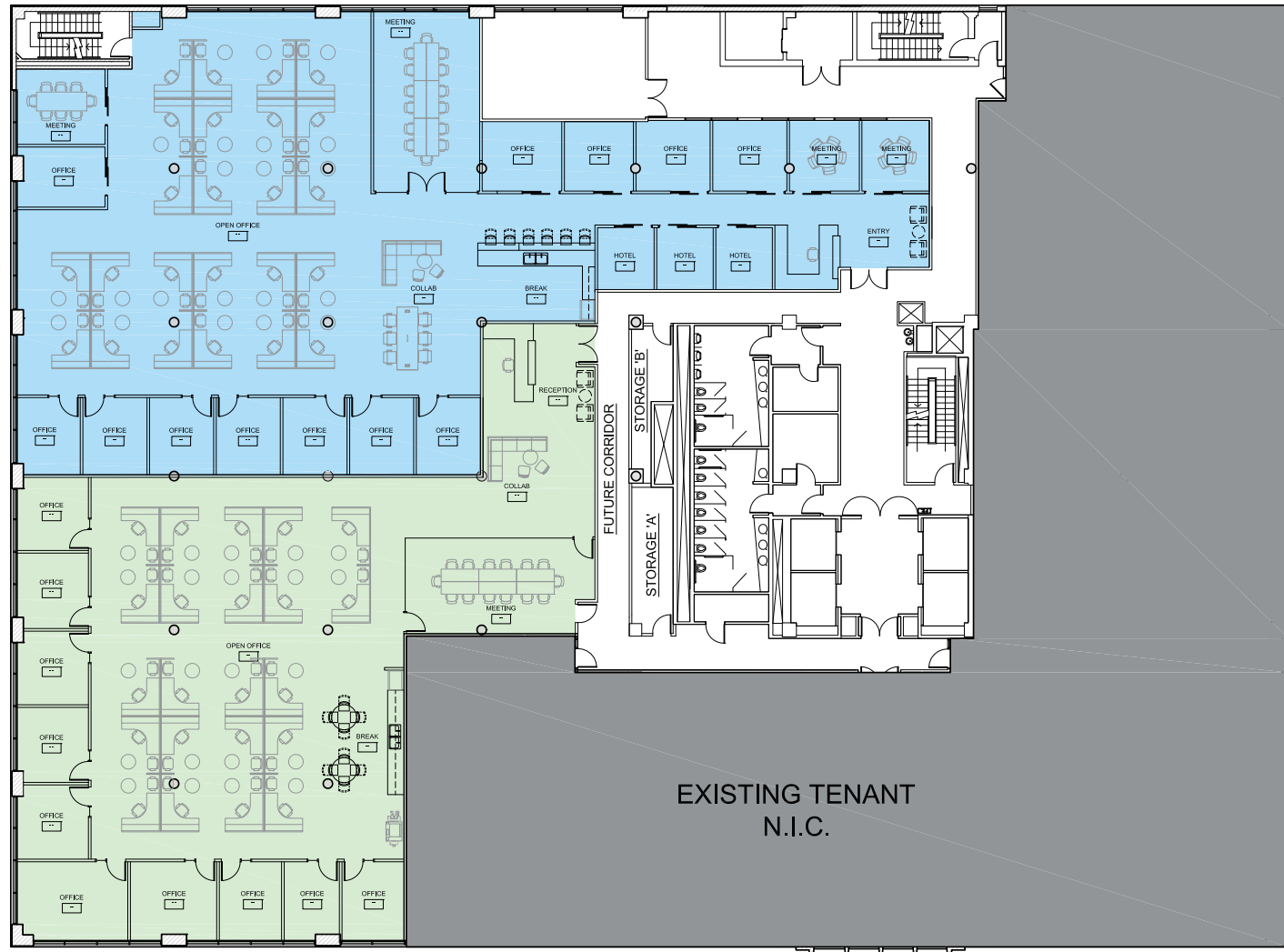
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FLOOR PLAN

THIRD FLOOR - POTENTIAL DEMISING PLAN

PROPOSED SUITE 'A'
±8,459 RSF

PROPOSED SUITE 'B'
±6,732 RSF



Preliminary Design for:
3RD FLOOR DEMISING

2020 L STREET SACRAMENTO, CA

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916.362.6303 (PHONE) WWW.CJA-ARCHITECTS.COM

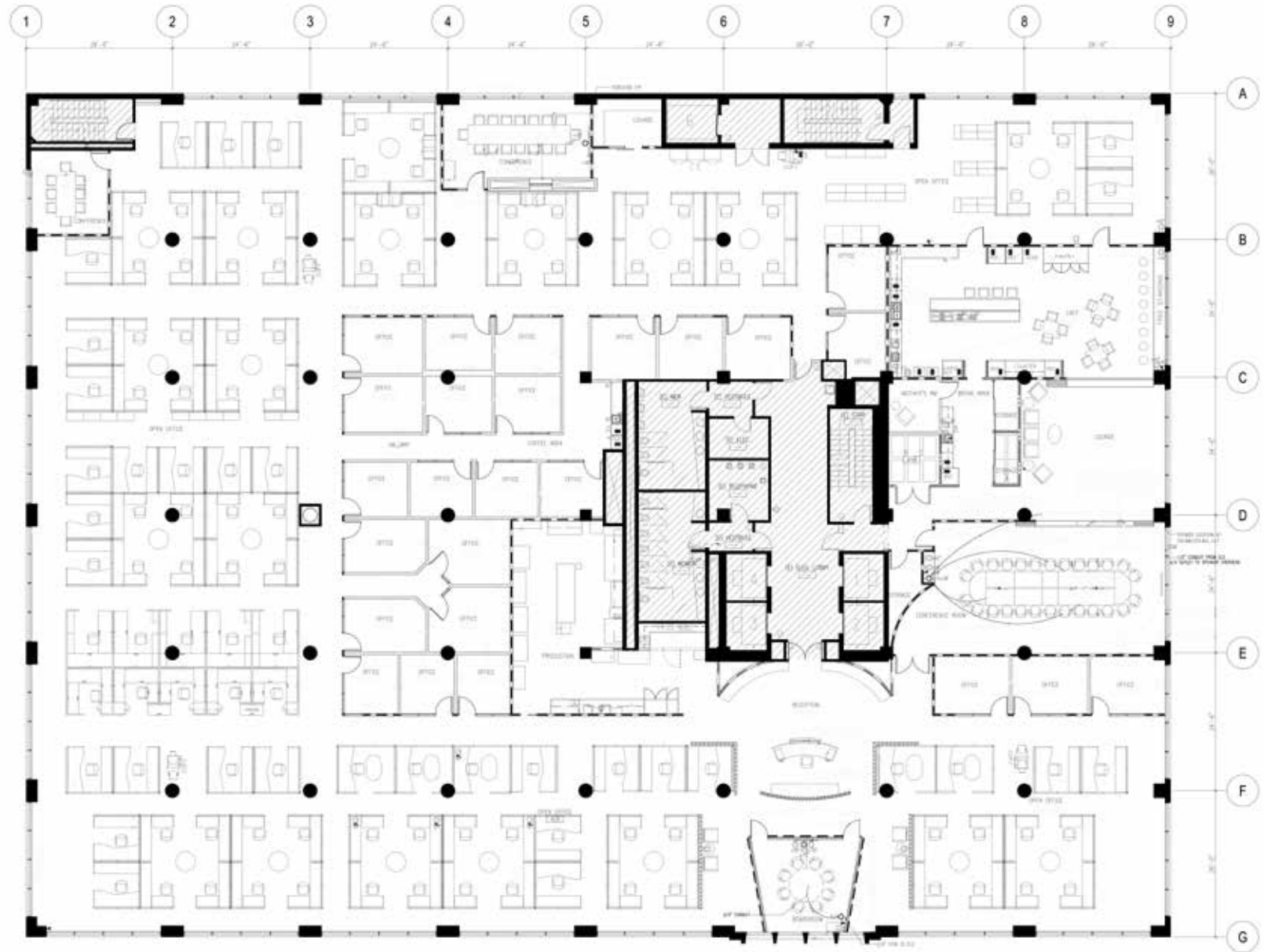


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FLOOR PLAN

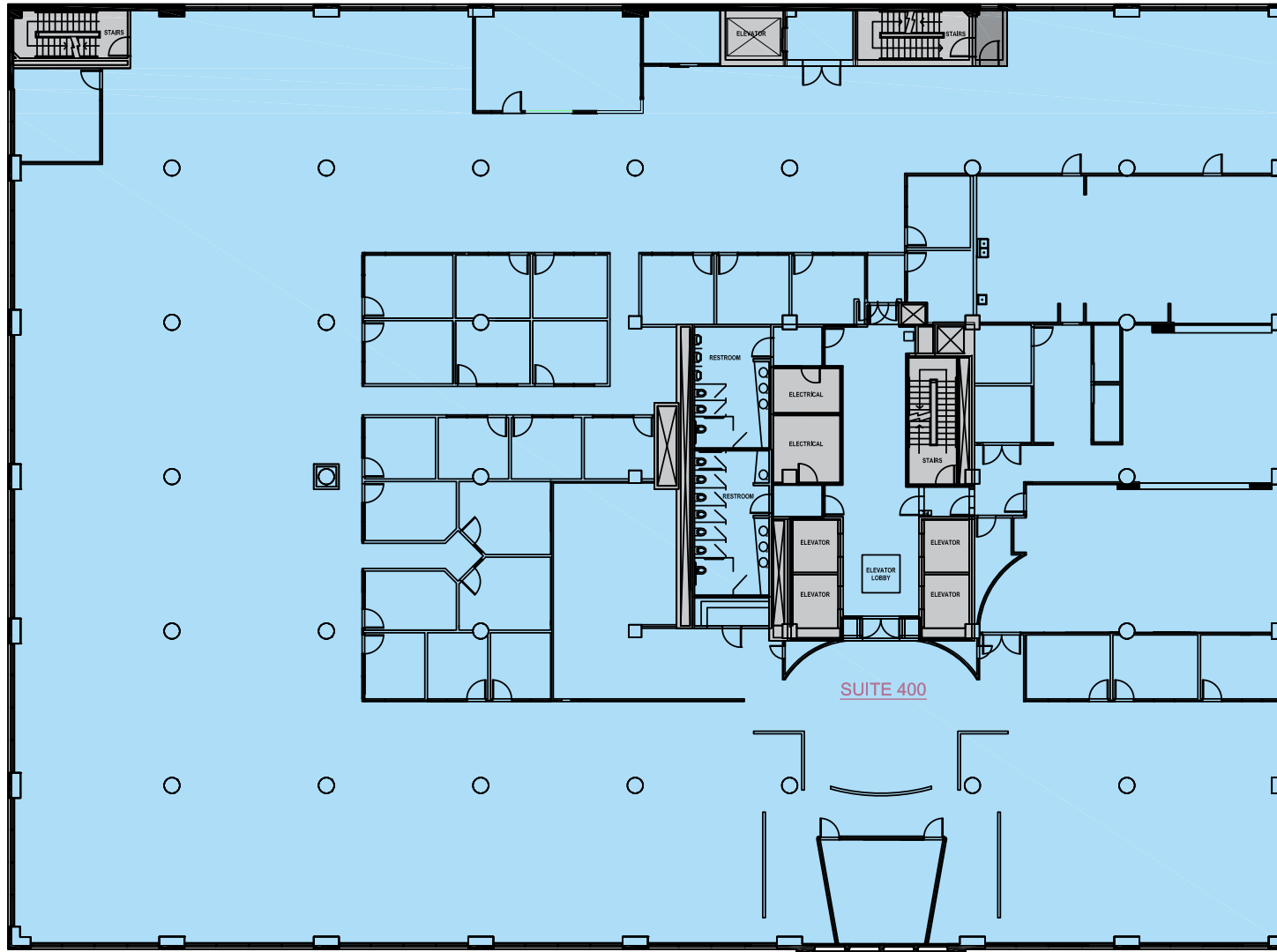
FOURTH FLOOR - FURNITURE AVAILABLE - ±29,762 RSF



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FLOOR PLAN

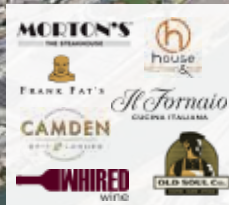
FOURTH FLOOR - STACKING PLAN - ±29,762 RSF



2020 L STREET 4TH FLOOR
SACRAMENTO, CA

2020 L STREET PHOTO GALLERY





AMENITIES

2020

SACRAMENTO | CALIFORNIA

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