



OFFICE / FLEX FOR LEASE

FOR LEASE

Existing Charter School Space

3750 Rosin Court, Sacramento, CA 95834

NEWMARK

Property Highlights

- Excellent Freeway Access from Interstate 80 and Northgate Boulevard
- Minutes from the Sacramento International Airport, Downtown Sacramento, Restaurants and Hotels

LOCATED ON NORTHGATE BLVD. IN FRONT OF THE BUILDING

PROPERTY SPECIFICATIONS

**CHARTER SCHOOL SPACE
AVAILABLE 9/1/2027**

±40,907 SF

±4,790 SF
(Adjacent Space) AVAILABLE NOW

ZONING

**M-1S – Light
Industrial**

TRANSPORTATION

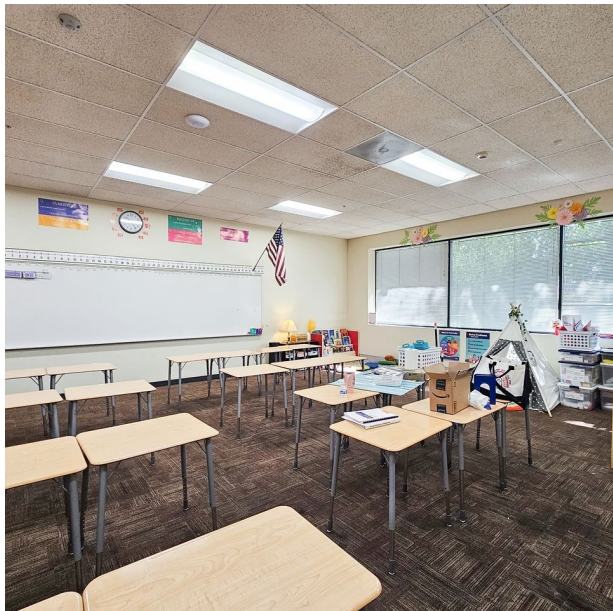
**Public Transit
Access**

YEAR BUILT

1985



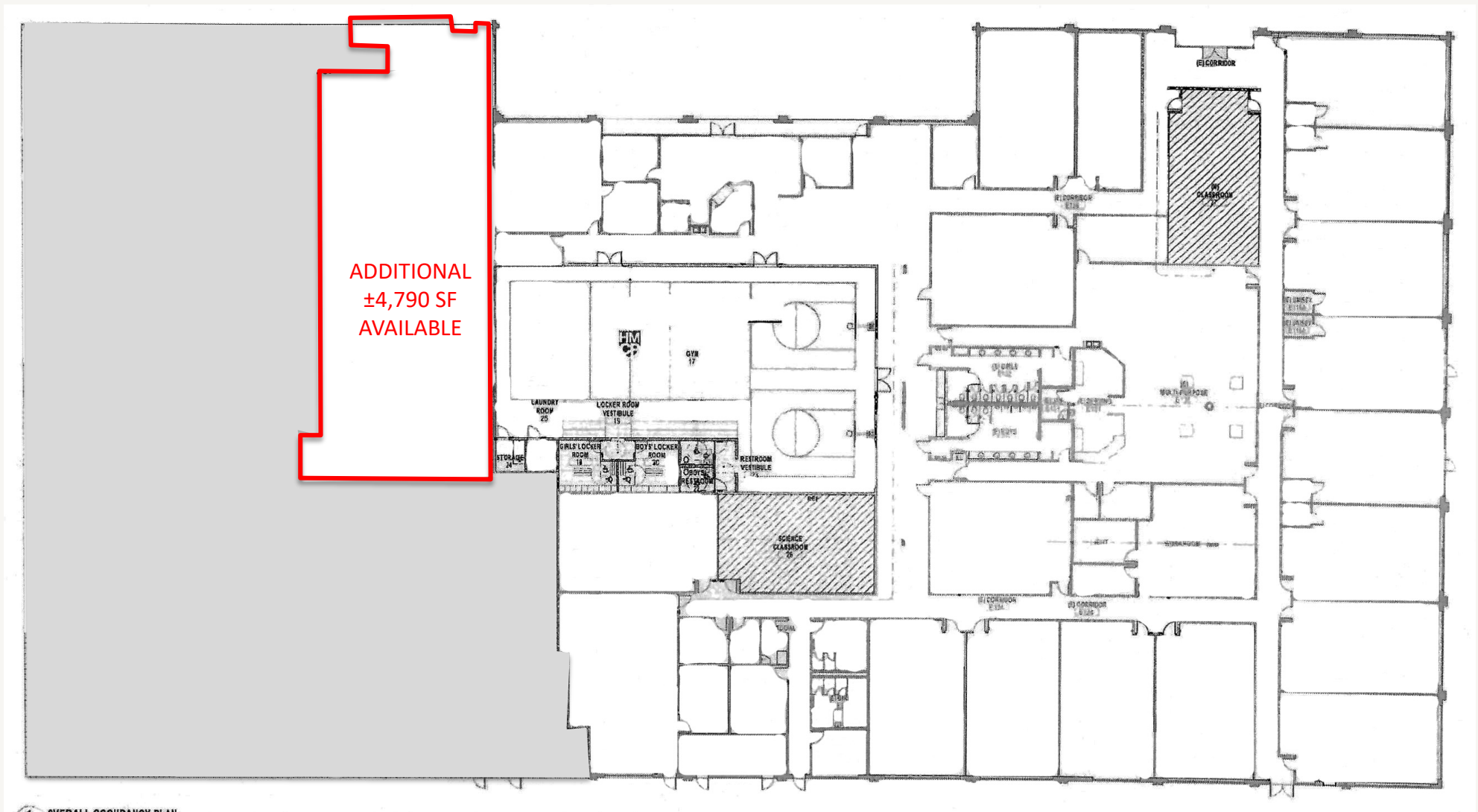
Interior Spaces



Interior Spaces & Playground



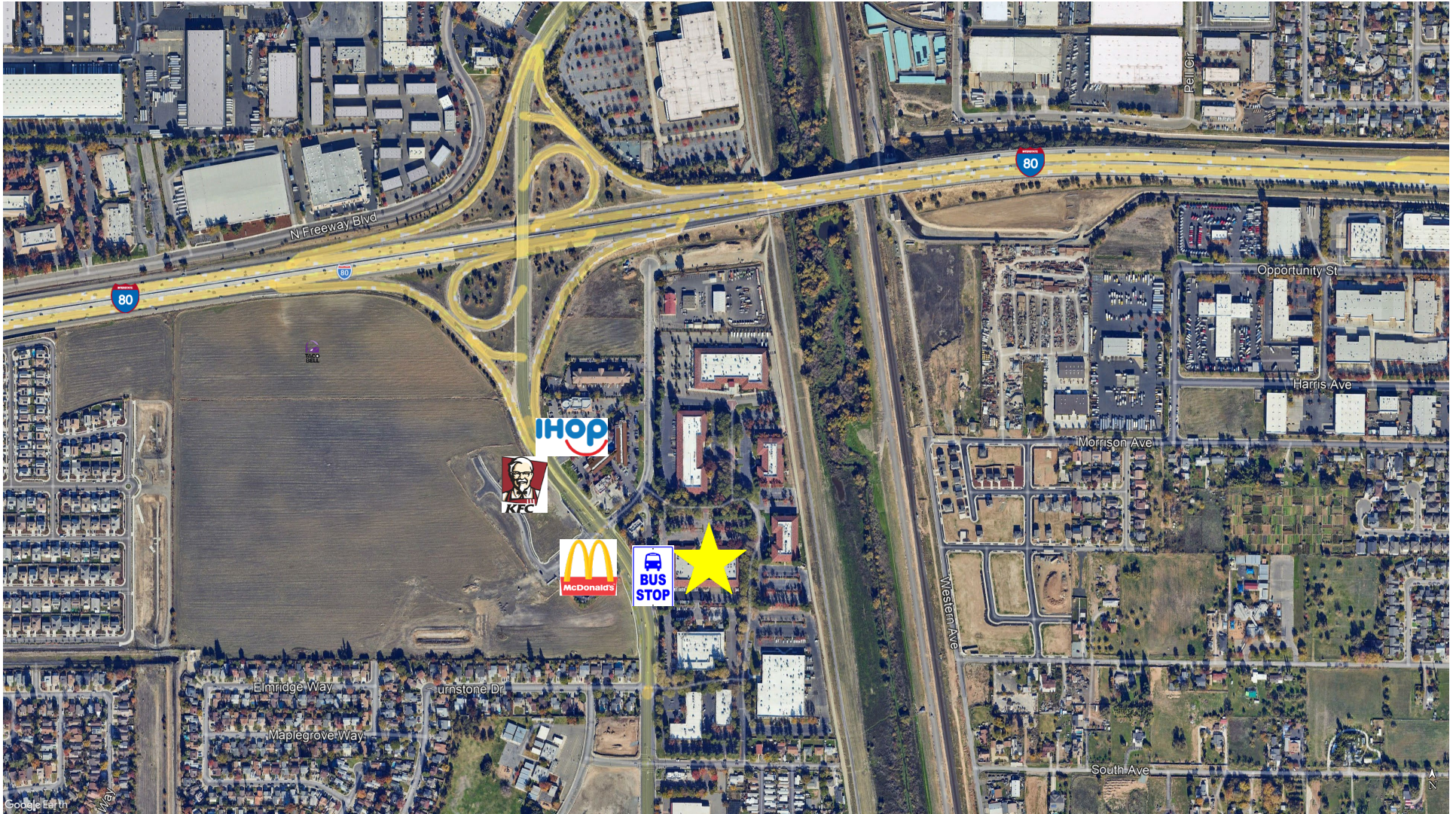
Floor Plan



OVERALL OCCUPANCY PLAN

Area shown is approximate; not to scale.

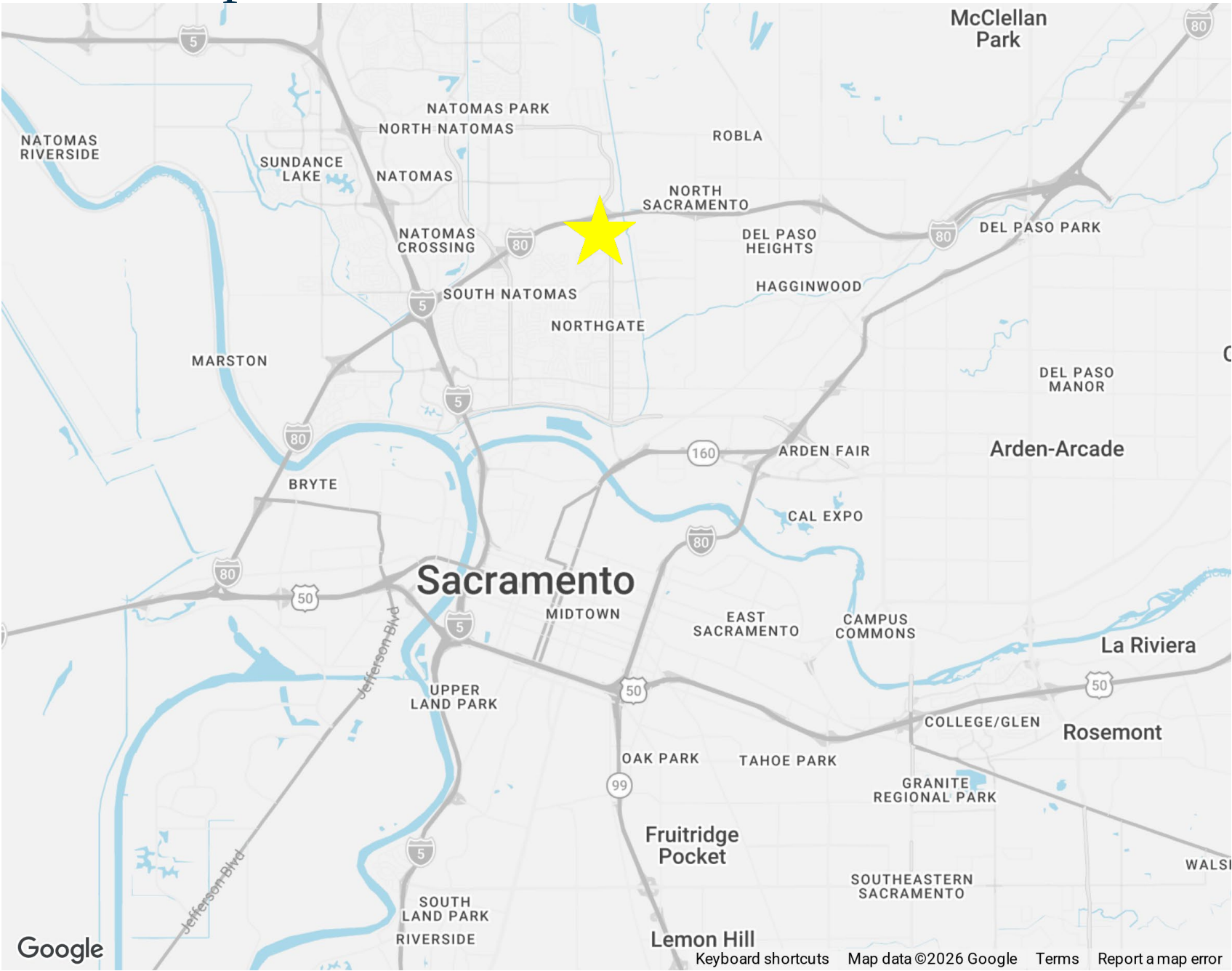
Aerial View



NEARBY AMENITIES

Walking distance to IHOP, KFC, McDonald's, and Taco Bell, with a public bus stop directly in front of the property. Star marker (★) indicates the property location on both maps above.

Location Map



Contact

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