

Prime Downtown Office Space for Lease

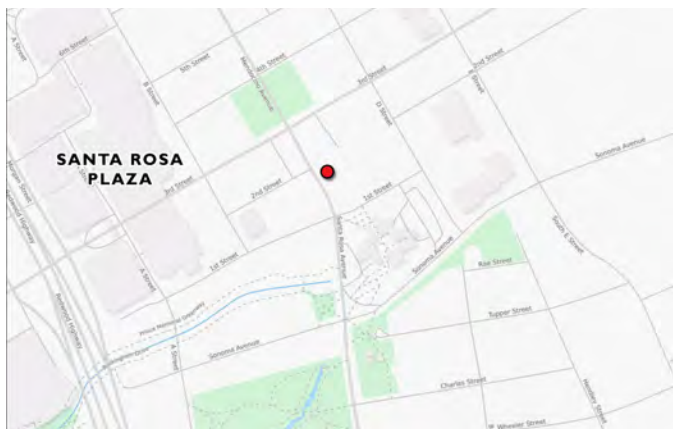
50 Santa Rosa Avenue, Santa Rosa, CA



FEATURES

- Suite 350 - 1,277± sf (Divisible to 500± sf)
- 3 Private offices, reception, & open work area
- Located in Santa Rosa's Central Business District
- Mix of professional office buildings and financial institutions.
- Walking distance to restaurants, retail stores and parking garages.

Conveniently located next to public transportation hub and Highway 101



LEASE RATE

\$1.75 psf Full Service



KEEGAN & COPPIN COMPANY, INC.

ONCOR INTERNATIONAL

Commercial Real Estate Services

Dave Peterson, Partner
Danny Jones, Partner

1355 N Dutton Ave., Santa Rosa, CA 95401

(707) 528-1400 • Fax: (707) 524-1419 • Lic #s: 01280039, 01255048

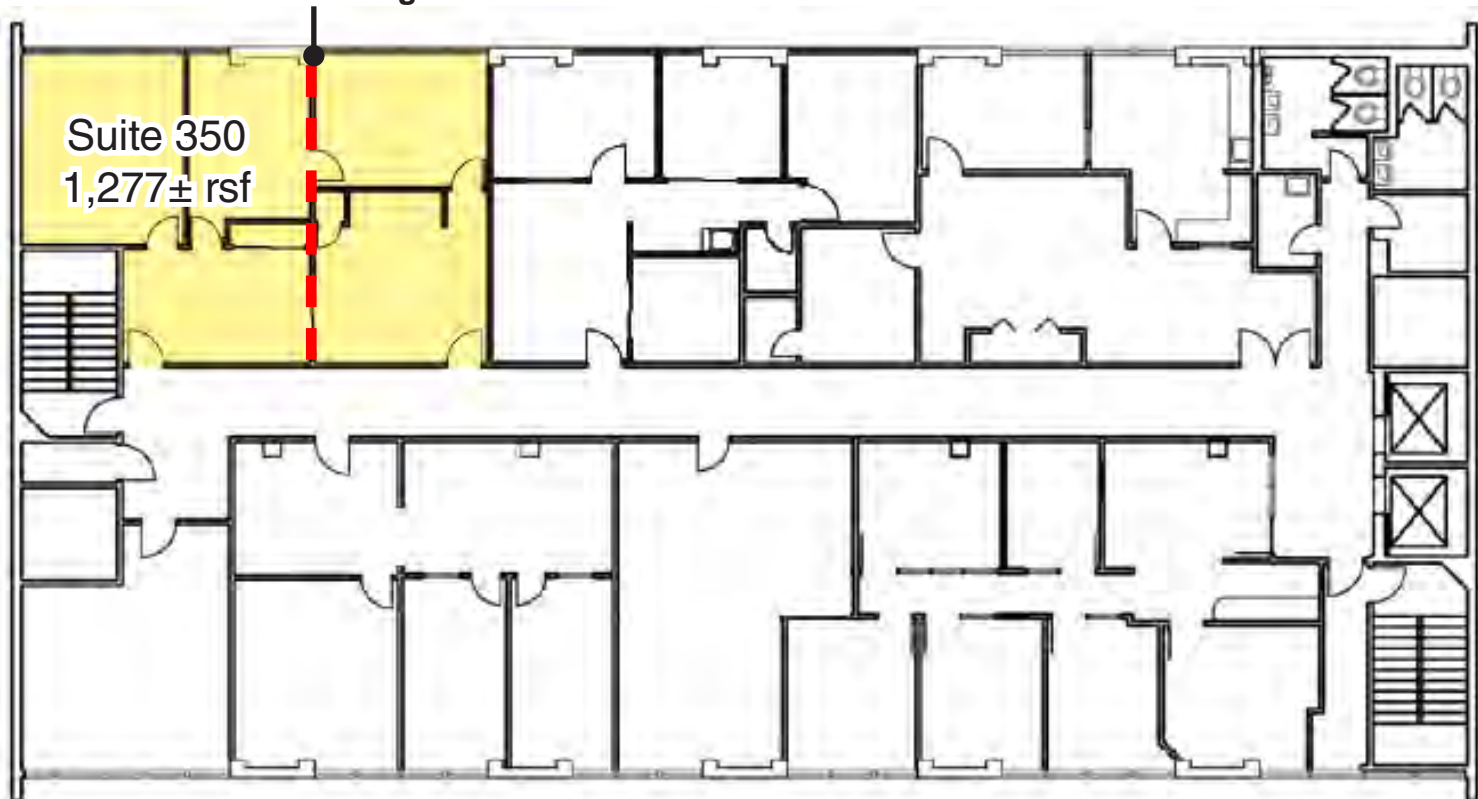
DPeterson@keegancoppin.com • DJones@keegancoppin.com

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

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Potential Demising Point



Third Floor



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SPACE

Office

RENTABLE SPACE

1,277± s.f (Divisible to 500± sf)

CITY

Santa Rosa, California
County of Sonoma

RENT

\$1.75 psf Full Service

ADDRESS

50 Santa Rosa Avenue
Santa Rosa, CA 95404

PARKING

Downtown parking district

AVAILABLE OFFICES

(See more information below)

TOTAL BUILDING S.F.

38,440 ± s.f

DESCRIPTION OF PREMISES - FEATURES

Downtown district office building, with recently remodeled main lobby and corridors. Window lines offer natural lighting and views of downtown.

AVAILABLE SPACE

Floor	Suite	R.S.F. (Approx.)	Rent/Sq. Ft.
Third	350	1,277±	\$1.75 Full Service

DESCRIPTION OF LOCATION - AREA

50 Santa Rosa Avenue is located in the heart of Downtown Santa Rosa and is centrally located near the City's best restaurants and largest banks. Walking distance from Hyatt Vineyard Creek Hotel, Spa, and Convention Center, Sonoma County Bar Association, U.S. Bankruptcy Court, State Government Building, Retail Shopping, and Theatres. Conveniently located near major public transportation and Highway 101, offering easy access for both employees and clients.



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