



2450

DEL PASO ROAD

AVAILABLE  
SUBLEASE  
SUITE 250  
±3,412 RSF



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CUSHMAN &  
WAKEFIELD

# SITE INFORMATION

2450 DEL PASO, SUITE 250

## POTENTIAL PLUG & PLAY OPPORTUNITY WITH OVER \$150 PRSF IN TENANT IMPROVEMENTS IN 2020

- Suite 250 |  $\pm 3,412$  RSF
- Master Lease Expires- 7/8/2026
- Asking Rate-\$2.25 Fully Serviced
- Great mix of private offices, open area, meeting and collaborative space.
- LEED Silver Building
- Immediate Freeway Access





# AMENITIES MAP

2450 DEL PASO  
SUITE 250

## • HEALTH & WELLNESS •

- 1) Fitness Evolution
- 2) Anytime Fitness
- 3) CA Family Fitness
- 4) Curves
- 5) Bikram Yoga Natomas
- 6) Orangetheory Fitness

## • PARKS •

- 1) North Natomas Regional Park
- 2) Kokomo Park
- 3) Quail Park
- 4) Linden Park
- 5) Sundance Park
- 6) Witter Ranch Park
- 7) Tanzanite Park

## • FOOD •

- 1) Peet's Coffee & tea
- 2) Jack's Urban Eats
- 3) Jamba Juice
- 4) Freebirds World Burrito
- 5) Corner Bakery Cafe
- 6) Curry Corner
- 7) Bella Bru Cafe
- 8) Tuk Tuk Thai Cuisine
- 9) Panera Bread
- 10) Pete's Restaurant and Brewhouse
- 11) Tapioca Express
- 12) Beach Hut Deli
- 13) Buffalo Wild Wings

## • HOTELS •

- 1) Homewood Suites by Hilton
- 2) Hampton Inn & Suites
- 3) Holiday Inn Express & Suites
- 4) Extended Stay America

## • BANKS •

- 1) Wells Fargo
- 2) Tri Counties Bank
- 3) Bank of America
- 4) Safe Credit Union
- 5) Chase

## • GAS STATIONS •

- 1) Shell
- 2) Chevron
- 3) Safeway

## • SCHOOLS •

- 1) Inderkum High School
- 2) American River College Natomas Center
- 3) Natomas School of Music



## • OTHER •

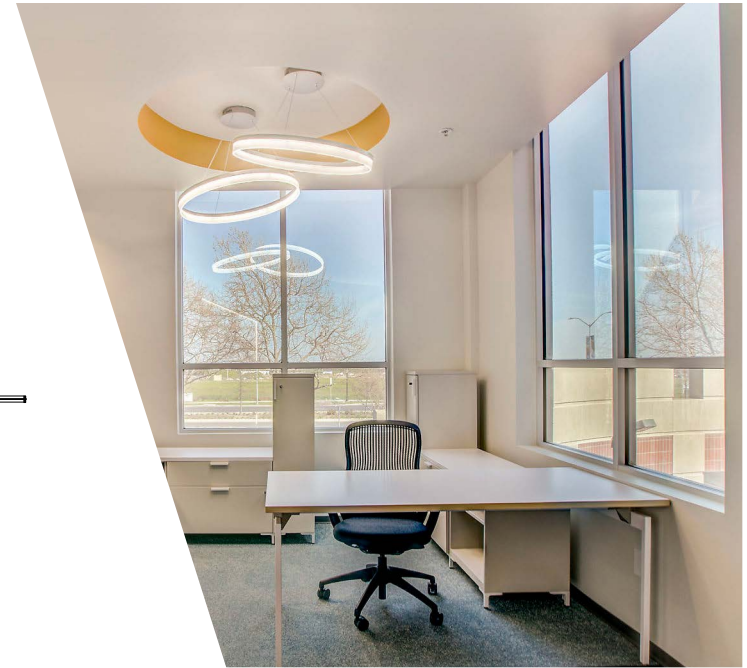
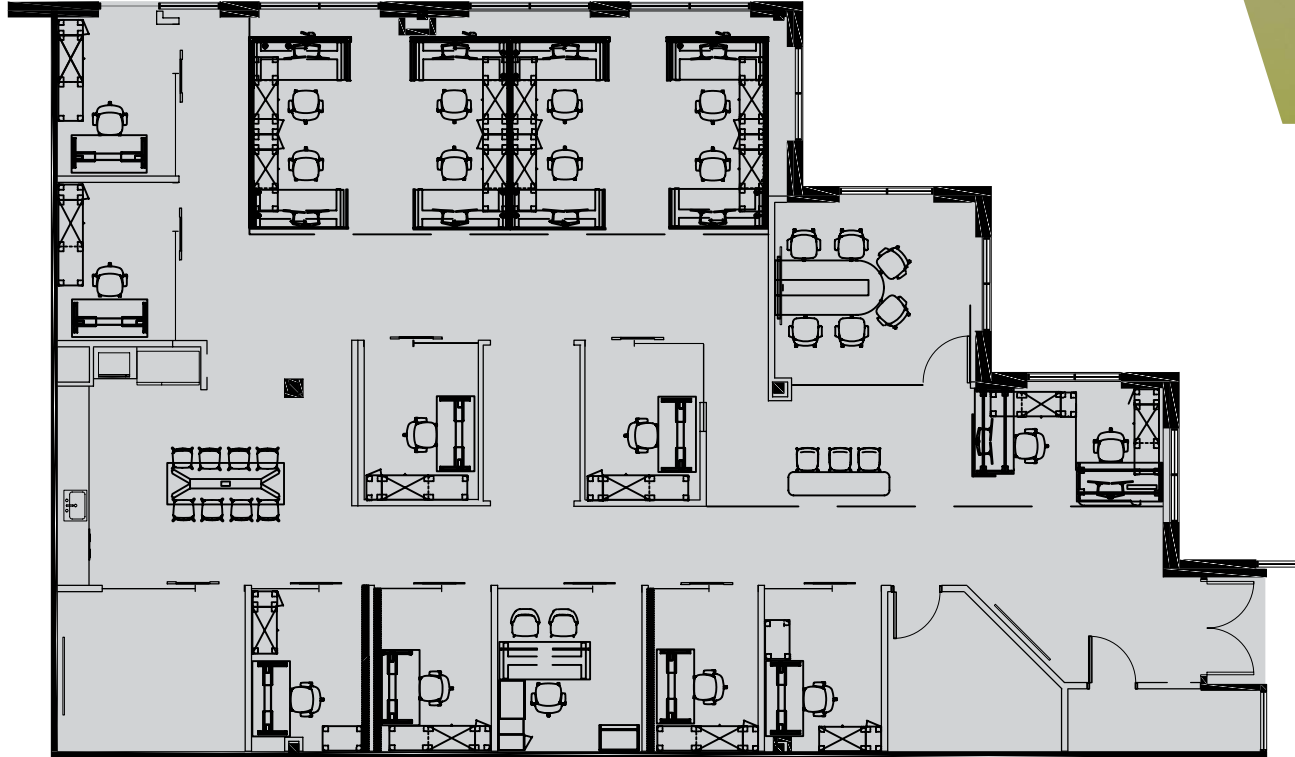
- 1) Raleys
- 2) Safeway
- 3) Natomas Veterinary Hospital
- 4) Cost Plus World Market
- 5) BevMo
- 6) Best Buy
- 7) Target
- 8) FedEx

## POINTS OF INTEREST

DOWNTOWN SACRAMENTO • GOLDEN 1 CENTER • RAILYARDS • RALEY FIELD • SLEEP  
TRAIN ARENA • SAC INTERNATIONAL AIRPORT • SPINE BIKE TRAIL •  
DISCOVERY PARK • OLD TOWN SACRAMENTO



# SUITE 250 ±3,412 RSF



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