

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:



GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA



Property Highlights

- ±11,798 SF available
- Project Size: ±84,537 SF
- Building Signage Available
- Zoned MP
- Office / Warehouse spaces
- 4/1000 SF parking ratio
- Easy access to I-80 & I-5, Sacramento International Airport and Central Business District

For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

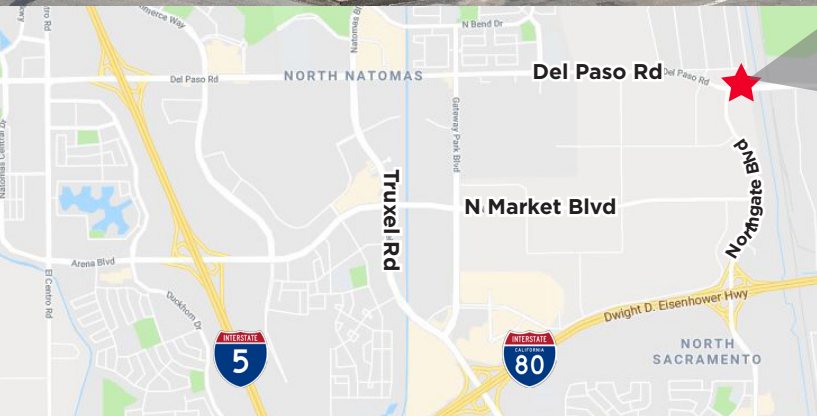
NORTHGATE BUSINESS CENTER II

Owned by:



GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA



For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:



GPR VENTURES

4700-4740 NORTHGATE BLVD.
S A C R A M E N T O , C A L I F O R N I A

4700

TOTAL AVAILABLE:
±0 SF

NORTHGATE BLVD, SACRAMENTO, CA

FULLY LEASED

4720

TOTAL AVAILABLE:
±0 SF

NORTHGATE BLVD, SACRAMENTO, CA

FULLY LEASED

4740

TOTAL AVAILABLE:
±11,798 SF

NORTHGATE BLVD, SACRAMENTO, CA

Suite 115	±2,130 SF - 3 Private Offices, Lobby, Restroom, Warehouse with 1 GL Door
Suite 140	±2,130 SF - 2 Private Offices, Lobby, Restroom, Warehouse with 1 GL Door
Suite 150	±5,396 SF - 8 Private Offices, Restroom, Kitchen, Warehouse with 2 GL Doors
Suite 160	±2,142 SF - 3 Private Offices, Lobby, Restroom, Warehouse with 1 GL Door

For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:

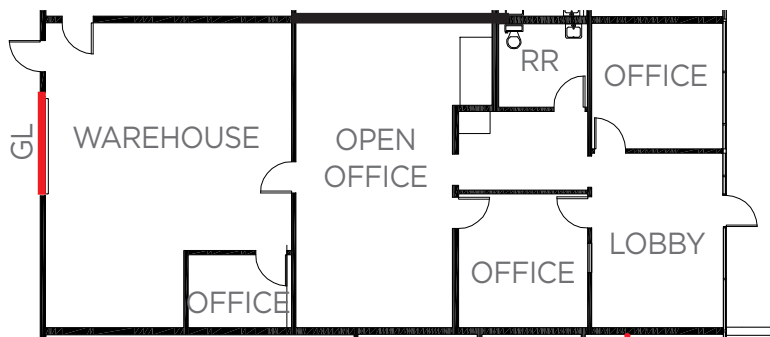


GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA

4740

FLOOR PLAN (NOT TO SCALE)



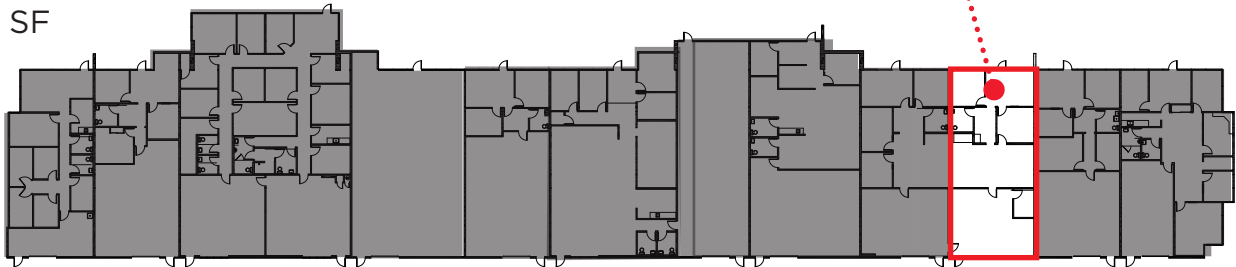
4740 Northgate Blvd

Sacramento, CA

Suite 115

TOTAL AVAILABLE:

±2,130 SF



For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:

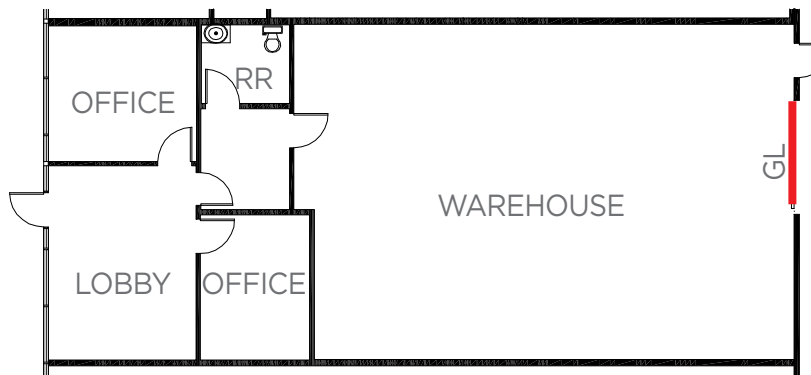


GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA

4740

FLOOR PLAN (NOT TO SCALE)



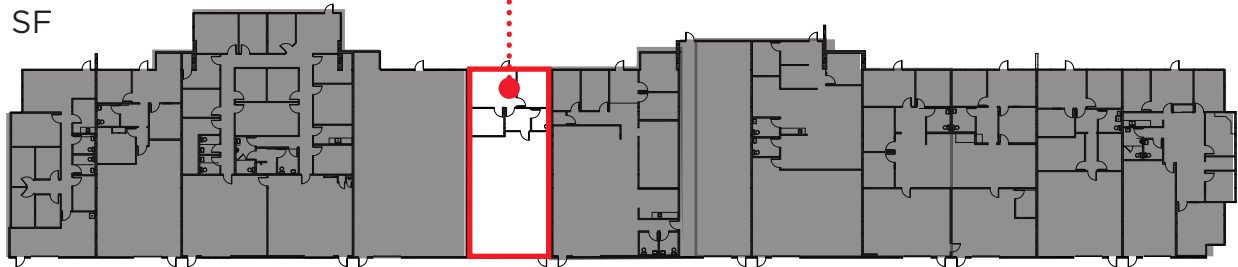
4740 Northgate Blvd

Sacramento, CA

Suite 140

TOTAL AVAILABLE:

±2,130 SF



For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:

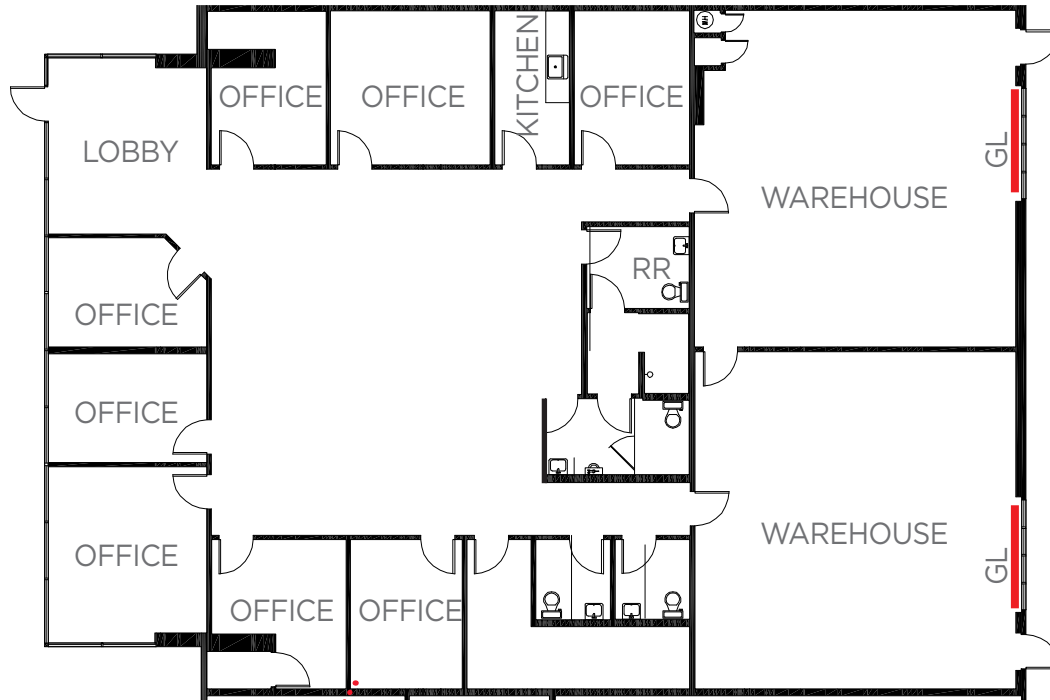


GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA

4740

FLOOR PLAN (NOT TO SCALE)



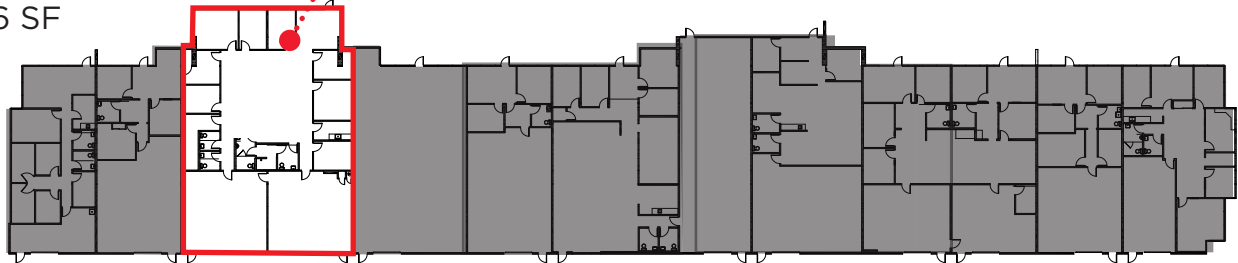
4740 Northgate Blvd

Sacramento, CA

Suite 150

TOTAL AVAILABLE:

±5,396 SF



For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

FOR LEASE

NORTHGATE BUSINESS CENTER II

Owned by:

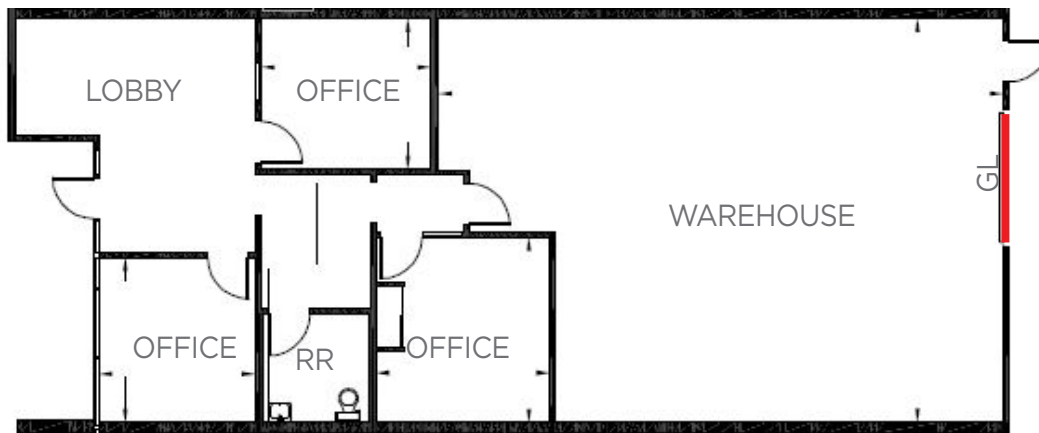


GPR VENTURES

4700-4740 NORTHGATE BLVD.
SACRAMENTO, CALIFORNIA

4740

FLOOR PLAN (NOT TO SCALE)



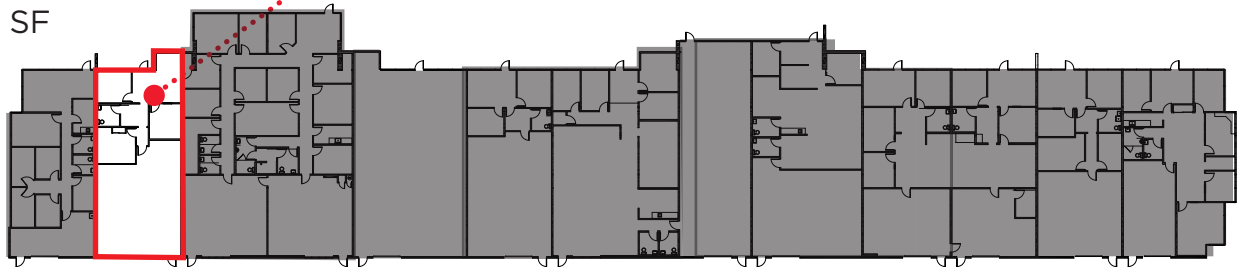
4740 Northgate Blvd

Sacramento, CA

Suite 160

TOTAL AVAILABLE:

±2,142 SF



For more information, please contact:

CONNOR BELL
Senior Associate
+1 916 890 3615
connor.bell@cushwake.com
CA-Lic. #02155224

LENNY GOLD
Director
+1 916 288 4443
lenny.gold@cushwake.com
CA-Lic. #02055534

MATT COLOGNA, SIOR
Executive Director
+1 916 288 4805
matt.cologna@cushwake.com
CA-Lic. #01210309



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.