

# EXPO CENTRE



RENOVATIONS RECENTLY COMPLETED

1767, 1771, 1775, 1779, 1783, 1787, 1791 TRIBUTE ROAD | SACRAMENTO | CA | 95815

## FOR MORE INFORMATION:

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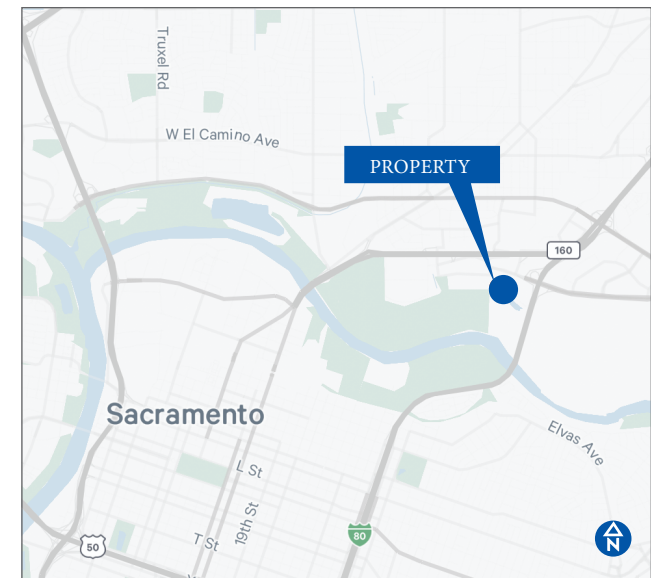
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**CBRE**



## PROPERTY FEATURES

- Professionally managed
- Superior curb appeal
- Abundant office glass line
- HVAC within office space
- Clear Height: ±14'–18'
- 3/1,000± parking ratio
- Fire sprinklers
- Grade level roll-up doors
- Zoning: C-2-R-PC-PUD
- Immediate access to Business 80 & Hwy 160
- Minutes from Downtown Sacramento
- Supported by numerous nearby restaurant/retail services



The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.

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## SITE PLAN



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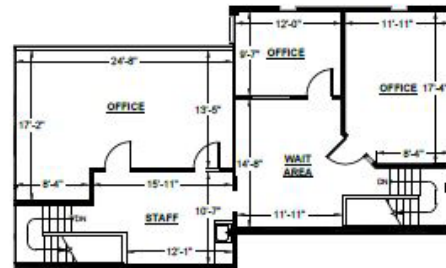
### AVAILABILITIES

AVAILABLE

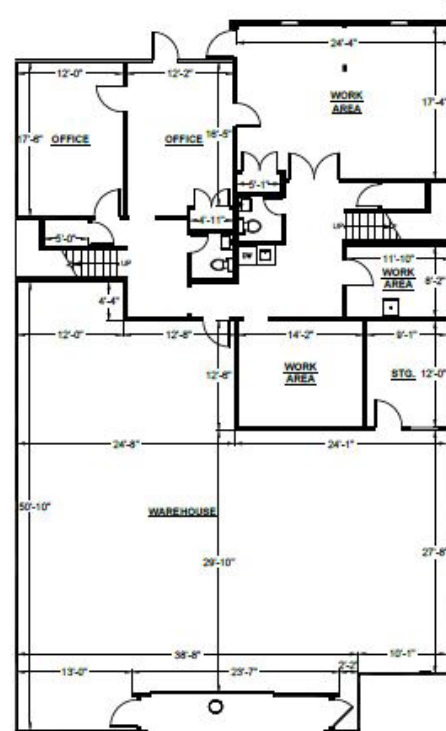
SUITE	TOTAL SF	OFFICE SF	COMMENTS	AVAILABLE
1775-AB	5,300 SF	3,140 SF	59% office	Now
1779-A-C	6,360 SF	3,075 SF	48% office	Now
1779-K	2,120 SF	1,020 SF	48% office	Now
1783-AB	5,153 SF	2,936 SF	57% office	Now
1787-G	1,969 SF	909 SF	46% office	Now
1787-HJKL	6,465 SF	2,243 SF	34% office	Now
1791-FG	5,250 SF	1,711 SF	32% office	Now

# EXPO CENTRE

SUITE 1775-AB



MEZZANINE



GROUND FLOOR

## SUITE DATA

Office Area	3,140 SF
Warehouse Area	2,160 SF
Total Suite Area	5,300 SF
Clear Height	18'-0"
Grade Level Doors	1

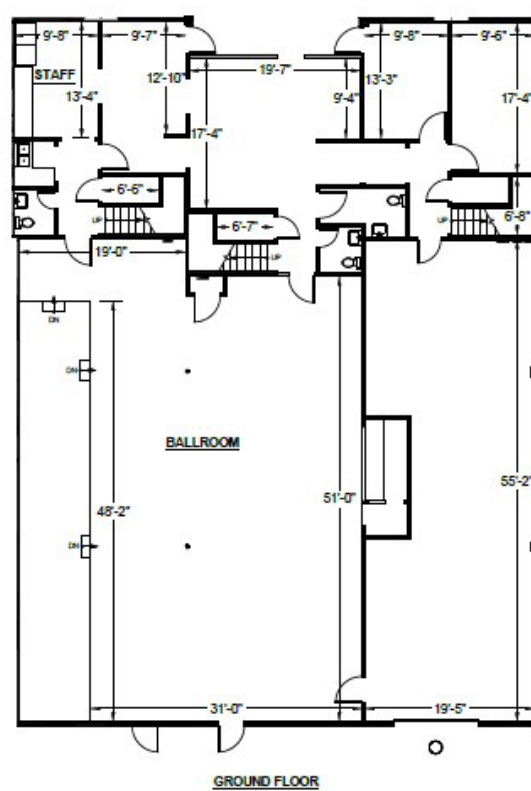
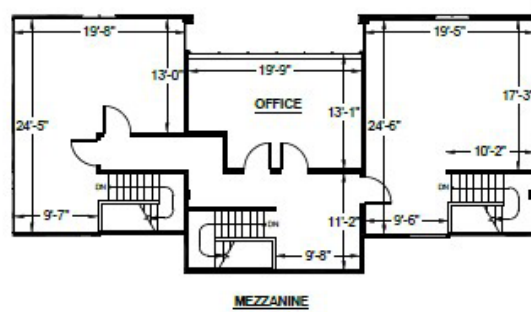
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ALL MEASUREMENTS ARE APPROXIMATE.

# EXPO CENTRE

SUITE 1779-A-C



## SUITE DATA

Office Area	3,075 SF
Warehouse Area	3,285 SF
Total Suite Area	6,360 SF
Clear Height	18'-0"
Grade Level Doors	1

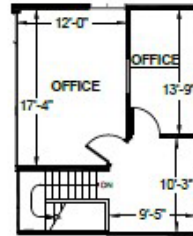
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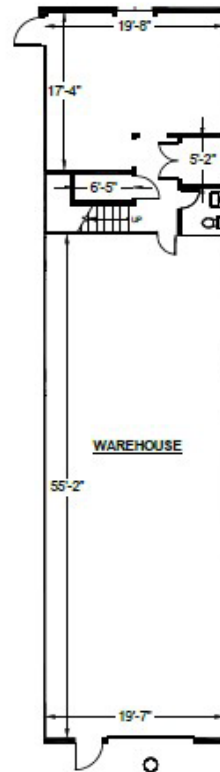
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# EXPO CENTRE

SUITE 1779-K



MEZZANINE



GROUND FLOOR

## SUITE DATA

Office Area	1,020 SF
Warehouse Area	1,100 SF
Total Suite Area	2,120 SF
Clear Height	18'-0"
Grade Level Doors	1

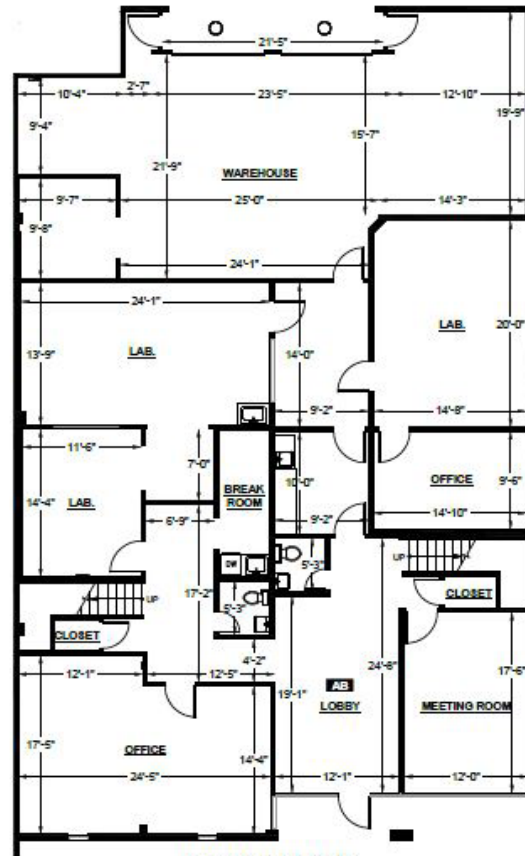
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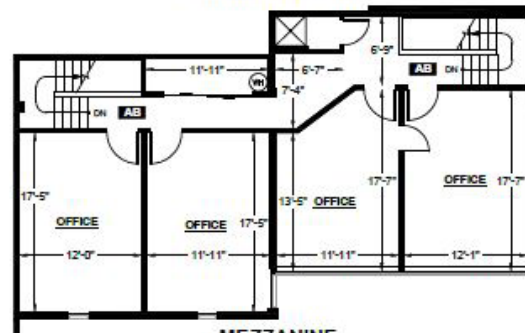
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# EXPO CENTRE

SUITE 1783-A/B



GROUND FLOOR



MEZZANINE

## SUITE DATA

Office Area	2,936 SF
Warehouse Area	2,217 SF
Total Suite Area	5,153 SF
Clear Height	18'-0"
Grade Level Doors	2

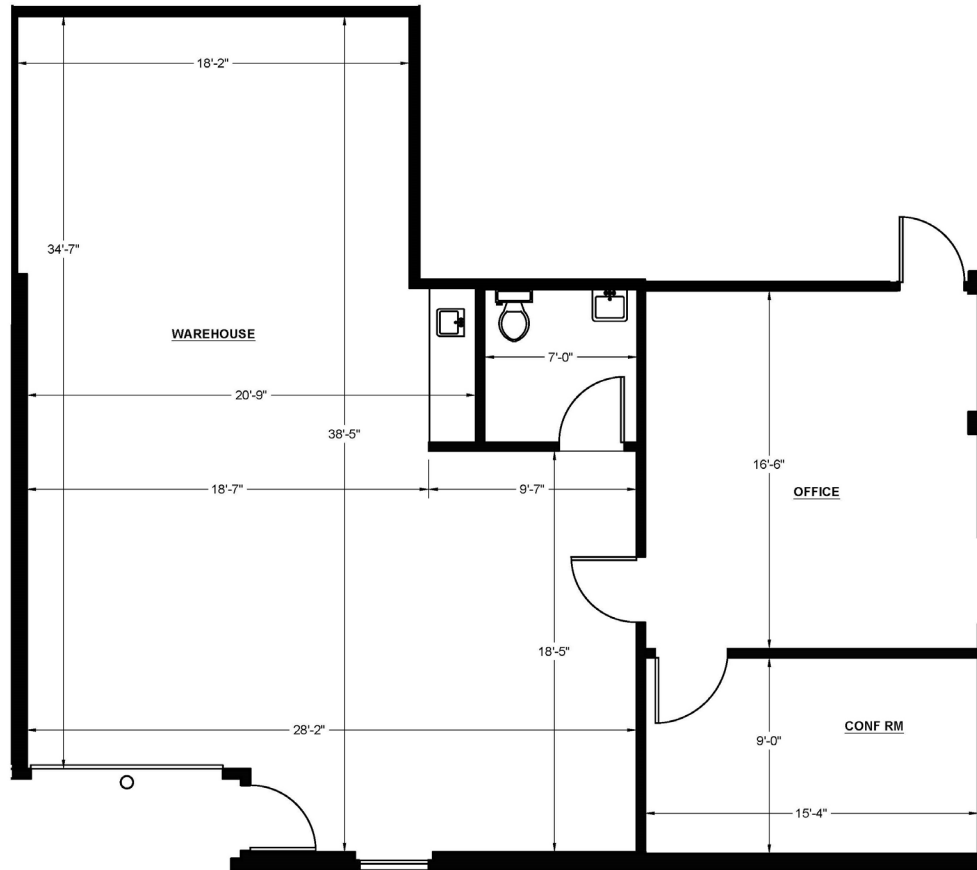
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# EXPO CENTRE

SUITE 1787-A



## SUITE DATA

Office Area	538 SF
Warehouse Area	930 SF
Total Suite Area	1,468 SF
Clear Height	18'-0"
Grade Level Doors	1

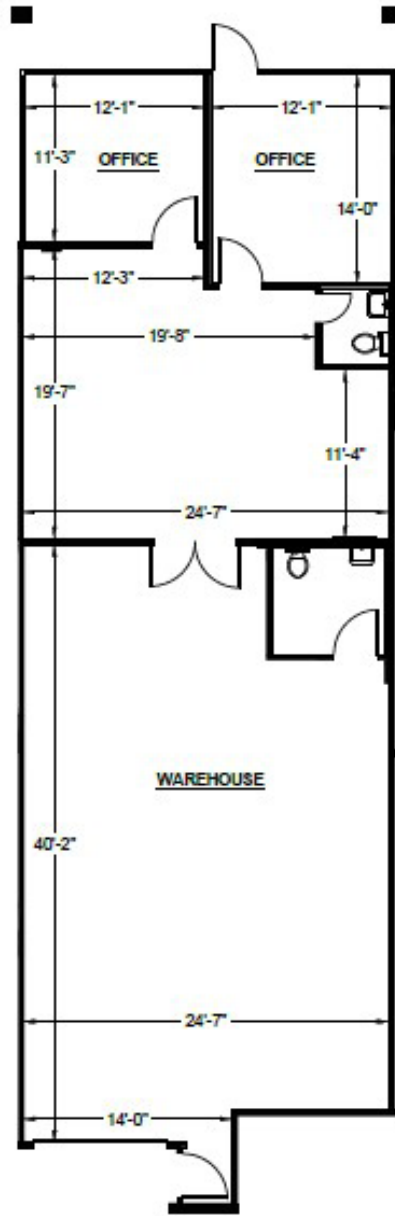
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# EXPO CENTRE

SUITE 1787-G



## SUITE DATA

Office Area	909 SF
Warehouse Area	1,060 SF
Total Suite Area	1,969 SF
Clear Height	14'-0"

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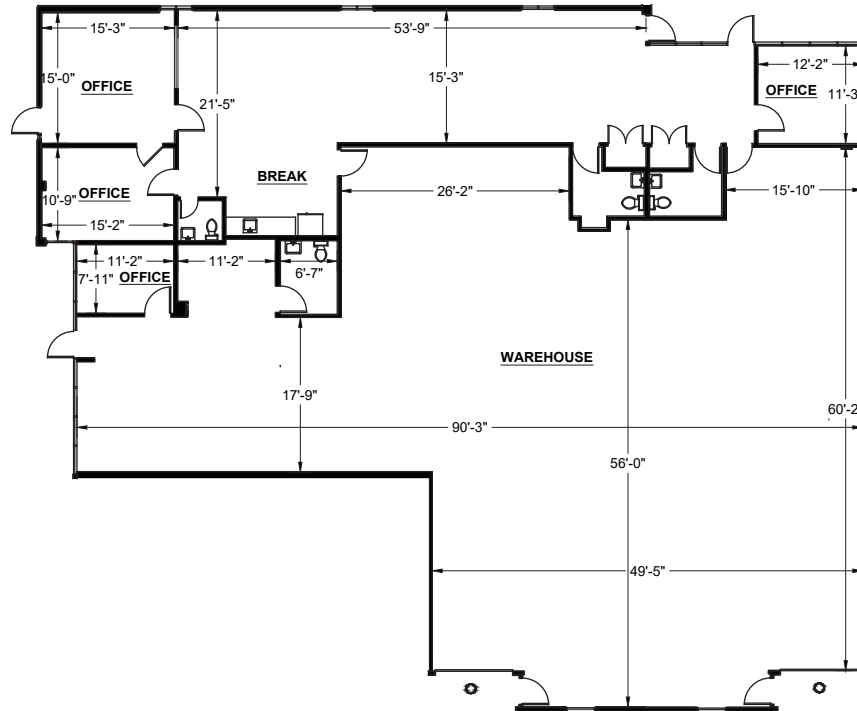
**CBRE**

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# EXPO CENTRE

SUITE 1787-HJKL



## SUITE DATA

Office Area	2,243 SF
Warehouse Area	4,222 SF
Total Suite Area	6,465 SF
Clear Height	14'-0"
Grade Level Doors	2
Power	400 amps of 280 volt

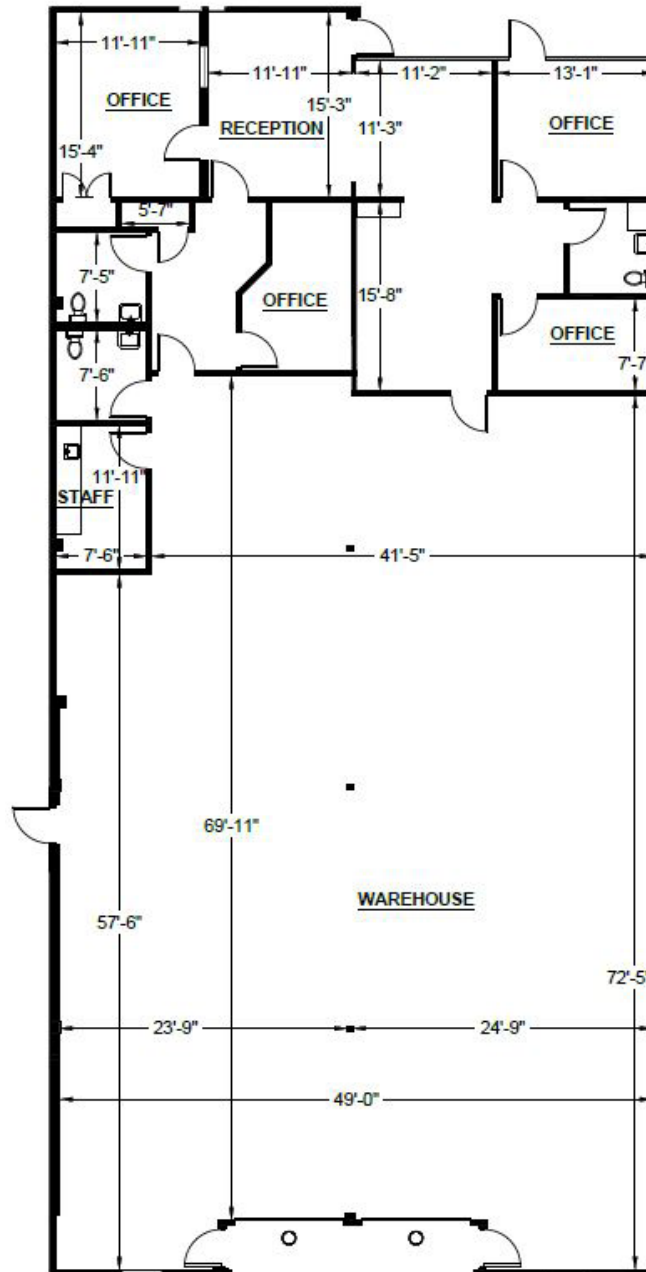
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# EXPO CENTRE

SUITE 1791-FG



## SUITE DATA

Office Area	1,711 SF
Warehouse Area	3,539 SF
Total Suite Area	5,250 SF
Clear Height	14'-0"
Grade Level Doors	2

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## AMENITIES & IMPROVEMENTS



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NEARBY AMENITIES