

Office | For Lease

# Foothill Corporate Center

5180 Golden Foothill Pkwy

El Dorado Hills, CA 95762



**\$250 TOURING BONUS FOR QUALIFIED TOURS**

±5,567 - 12,519 RSF Available for Lease

Promo Lease Rate! \$1.50/SF\*

*\*Promo rate for the first year of lease term for new tenants. Minimum 3-year lease, as-is deals.*

## Contact Us

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**CBRE**

**Foothill Corporate Center**  
5180 Golden Foothill Pkwy

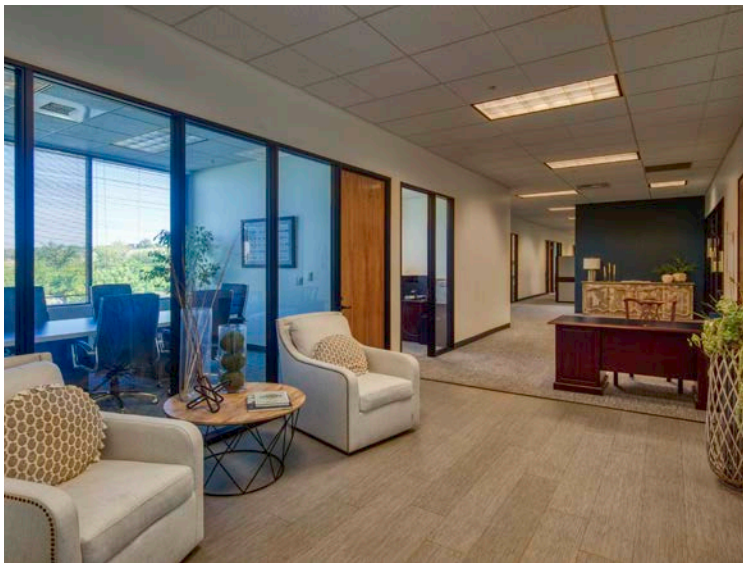
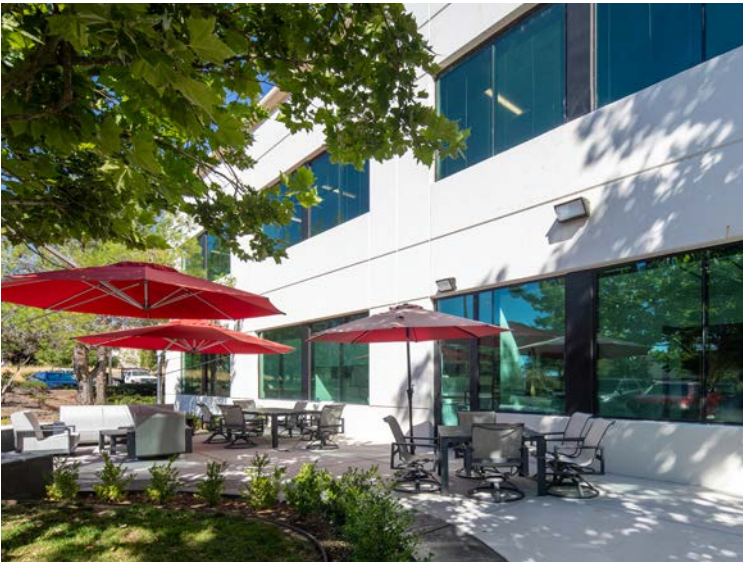
## Property Highlights

- ±49,700 two-story, Class A Office building
- Parking Ratio: 4.5/1,000 SF
- Convenient freeway access to Highway 50
- Building signage available
- Close to restaurants, retail and professional amenities



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## Building Photos



## Floor Plan

Suite 100 ±5,567 RSF

Suite 150 ±6,952 RSF

*Up to ±12,519 RSF*

 [View the Virtual Tour](#)




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## Nearby Amenities




 **5180 Golden Foothill**

-  **Montano De El Dorado**  
Sienna Restaurant  
Peet's Coffee  
Relish Burger Bar  
Montano Nails  
FedEx  
36 Handles Public House  
U.S. Bank

-  **El Dorado Hills Town Center**
- |                      |                        |
|----------------------|------------------------|
| Ace Hardware         | India Oven             |
| Sushi Kuma           | Roostarz               |
| Andy's Tokyo         | Chipotle               |
| Pet Food Express     | AT&T Store             |
| Round Table Pizza    | Massage Envy           |
| Nugget Markets       | Wells Fargo            |
| Almighty Bistro      | Rubio's Grill          |
| Milestone Restaurant | Yogaberry              |
| Thai Paradise        | Aji Bistro             |
| Chase Bank           | Boring Rose Brew       |
| McDonald's           | Panda Express          |
| Orangetheory Fitness | World Traveler Coffee  |
| Brickyard            | Holiday Inn            |
| Mercedes-Benz        | Target                 |
| Selland's            | Regal Cinema           |
| Cold Stone Creamery  | Mimosa House           |
| Pete's Restaurant    | Vacanza Romana         |
| Encanto Cocina       | C. Knight's Steakhouse |
| Bawarchi Indian      | Jiffy Lube             |

-  **La Borgata**
- Jack in the Box
  - Taco Bell
  - KinderCare
  - Taqueria El Dorado
  - Great Clips
  - Beach Hut Deli
  - Bella Bru Cafe
  - Crave Nutrition
  - Subway
  - Folsom Palace Asian Bistro
  - UPS
  - Raley's
  - Bark Avenue

-  **Saratoga Way**
- Walgreens
  - Starbucks
  - FedEx

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