

OFFICE BUILDING SITE - "BUILD-TO-SUIT", RANCHO CORDOVA, CA

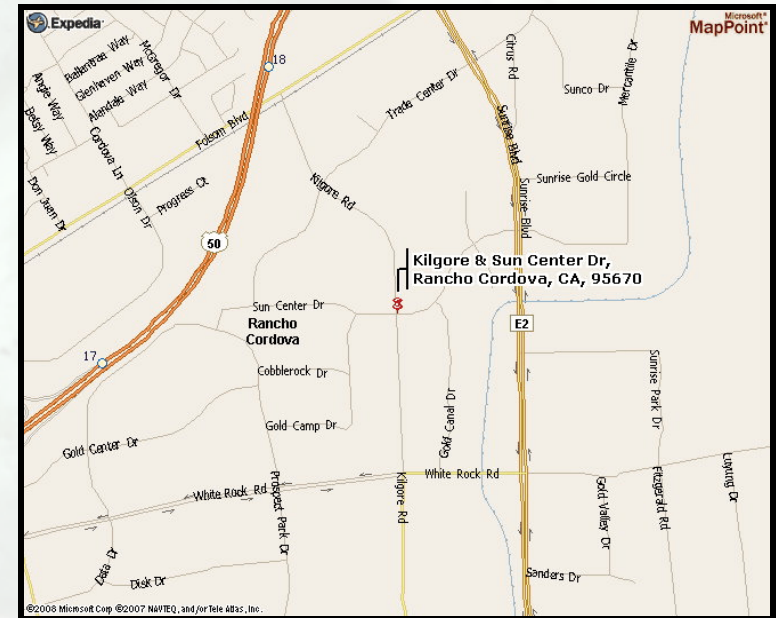


Kilgore Road and Sun Center Drive
APN 072-0470-020 & APN 072-0480-005

86,379+ square feet located on 1.983 acres

MP - Industrial, Office/Business Park

Lease Terms: 7+ years NNN



This corner location is on the eastern entrance to the Prospect Business Park at the Southeast corner of Kilgore Road and Sun Center Drive. This high visibility site has access to High Speed Data lines, easy access from Hwy. 50 and is ready for a construction project to commence.

FOR FURTHER INFORMATION, CONTACT:



License # 00915268

THE VOLLMAN COMPANY, INC.
COMMERCIAL REAL ESTATE BROKERAGE
1900 POINT WEST WAY, SUITE 161
SACRAMENTO, CA 95815-4706
916/929-2000 FAX 916/929-7857
www.thevollmancompany.com

DENNIS VOLLMAN
dvollman@thevollmancompany.com

(916) 929-2000 ext. 226



50

Trade Center Drive
Kilgore Road

Gold Tailings Court
Sun Center Drive

Sunrise Boulevard

Kilgore Rd & Sun Center Dr.



Cobblestone Drive

Gold Center Drive

Gold Canal Drive

© 2008 Tele Atlas

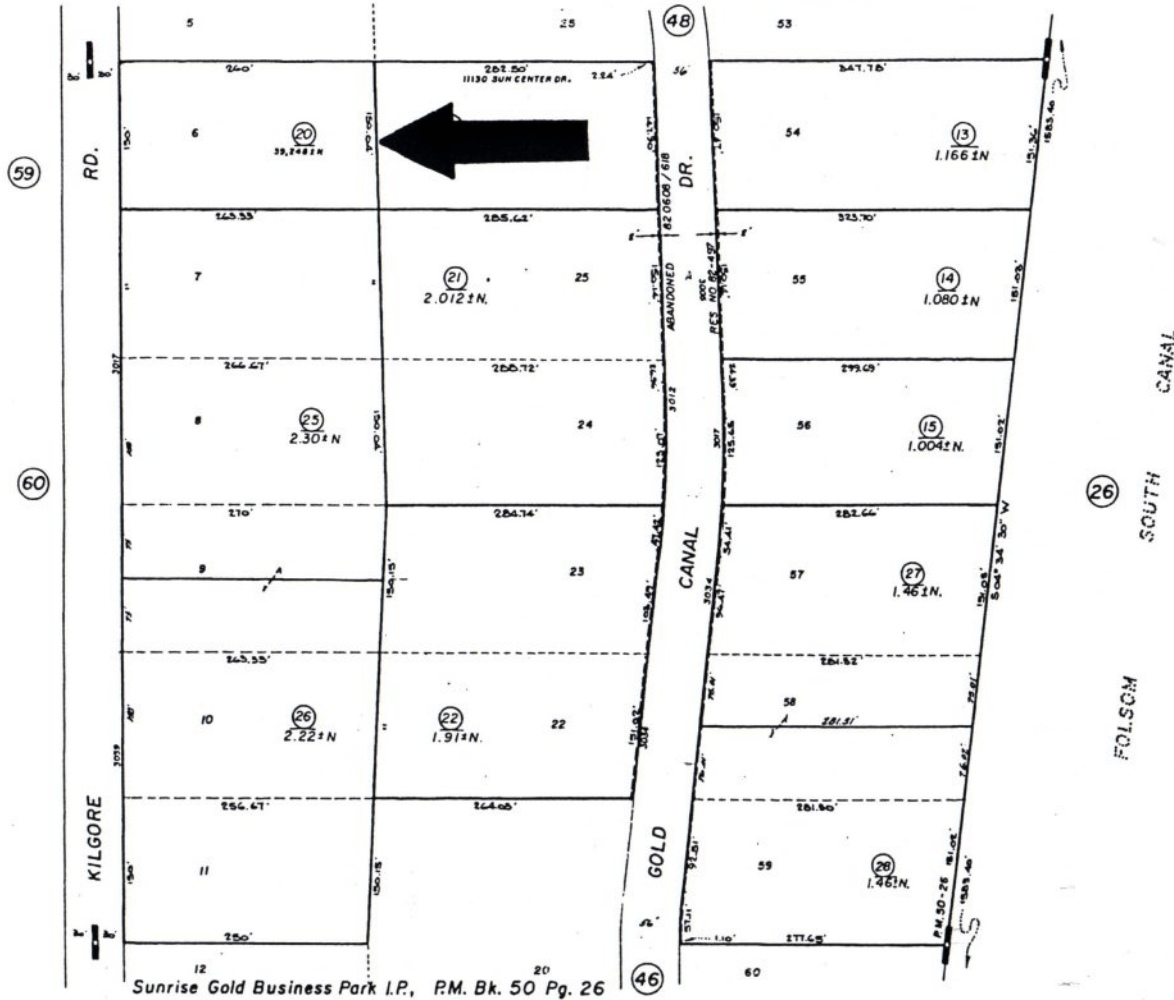
Google

Pointer 38°35'44.20" N 121°16'14.79" W

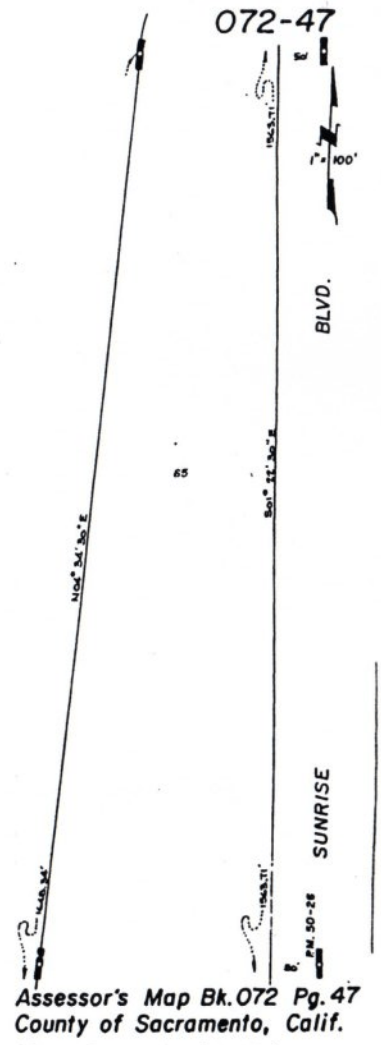
Streaming 100%

Eye alt 3968 ft

POR. SEC. 36, T.9N., R.6E., M.D.B. & M.
 (PROJ. INTO RANCHO RIO DE LOS AMERICANOS)



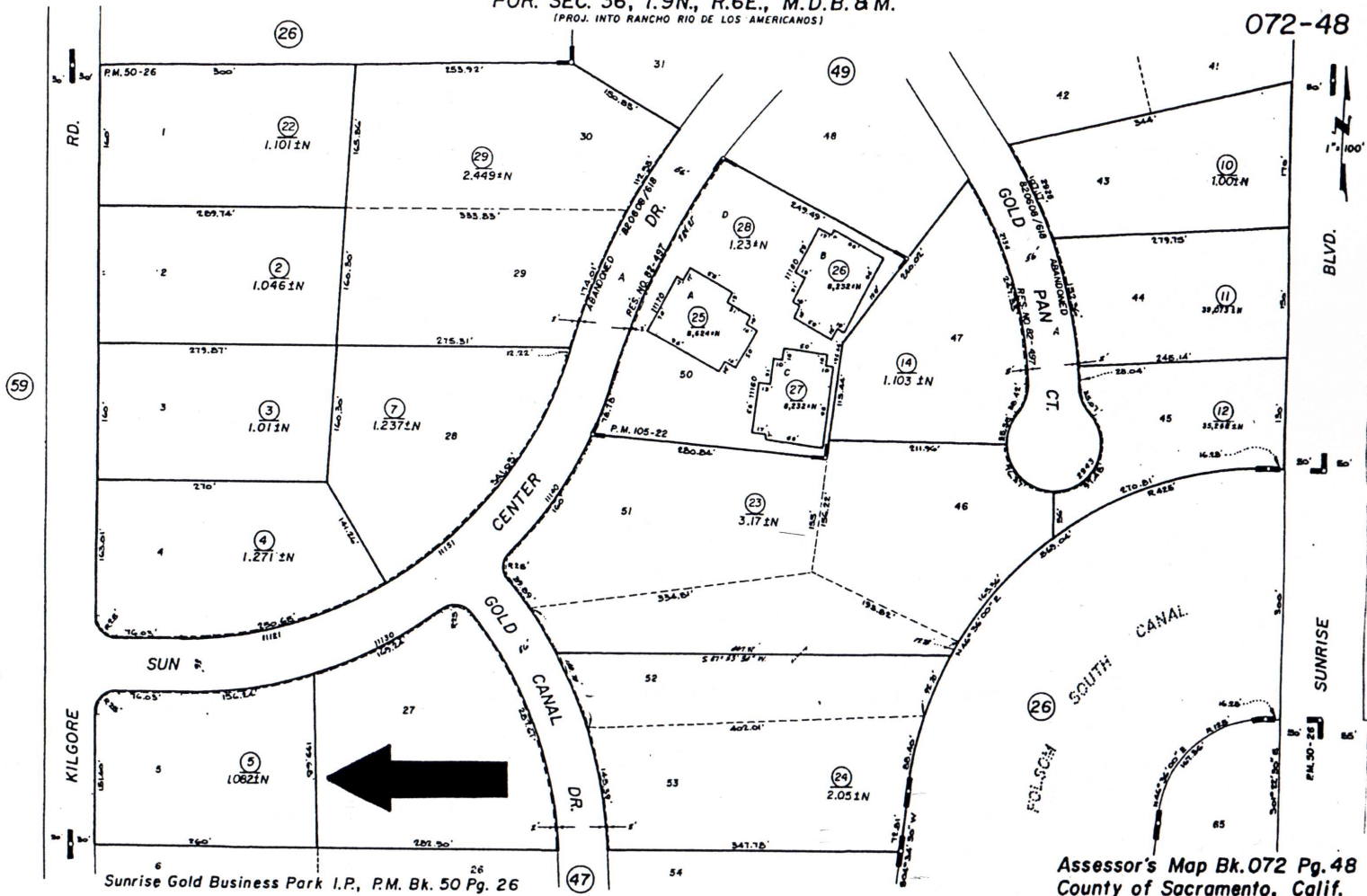
Sunrise Gold Business Park I.P., R.M. Bk. 50 Pg. 26



Assessor's Map Bk. 072 Pg. 47
 County of Sacramento, Calif.

POR. SEC. 36, T.9N., R.6E., M.D.B. & M.
(PROJ. INTO RANCHO RIO DE LOS AMERICANOS)

072-48



Sunrise Gold Business Park I.P., P.M. Bk. 50 Pg. 26

Assessor's Map Bk.072 Pg.48
County of Sacramento, Calif.

