

OFFICE SPACE FOR LEASE

2277 FAIROAKS *Boulevard*

PAVILIONS
OFFICE PARK



UP TO 8,403 SF AVAILABLE



For Lease

Suite 195 - 4,080 SF

Suite 230 - 3,450 SF

Suite 250 - 8,403 SF

Suite 325 - 2,884 SF

Nestled along Fair Oaks Boulevard in Sacramento, California, this prime office space offers a range of options spanning from 3,000 to 8,000 square feet. The updated suites feature contemporary design elements, including floor-to-ceiling glass, balconies, and efficient layouts. With easy access, ample parking, and opportunities for building signage, this location provides convenience and visibility. Moreover, the property boasts incredible adjacencies to prominent retail centers such as Pavilions, University Village, Loehmann's Plaza and the new development — The Boulevard, enhancing the overall appeal of this commercial space.

PROPERTY HIGHLIGHTS



Two buildings with a variety of available suite sizes



Highly visible signage opportunities



Private balconies on select suites



Ample amount of free parking



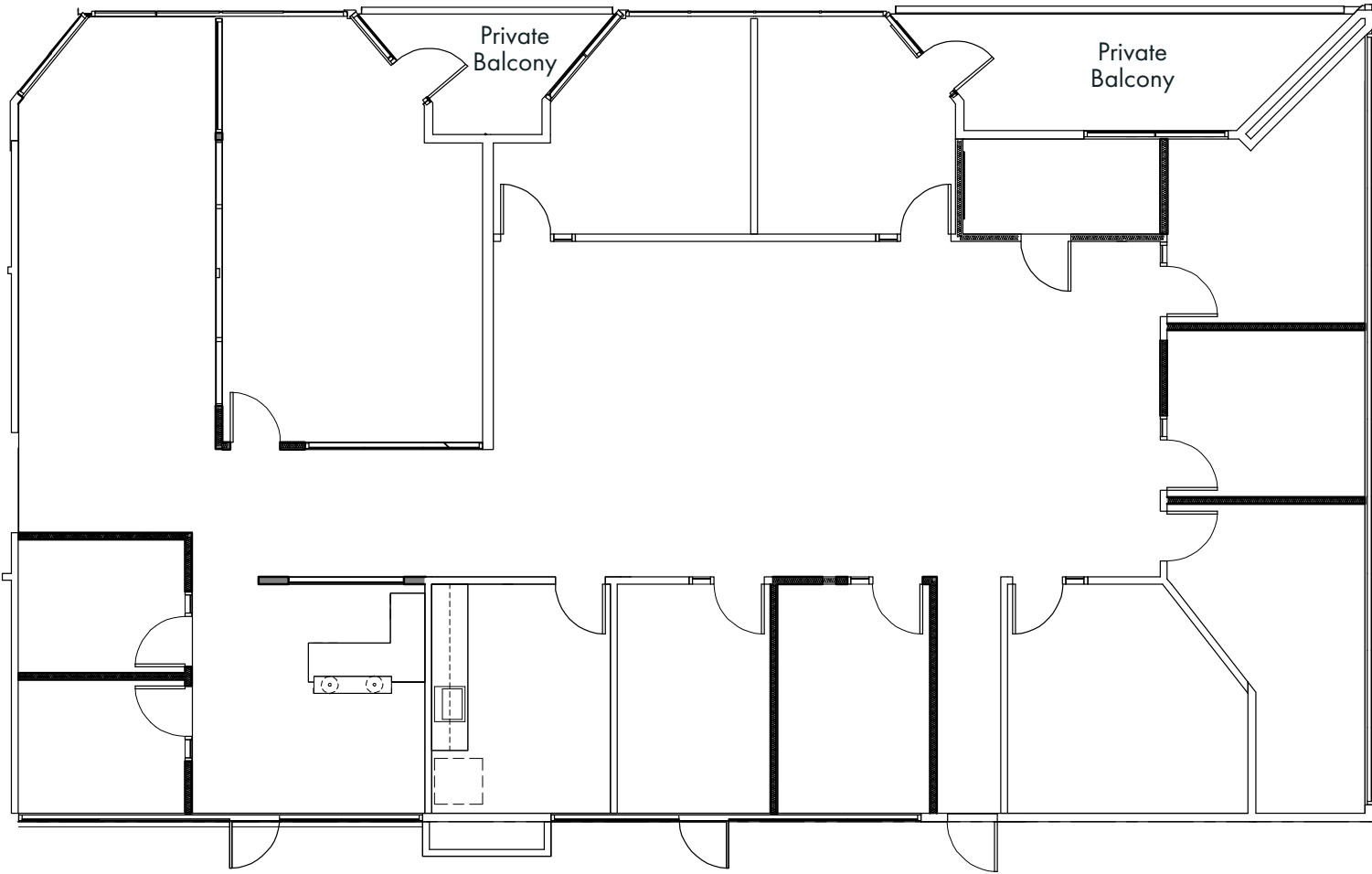
Close proximity to numerous retail amenities



Five minutes from Hwy 50 via Howe Avenue

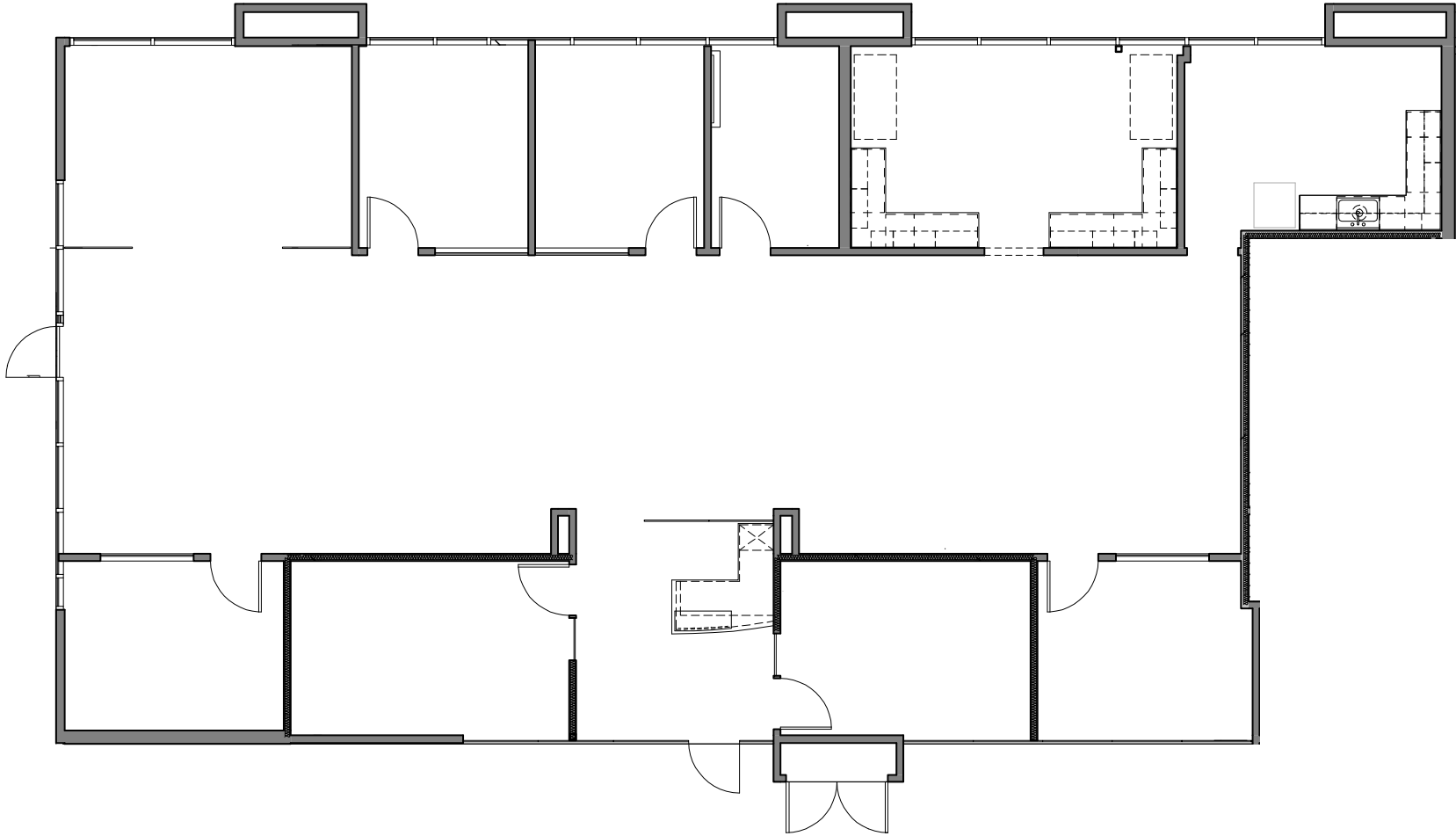


FLOOR PLANS



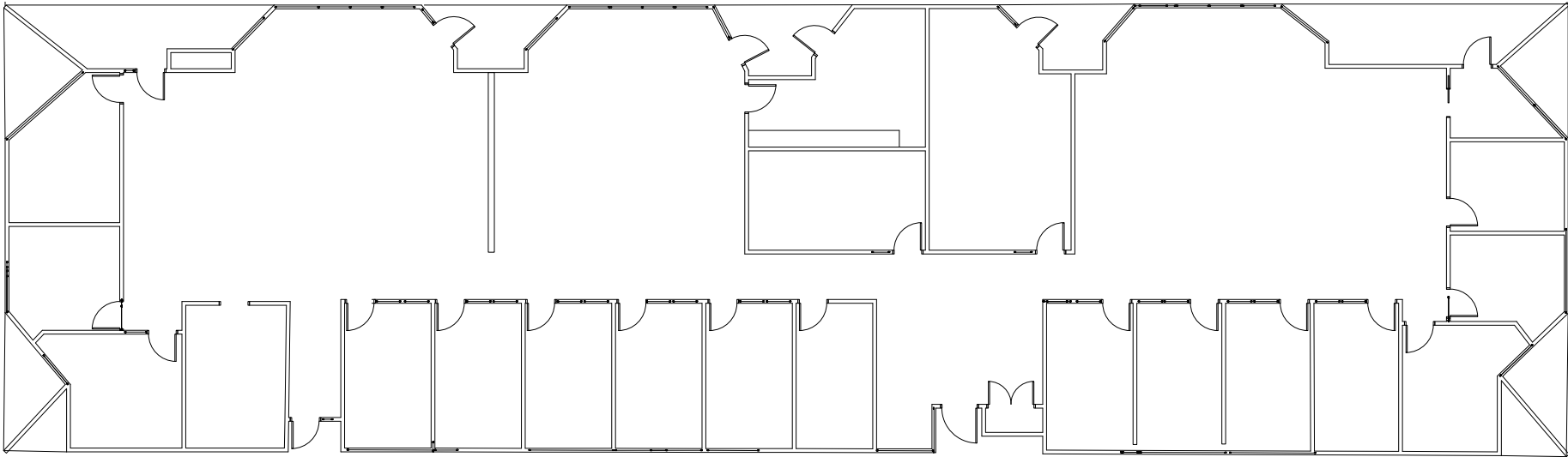
Suite 195
4,080 SF

FLOOR PLANS



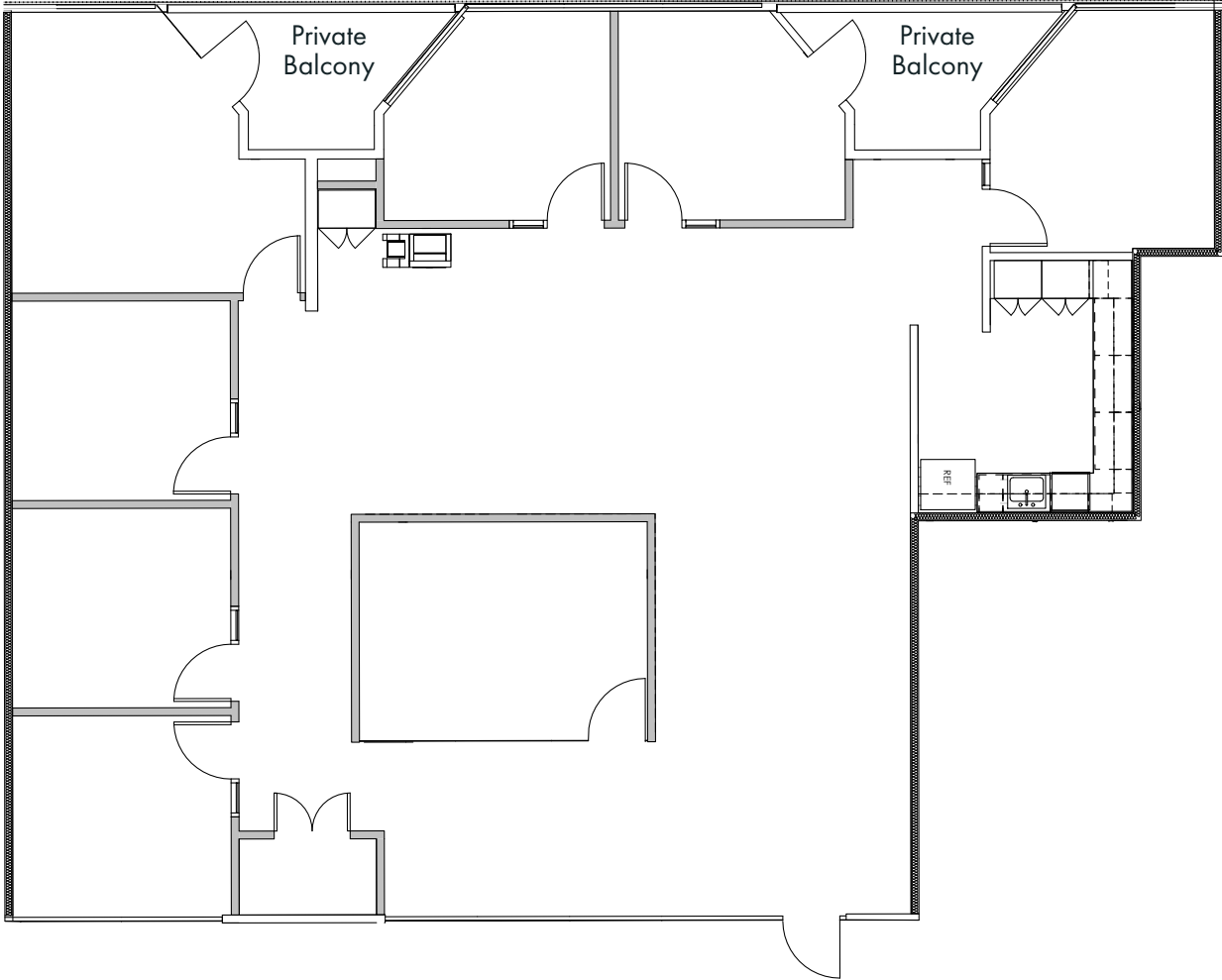
Suite 230
3,450 SF

FLOOR PLANS



Suite 250
8,450 SF

FLOOR PLANS

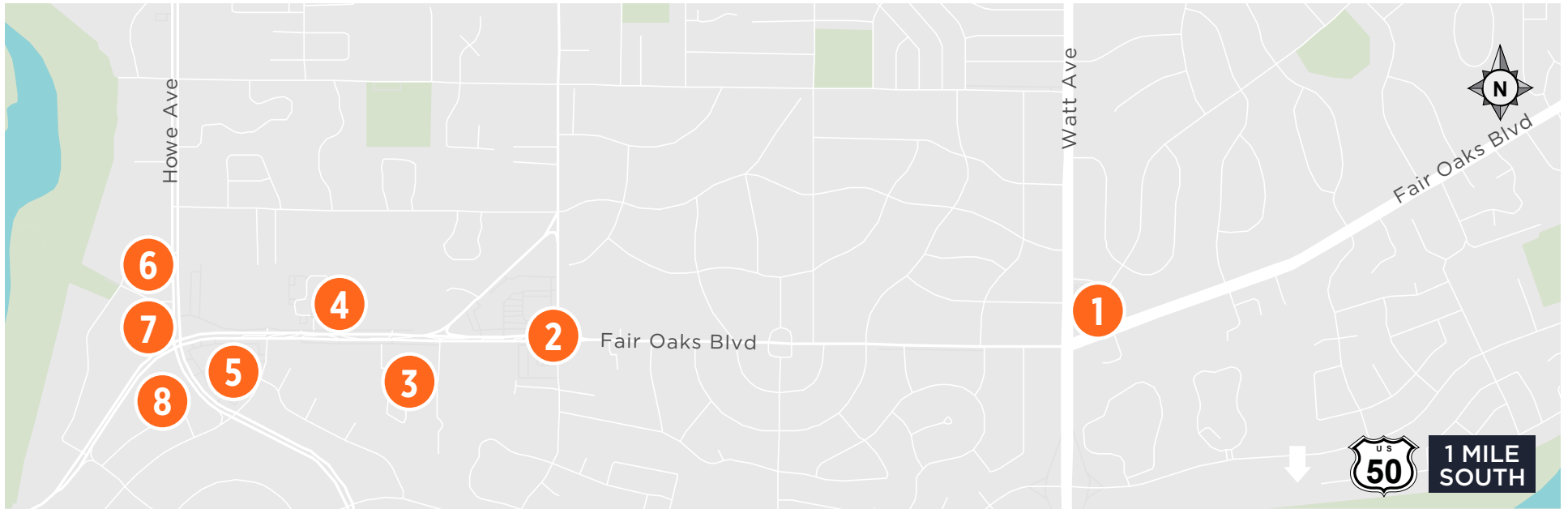


Suite 325
2,884 SF

GALLERY



AMENITY MAP



1

Jersey Mike's Subs
Starbucks Coffee
Mas Taco
Danielle's Crêperie
Varimax Fitness
Dukes Plates & Pints
FitGolf Performance
Chase

2

Jack's Urban Eats
Chipotle
Lemon Grass
Beach Hut Deli

Bento Box
Boudin SF
Thai House Restaurant
The UPS Store
Noodles & Company
Noah's Bagels
Grateful Bread
Jamba Juice
Save Mart
GNC
Bank of the West
Petfood Express
Smashburger
Nothing Bundt Cakes
Temple Coffee
Peet's Coffee
Wells Fargo Bank
Miyagi Restaurant

3

Zinfandel Grille
Ettore's Bakery & Café
Makisu Sushi
McDonald's

4

Ruth's Chris Steak House
Piatti Ristorante & Bar
Café Bernardo
Wildwood Kitchen & Bar
Williams-Sonoma
Mendocino Farms
Mikuni's
Title Boxing

5

Safeway
Poke Noke
Buckhorn BBQ + Grill
Starbucks Coffee
Bennett's
Zocalo's
DryBar
Pieology Pizza
Capitol Beer and Tap Room
Menchie's Frozen Yogurt
US Bank
AT&T
Pearl's Boba
Citibank
Great Clips

6

Mel's Diner
Bruchi's Cheese Steak
Twin Peaks

7

CVS Pharmacy
Starbucks Coffee
Raley's
Orangetheory Fitness
KB Nails

8

The Boulevard
(Opening Soon)

2277 FAIR OAKS BOULEVARD



2277 FAIR OAKS

Boulevard



SEAN MULLEN
Managing Director
(916) 288 4811
sean.mullen@cushwake.com
CA License NO: 01845406

KRIS KALMBACH
Managing Director
(916) 288 4421
kris.kalmbach@cushwake.com
CA License NO: 01436668

CUSHMAN & WAKEFIELD
400 Capitol Mall, Suite 1800
Sacramento, CA 95814
cushmanwakefield.com
CA License NO: 00616335

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