EIGHTH 1225

1225 8TH STREET | SACRAMENTO, CA



FOR LEASE

LEASE RATE: **$2.15 PSF**

CLICK HERE TO TAKE THE
VIRTUAL TOUR

CONTACT US

TONY WHITTAKER
Lic. 01780828
+1 916 492 6914
tony.whittaker@cbre.com

NELLIE CRUZ
Lic. 02086140
+1 916 492 6915
nellie.cruz@cbre.com

HAYDEN NABERS
Lic. 02231233
+1 916 446 8207
hayden.nabers@cbre.com

CBRE

SPACE AVAILABLE

FLOOR	SUITE #	RENTABLE SF
1st Flr.	100	±1,710
1st Flr.	150	±2,835
2nd Flr.	220	±1,175
3rd Flr.	342	±542
3rd Flr.	395	±608
4th Flr.	435	±2,559
4th Flr.	450	±2,240
4th Flr.	485	±661
5th Flr.	550	±1,268
5th Flr.	570	±1,900







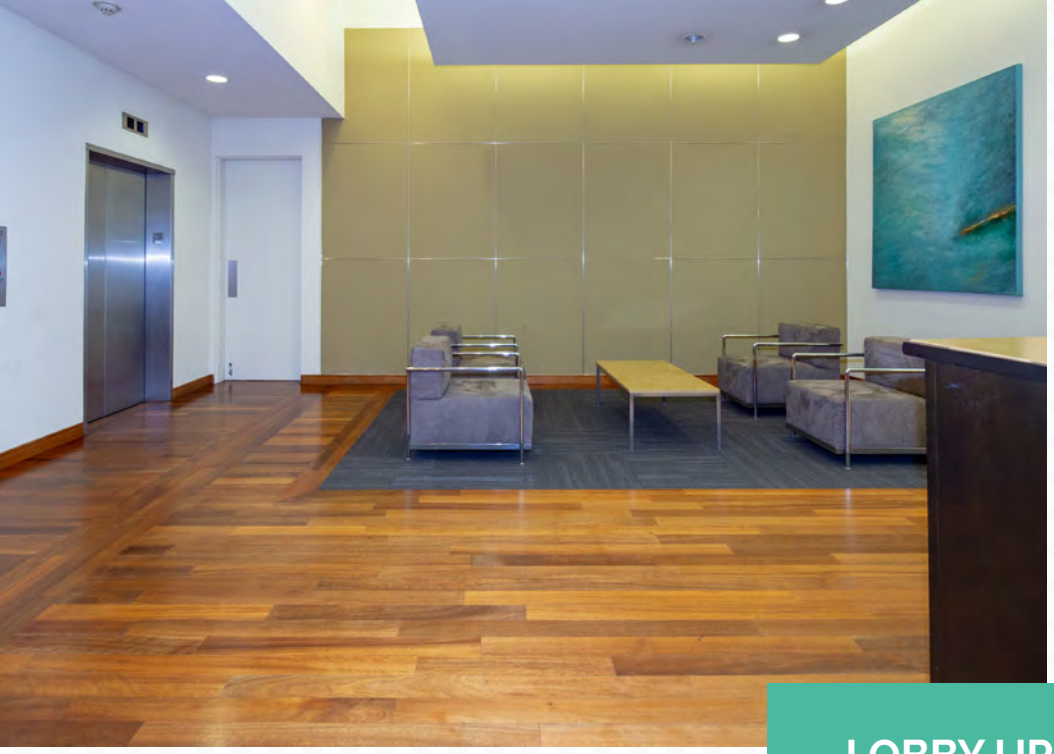
PROPERTY HIGHLIGHTS

- Recently Remodeled Lobby and Common Areas
- On-site Common Conference Room
- On-site Property Management
- Operable Windows with Expansive Window Line
- Surrounded by Parking Options
- Surrounded by Restaurants and Professional Amenities
- Capitol Views

LOCATION HIGHLIGHTS

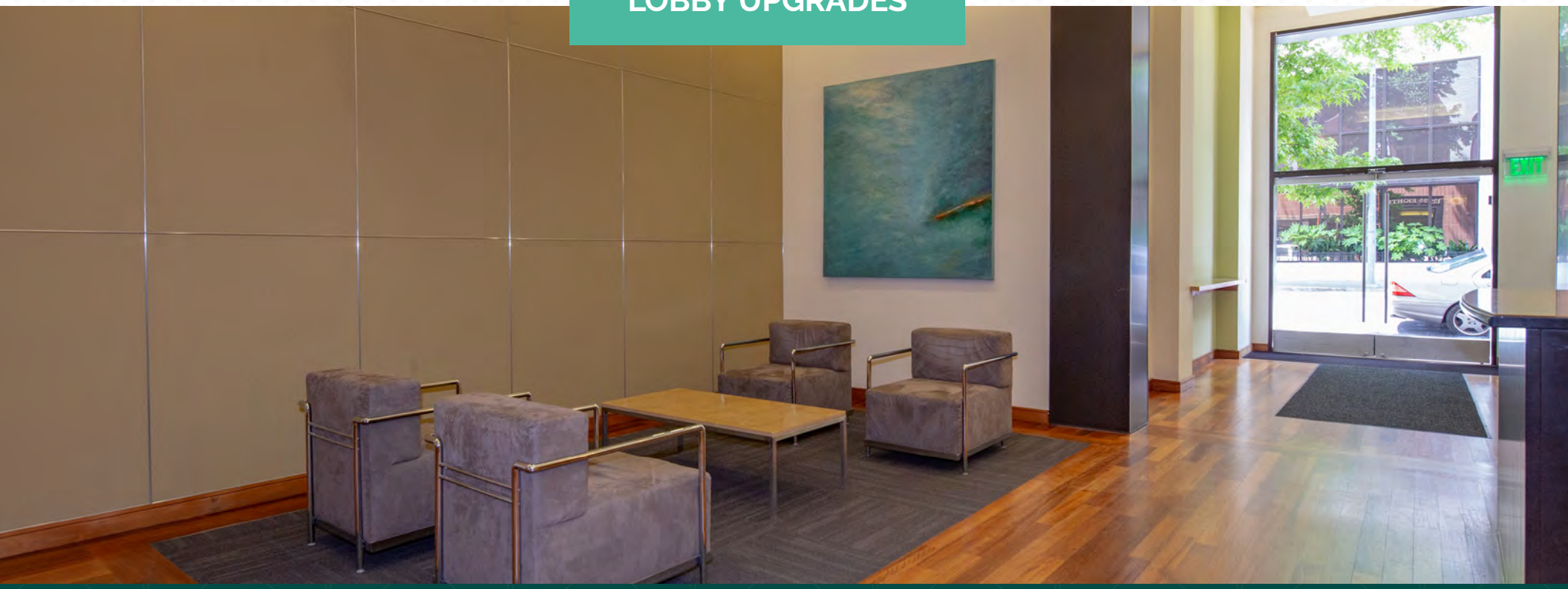
- 2 Blocks to Golden 1 Center
- 3 Blocks to the Capitol
- 3 Blocks to the Courthouse
- 1 Block to the Lightrail Drop

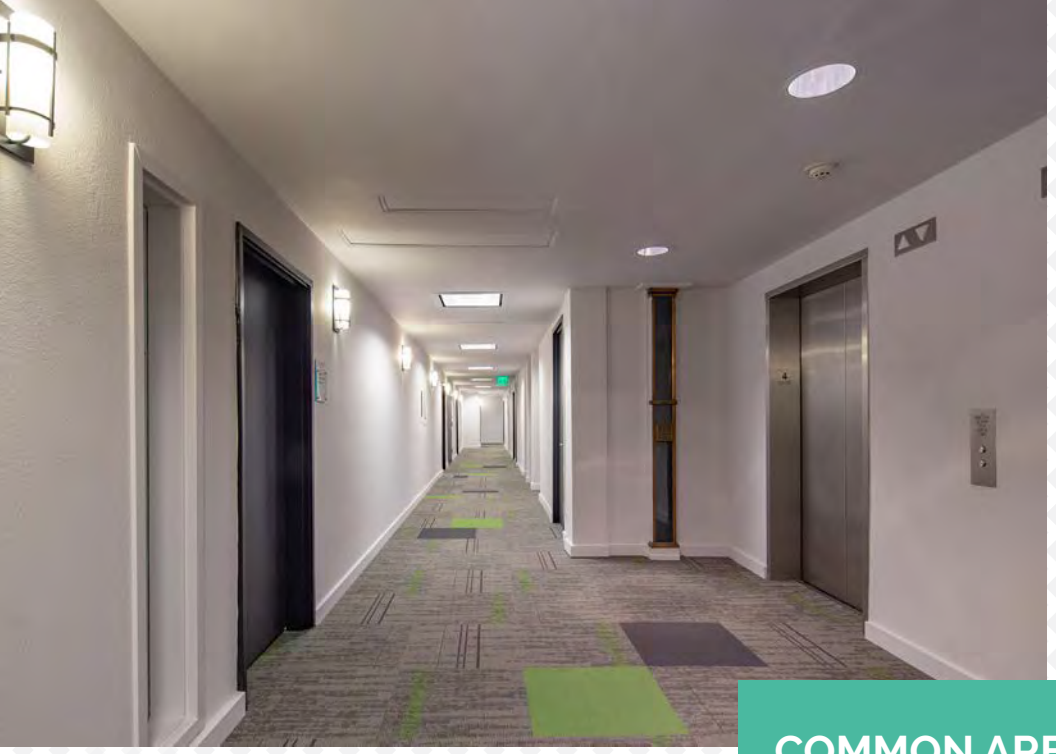
DOWNTOWN SACRAMENTO'S
BEST OFFICE VALUE
WITHIN WALKING DISTANCE TO THE CAPITOL
LEASE RATE: $2.15 PSF





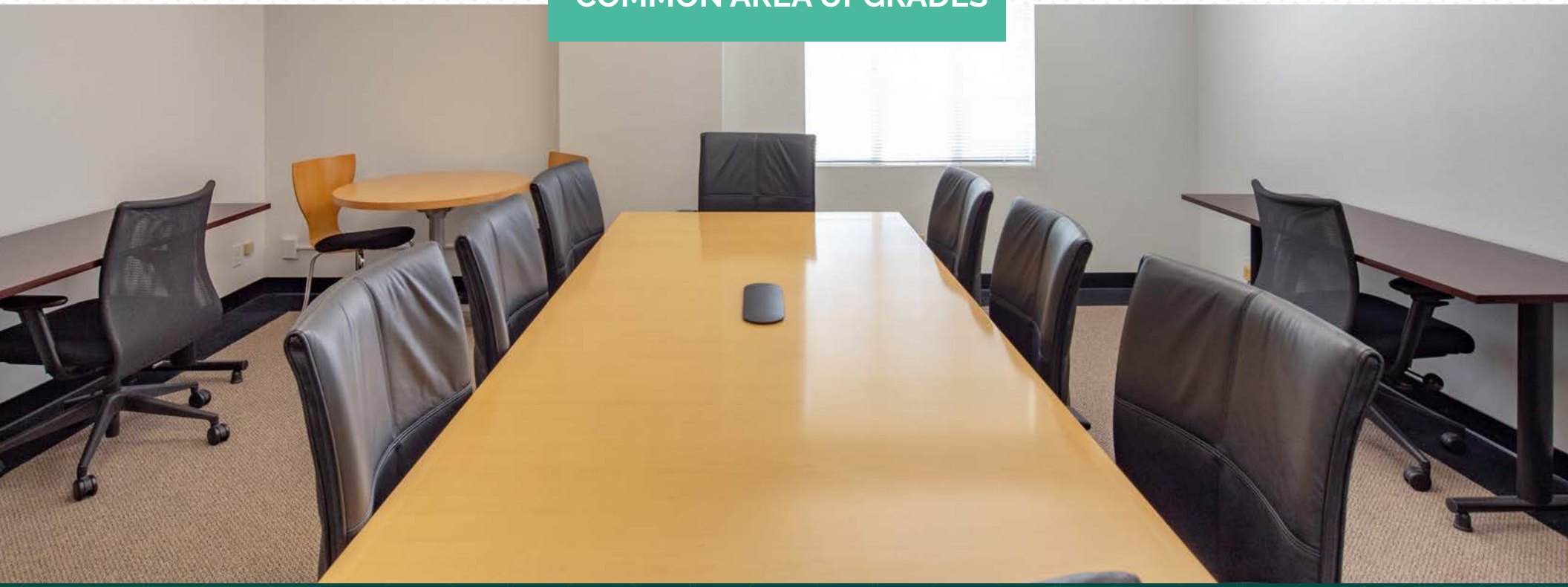
LOBBY UPGRADES







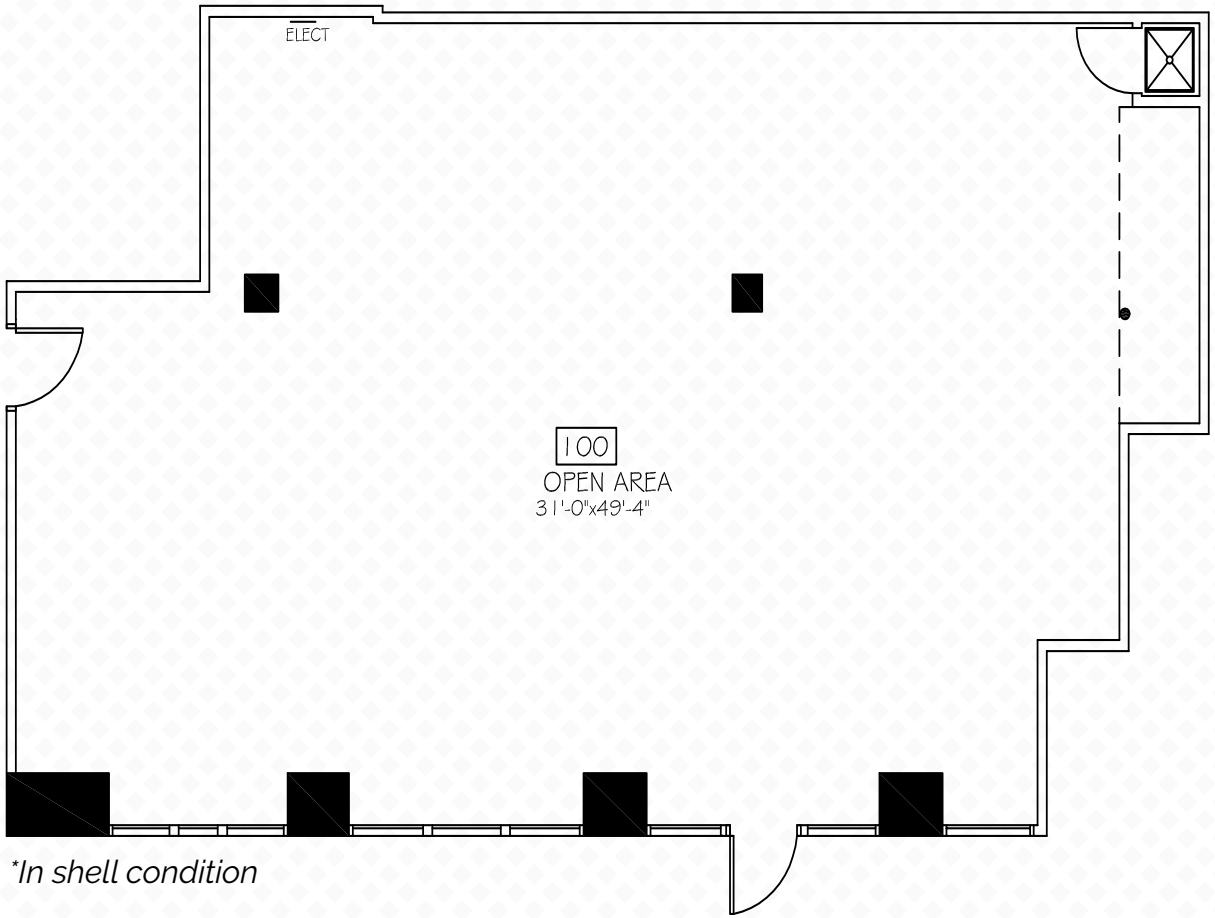
COMMON AREA UPGRADES



FLOOR PLAN

SUITE 100
±1,710 RSF

RETAIL SUITE
SECOND GENERATION
CAFE/DELI SPACE

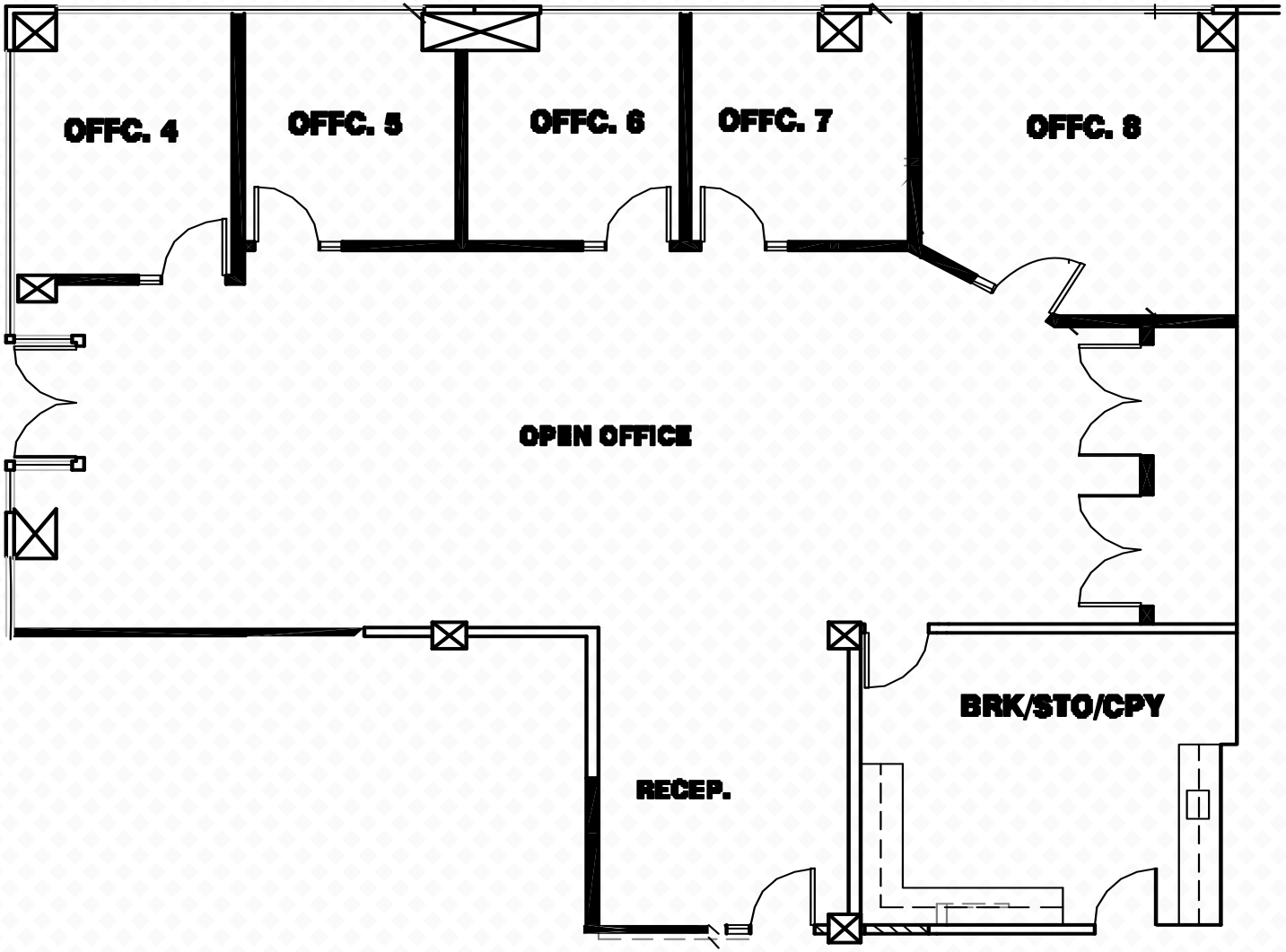


**In shell condition*

NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE

FLOOR PLAN

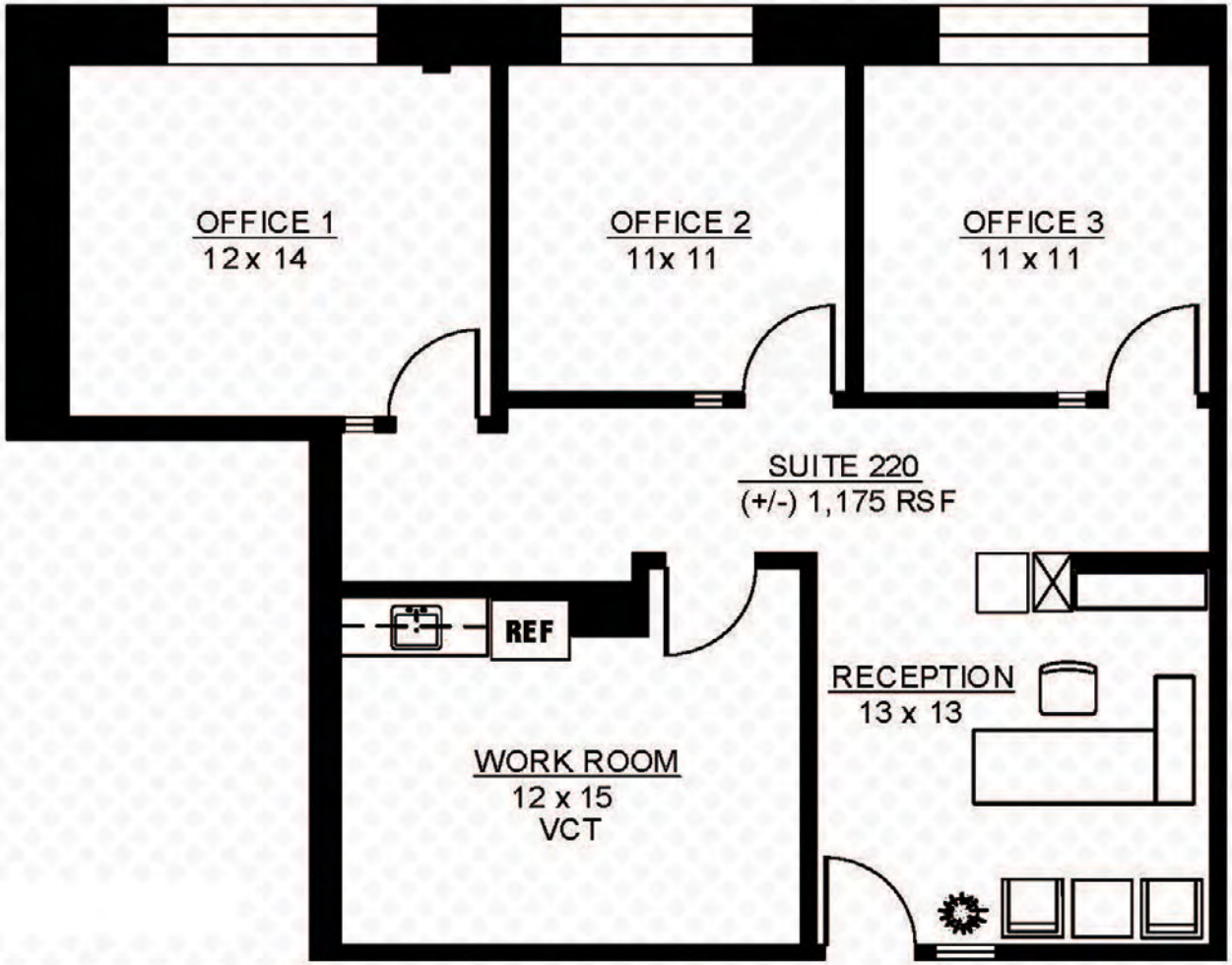
SUITE 150
±2,835 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

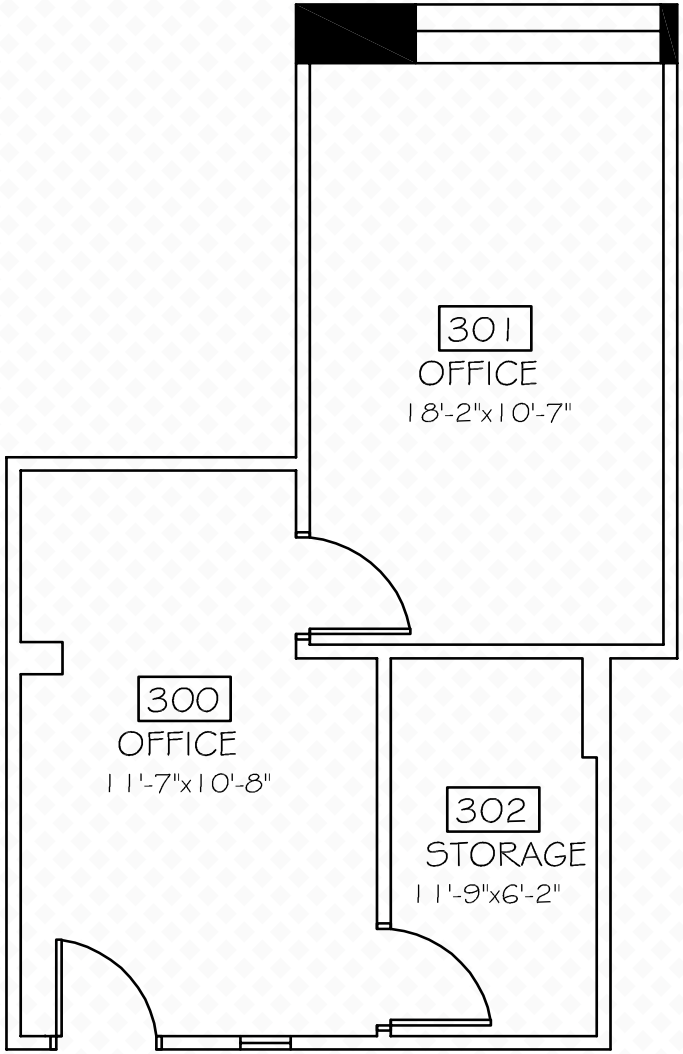
SUITE 220
±1,175 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

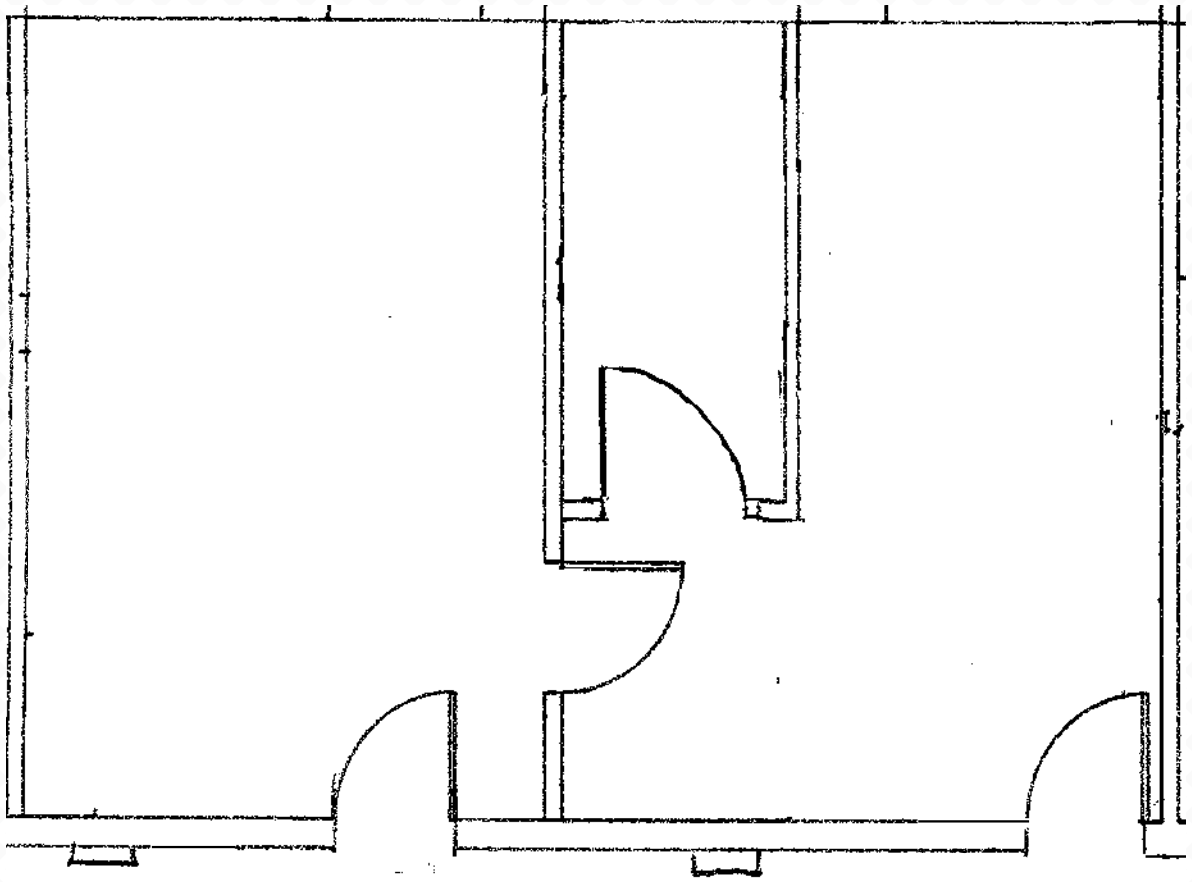
SUITE 342
±542 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

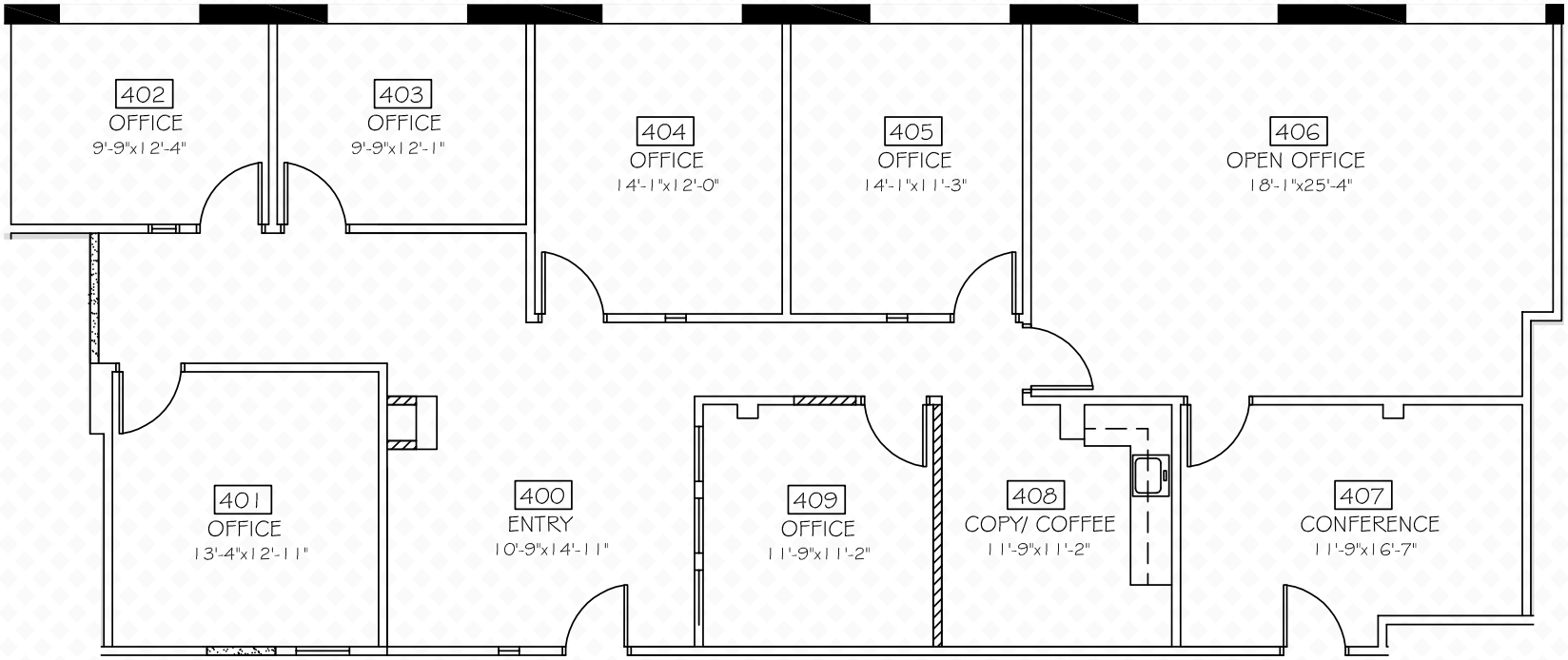
SUITE 395
±608 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

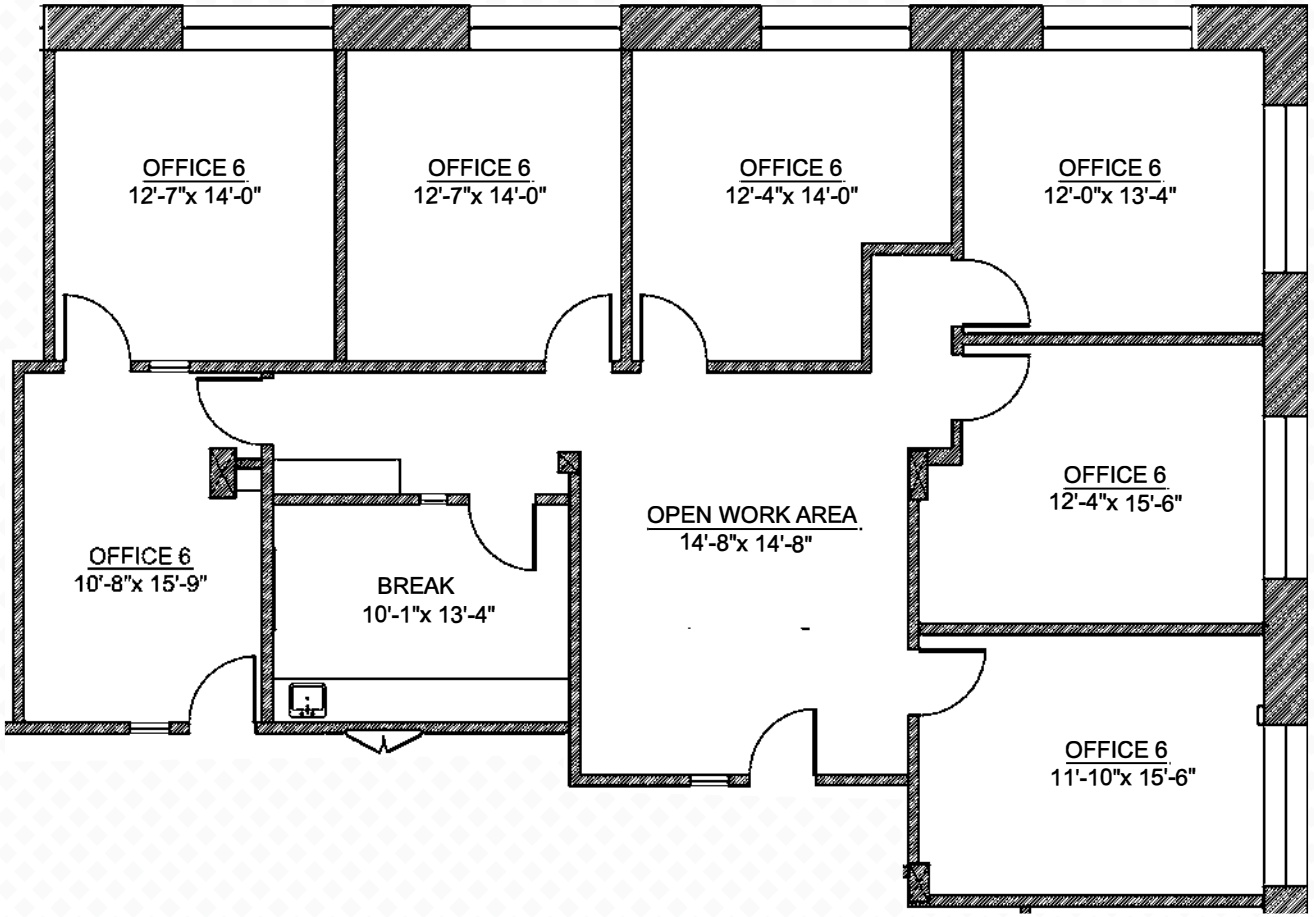
SUITE 435
±2,559 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

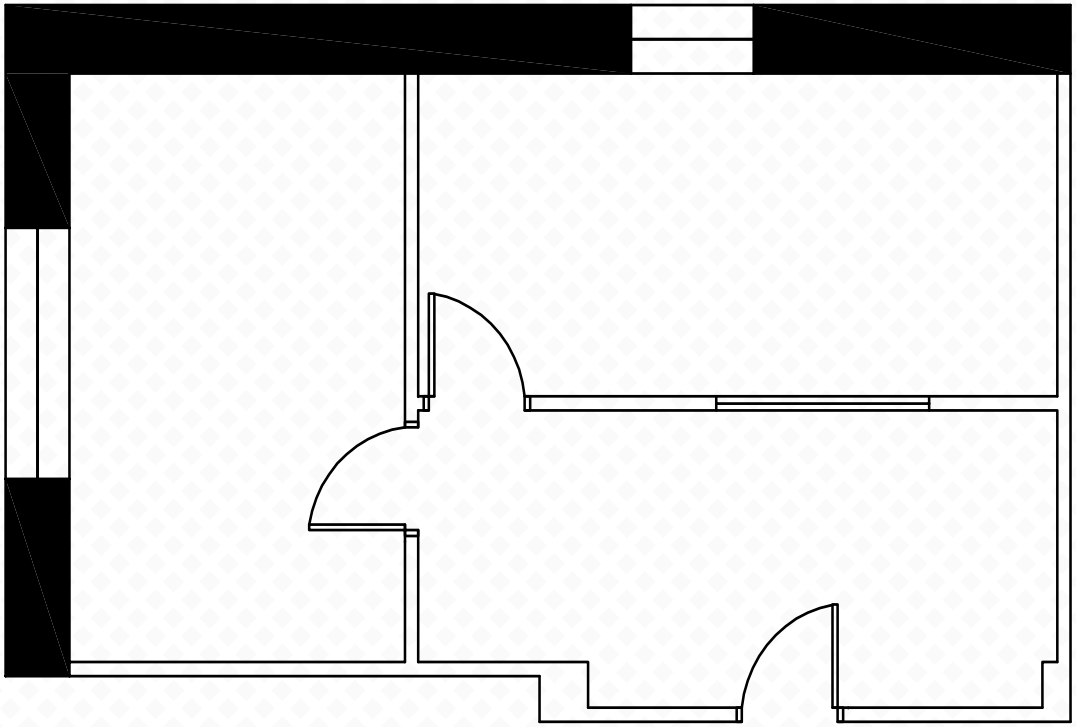
SUITE 450
±2,240 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

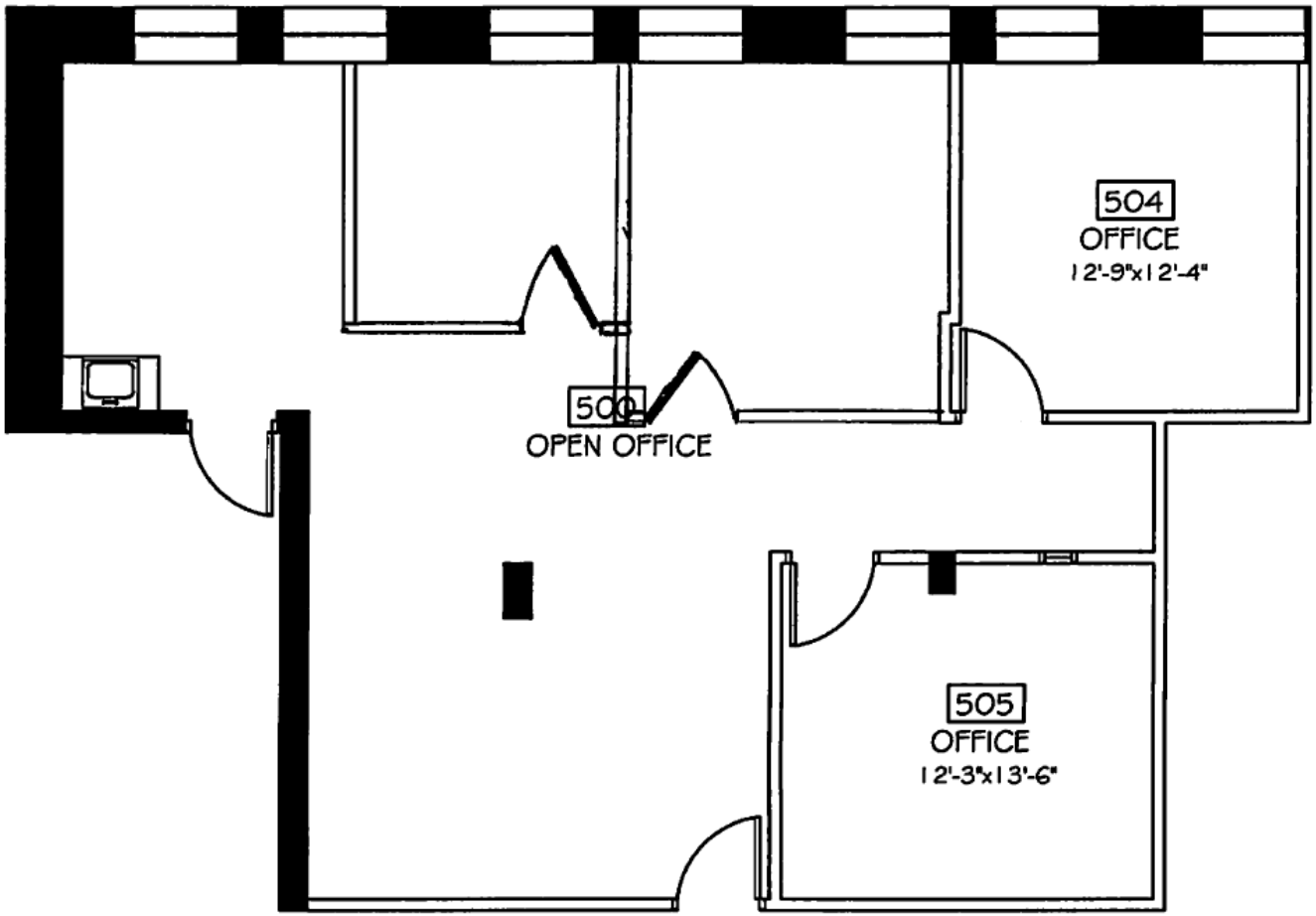
SUITE 485
±661 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

FLOOR PLAN

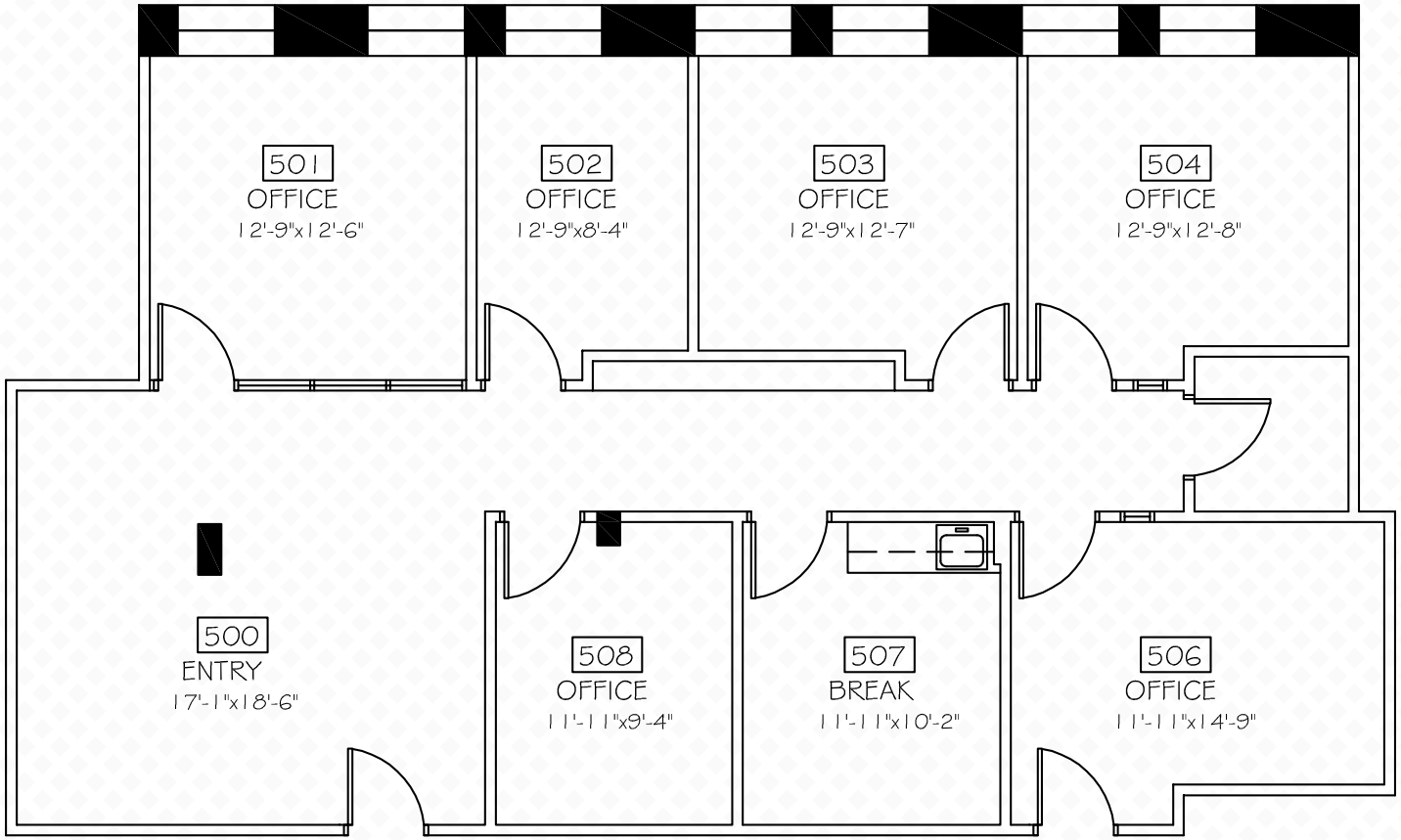
SUITE 550
±1,268 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

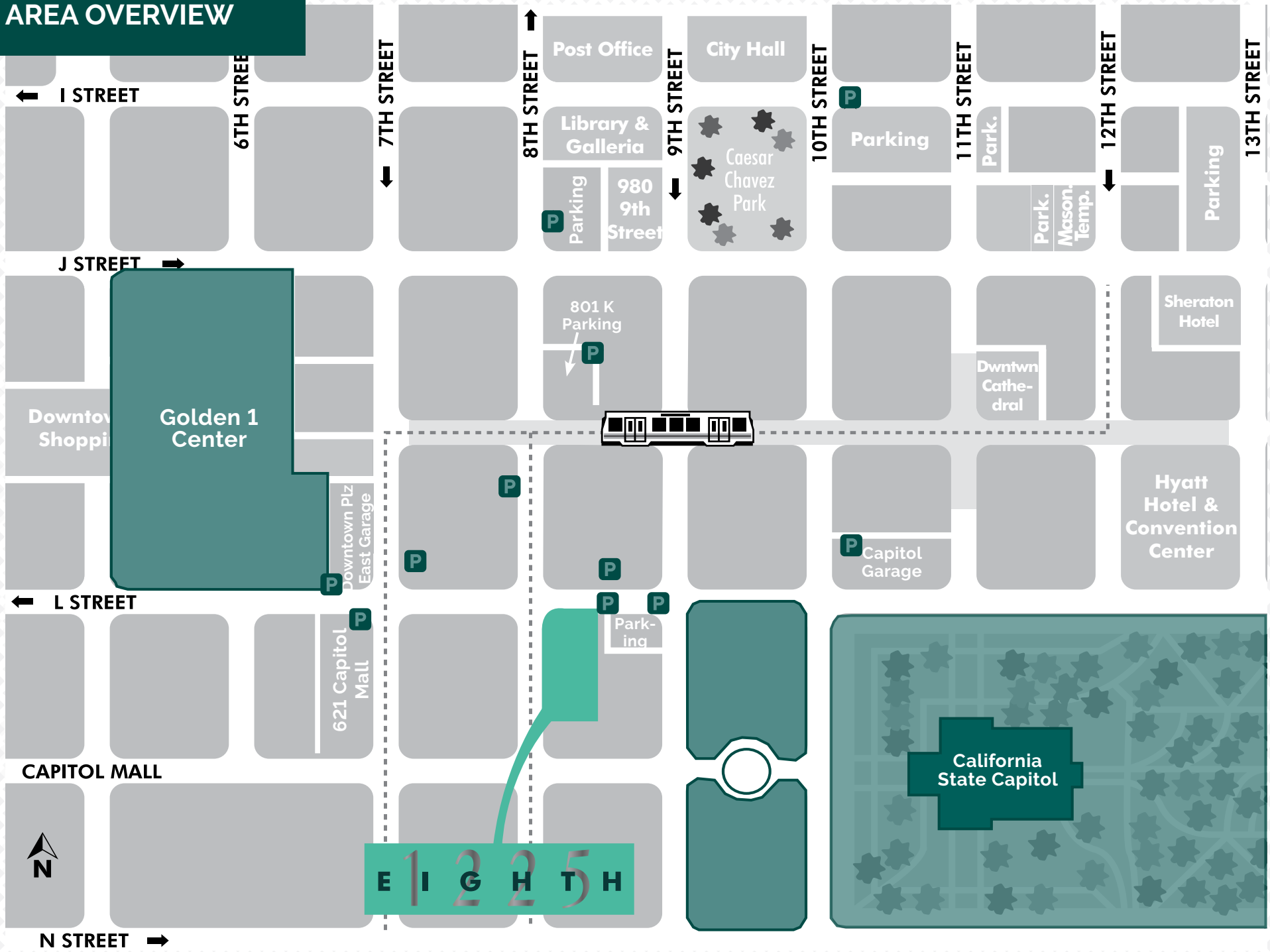
FLOOR PLAN

SUITE 570
±1,900 RSF



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

AREA OVERVIEW



NOT TO SCALE—ALL DIMENSIONS ARE APPROXIMATE.

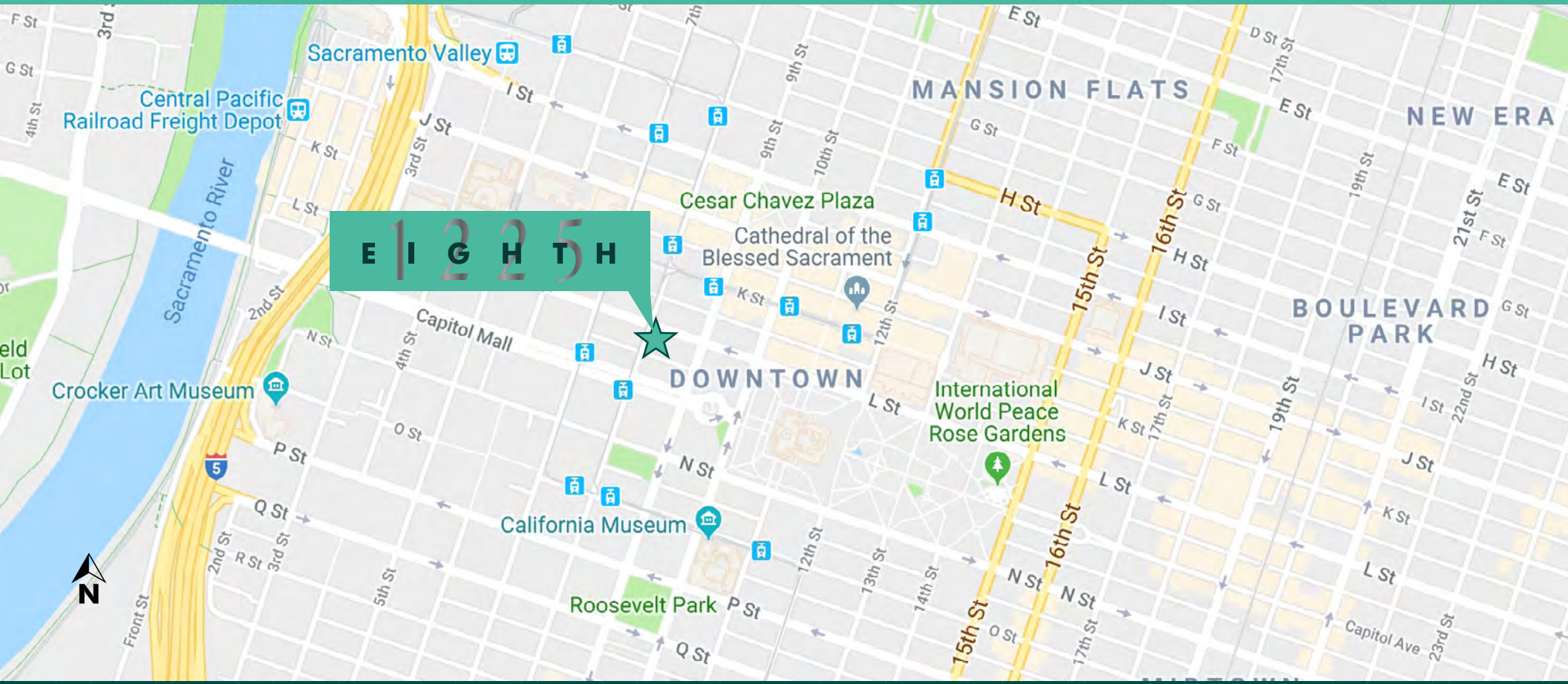
1225 EIGHTH

CONTACT US

TONY WHITTAKER
Lic. 01780828
+1 916 492 6914
tony.whittaker@cbre.com

NELLIE CRUZ
Lic. 02086140
+1 916 492 6915
nellie.cruz@cbre.com

HAYDEN NABERS
Lic. 02231233
+1 916 446 8207
hayden.nabers@cbre.com



cbre.com/sacramento

CBRE

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.