

POINT WEST EXECUTIVE PLAZA

1451 RIVER PARK DR
SACRAMENTO, CA

MOVE-IN READY OFFICE SPACE FOR LEASE



CONTACTS:

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GRACEADA
PARTNERS

CBRE

Announcing

GRACEADA PARTNERS

**Graceada
Partners** is
pleased to
bring you its

acquisition of 1451 River Park Drive. New improvements to the building and common areas are completed and create an environment that will transform our tenants' experiences.

Property Highlights



New, Move-in Ready
Suites Available



On-Site Common
Conference Room



Beautiful Outdoor
Courtyard



Walking Distance to
Numerous Retail and
Restaurant Amenities



Easy Access to
Interstate 80 and
Highways 50 & 160



Abundant Free Parking

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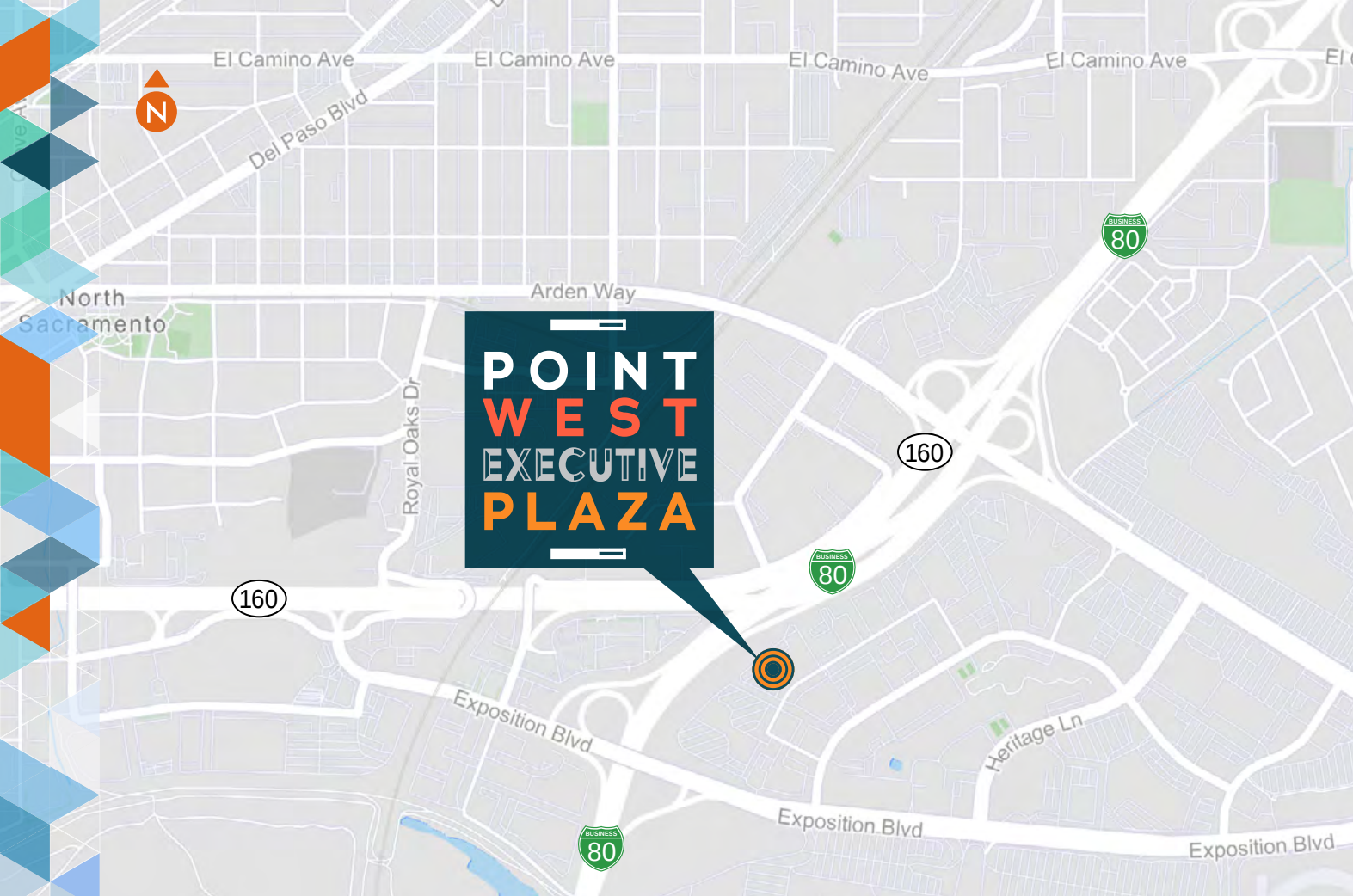
Building Photos



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FOR LEASE | 1451 RIVER PARK DRIVE | 3



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Current Available Space

SUITE	RENTABLE SQUARE FEET	STATUS
130	±4,343 RSF	MOVE-IN READY
* 141	±2,941-6,088 RSF	MOVE-IN READY
* 142	±3,147-6,088 RSF	MOVE-IN READY
* 195	±977-2,705 RSF	AVAILABLE 2/1/26
* 199	±1,728-2,705 RSF	AVAILABLE WITHIN 60 DAYS
220	±1,353 RSF	MOVE-IN READY
285	±1,093 RSF	MOVE-IN READY

*Contiguous space option

REDUCED RATE!



\$1.80 PSF

Fully Serviced

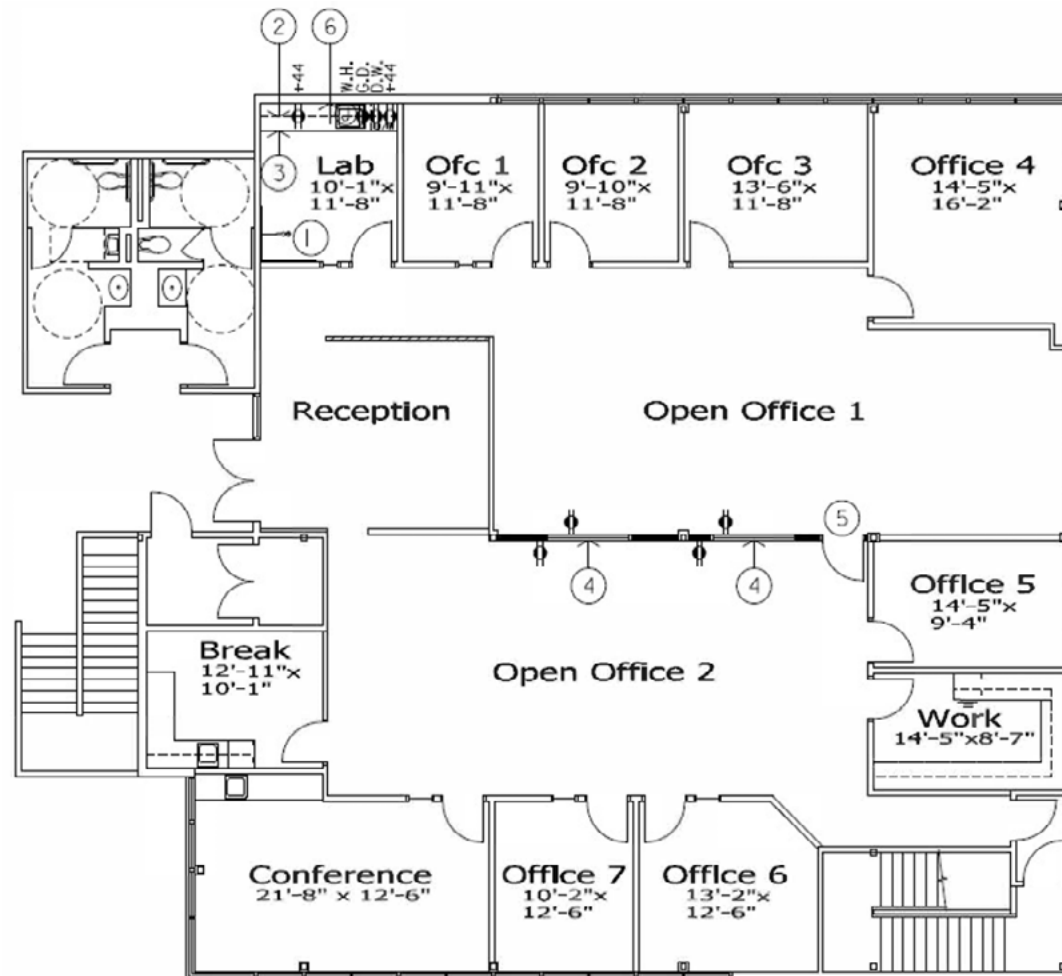
Floor Plan 1st Floor

SUITE 130 - ±4,343 RSF

Move-In Ready!



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Floor Plan 1st Floor

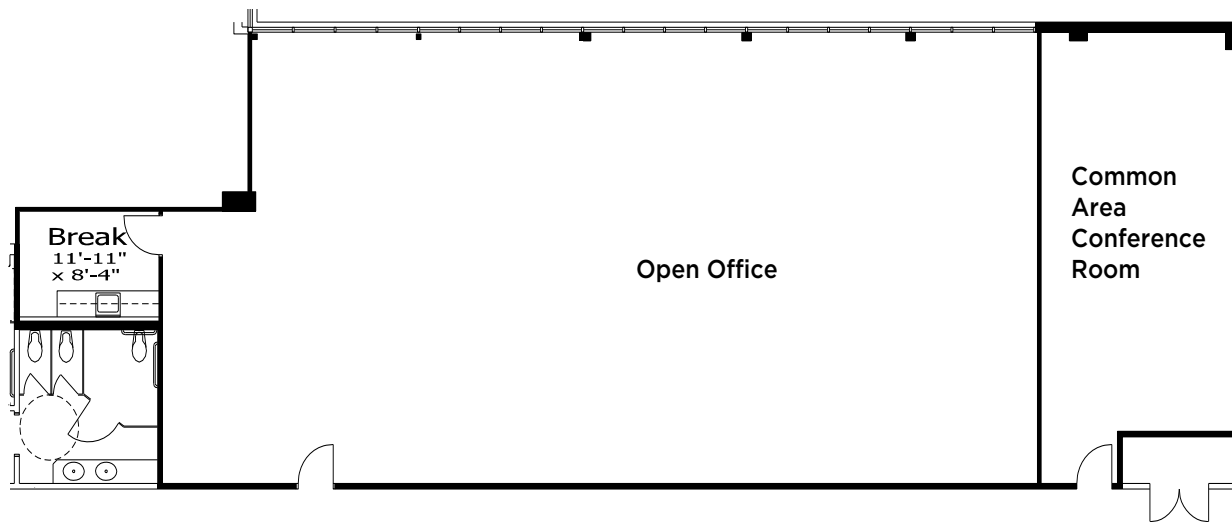
SUITE 141 - ±2,941-6,088 RSF

Move-In Ready!

Contiguous space option with Suite 142



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Floor Plan 1st Floor

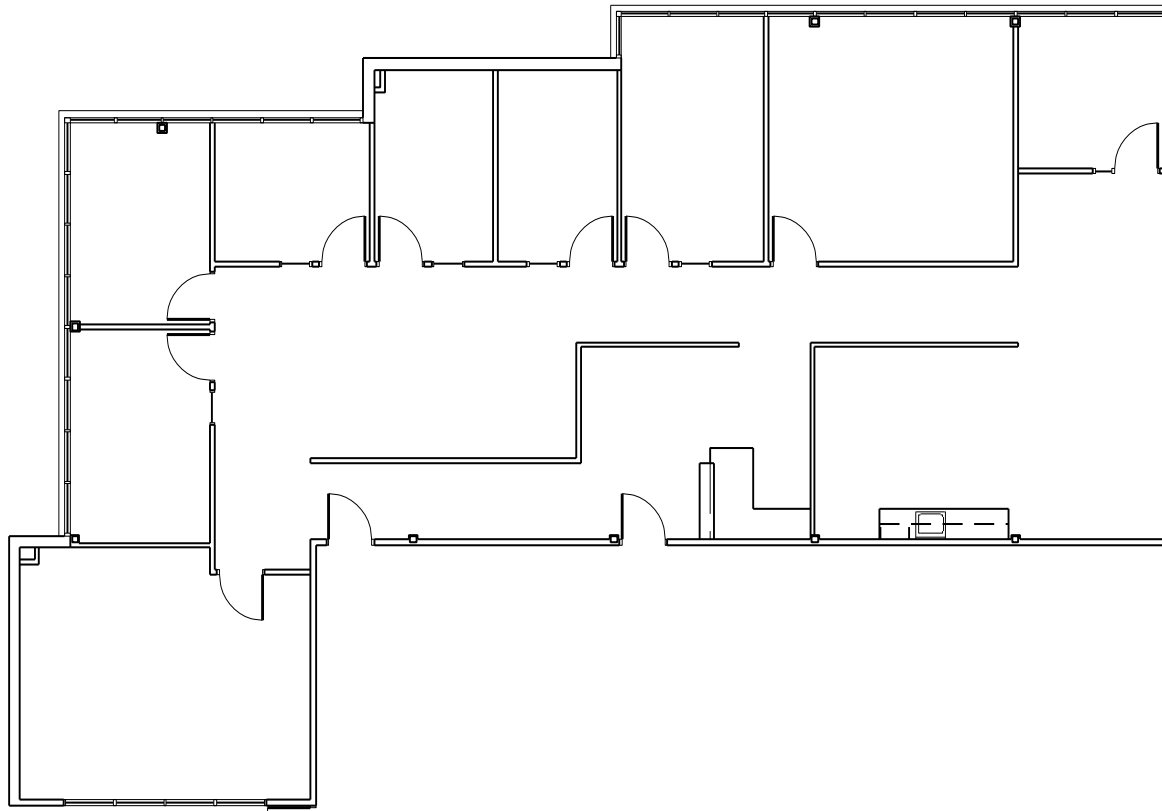
SUITE 142 - ±3,147-6,088 RSF

Move-In Ready!

Contiguous space option with Suite 141



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Floor Plan 1st Floor

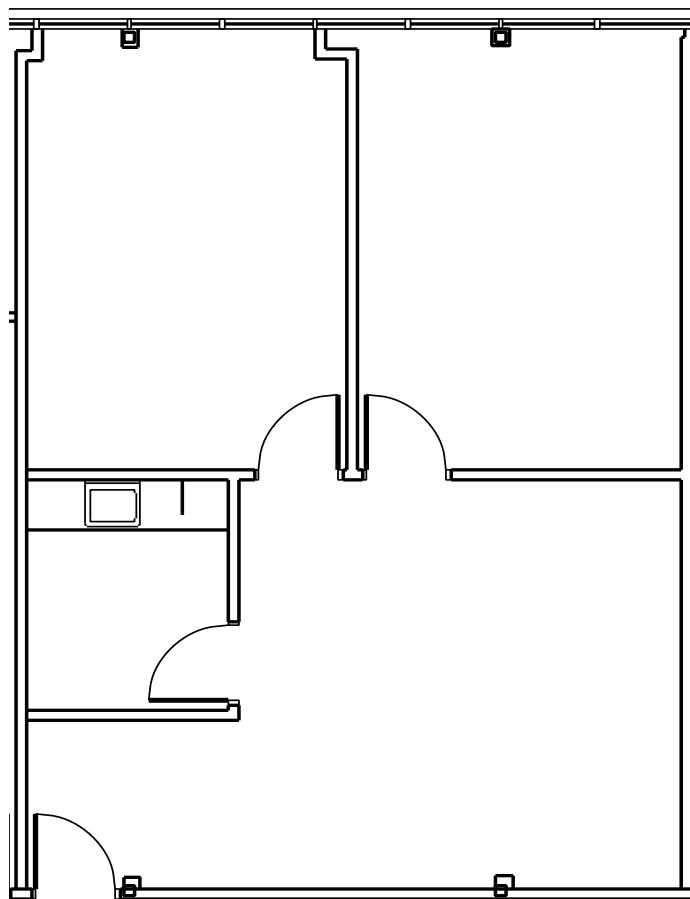
SUITE 195 - ±977-2,705 RSF

Available 2/1/2026

Contiguous space option with Suite 199



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Floor Plan 1st Floor

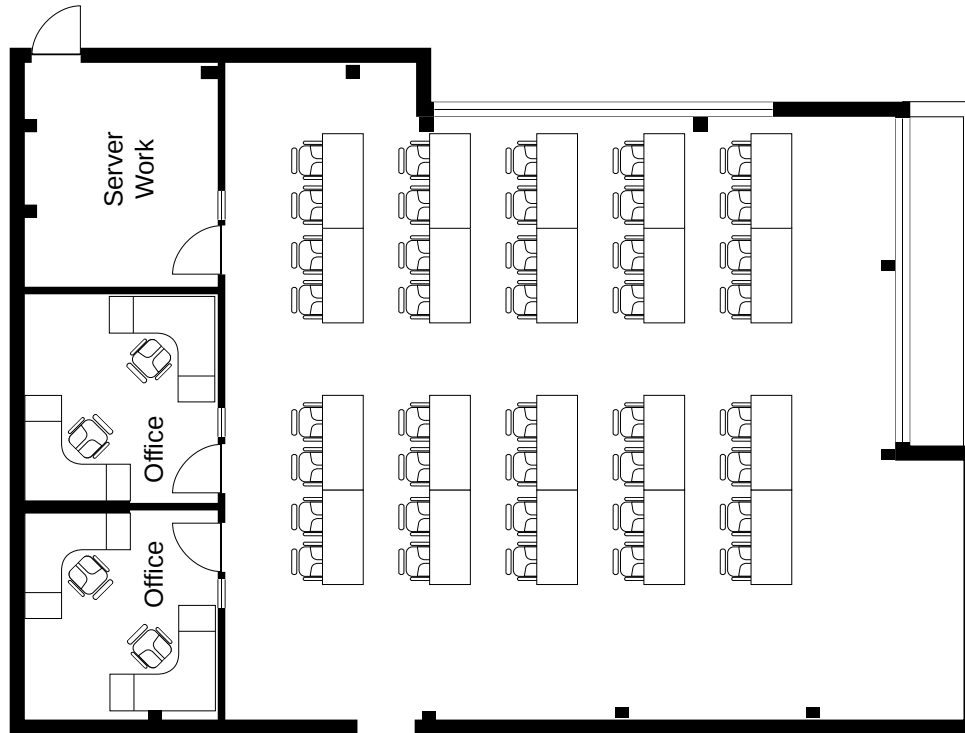
SUITE 199 - ±1,728-2,705 RSF

Available within 60 Days

Contiguous space option with Suite 195



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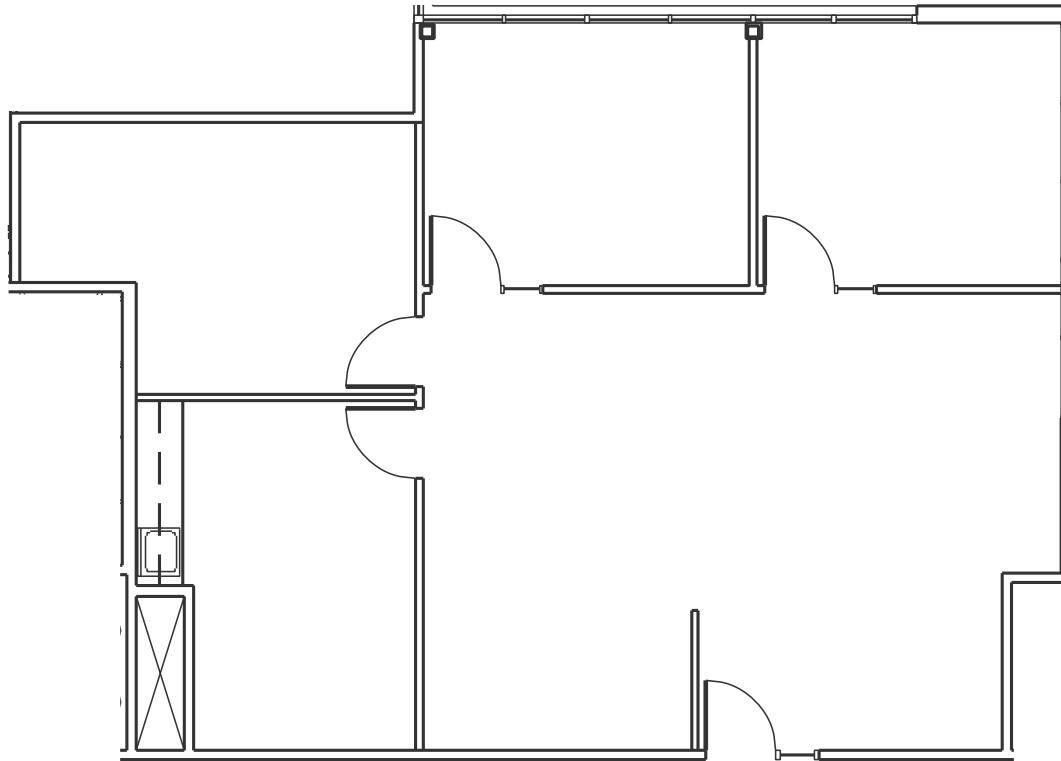
Floor Plan 2nd Floor

SUITE 220 - ±1,353 RSF

Move-In Ready!



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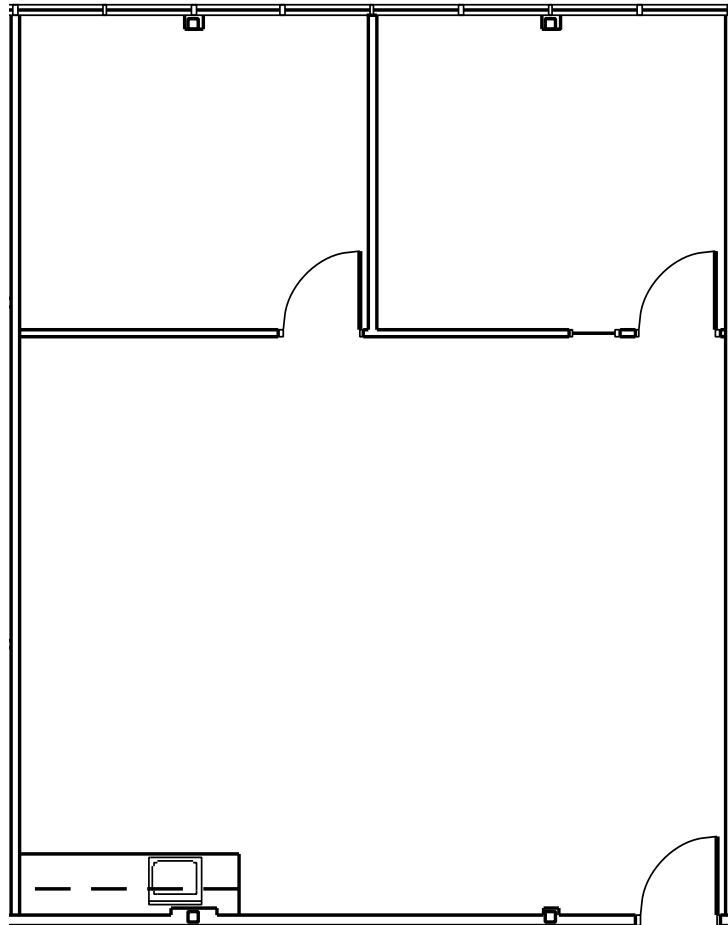
Floor Plan 2nd Floor

SUITE 285 - ±1,093 RSF

Move-In Ready!



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Building Availability

1st Floor

Suite 130 - ±4,343 RSF

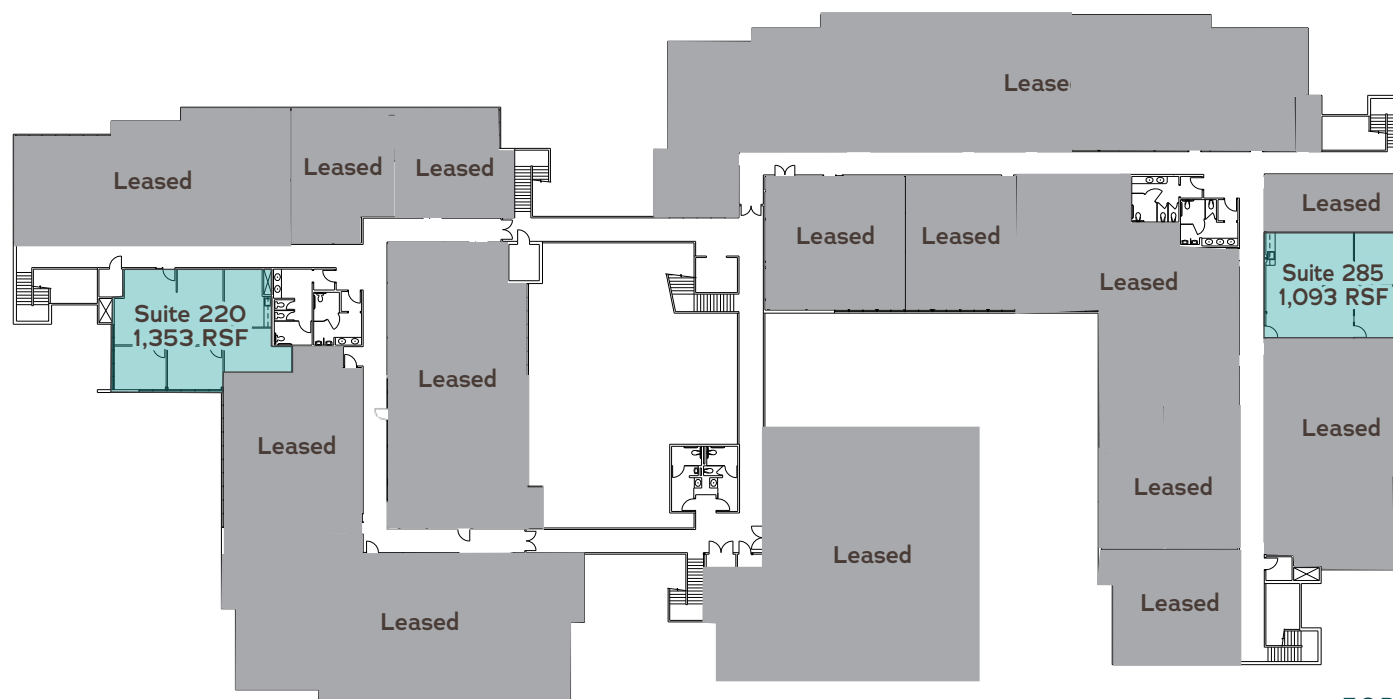
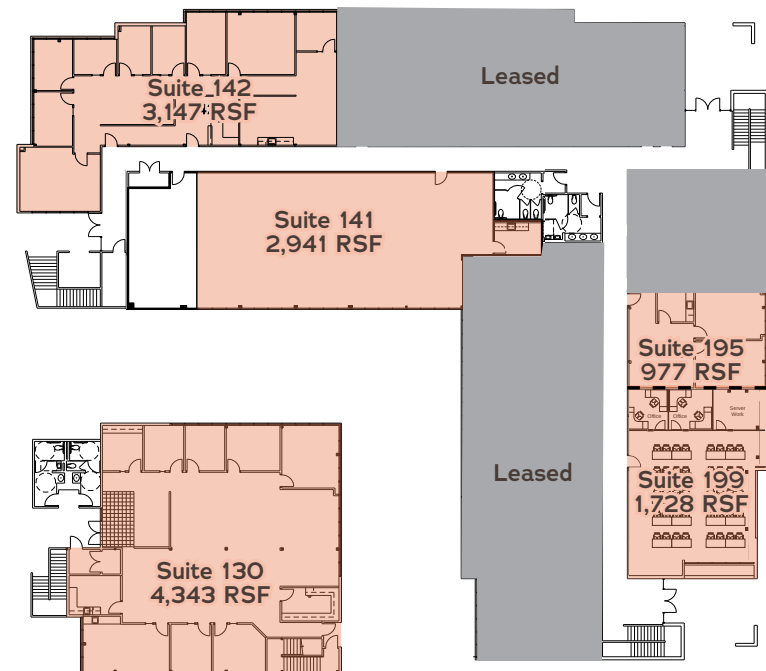
Suite 141 - ±2,941-6,088 RSF*

Suite 142 - ±3,147-6,088 RSF*

Suite 195 - ±977-2,705 RSF*

Suite 199 - ±1,728-2,705 RSF*

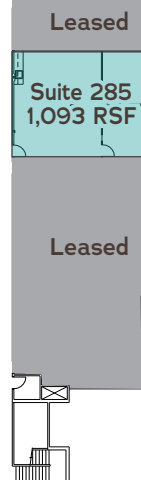
**Contiguous space option*

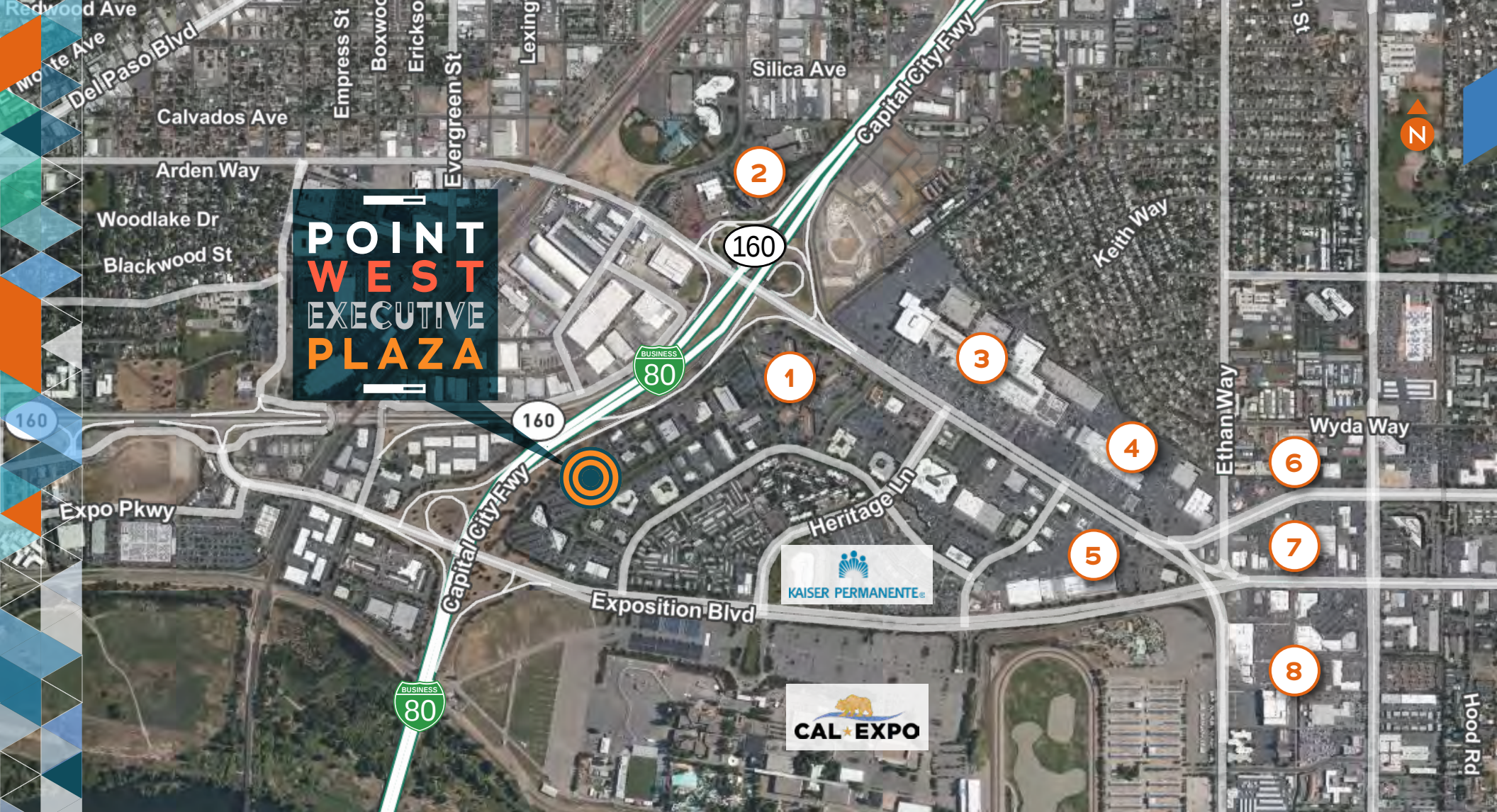


2nd Floor

Suite 220 - ±1,353 RSF

Suite 285 - ±1,093 RSF





Area Amenities

1. DoubleTree by Hilton

2. Hilton Sacramento

3. Arden Fair Mall

Macy's
BJ's Restaurant
Banana Republic
Lululemon
Bath & Body Works
Foot Locker
Lenscrafters

4. Market Square

Peet's Coffee
Ulta Beauty
Barnes & Noble
Mikuni
California Pizza Kitchen
The Cheesecake Factory
Best Buy

5. Point West Plaza

Hobby Lobby
Famous Footwear
Petco
Old Navy
Olive Garden
California Bank & Trust

6. Alta Arden Expwy

In-N-Out
Mimi's Café
Chick-fil-A
World Market

7. Arden Way

Chili's Grill
IHOP
Buffalo Wild Wings
Total Wine
McDonald's
Chipotle

8. Howe 'Bout Arden

Applebee's
The Container Store
HomeGoods
Nordstrom Rack
Century Theatres
Jamba Juice
Michaels
Burlington
MOD Pizza
Pinkberry Frozen Yogurt

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www.cbre.com/sacramento

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