

5

Sierra Gate Plaza

ROSEVILLE, CA 95661

I-80 BUILDING SIGNAGE AVAILABLE!

JOHN ADAMS ACADEMY

CBRE

FOR LEASE



PROPERTY HIGHLIGHTS

LEASE OPPORTUNITY

- SUITE 302: ±1,697 RSF AVAILABLE NOW
- SUITE 330: ±2,328 RSF* AVAILABLE NOW
- SUITE 350: ±720 RSF* AVAILABLE NOW
- SUITE 360: ±1,347 RSF* AVAILABLE NOW
- SUITE 370: ±1,970 RSF AVAILABLE NOW
- SUITE 390: ±1,727 RSF* AVAILABLE NOW

*SUITES CAN BE COMBINED FOR ±6,192 RSF

- 2ND FLOOR: ±12,832 RSF AVAILABLE NOW
- LEASE RATE: \$2.00 FSG

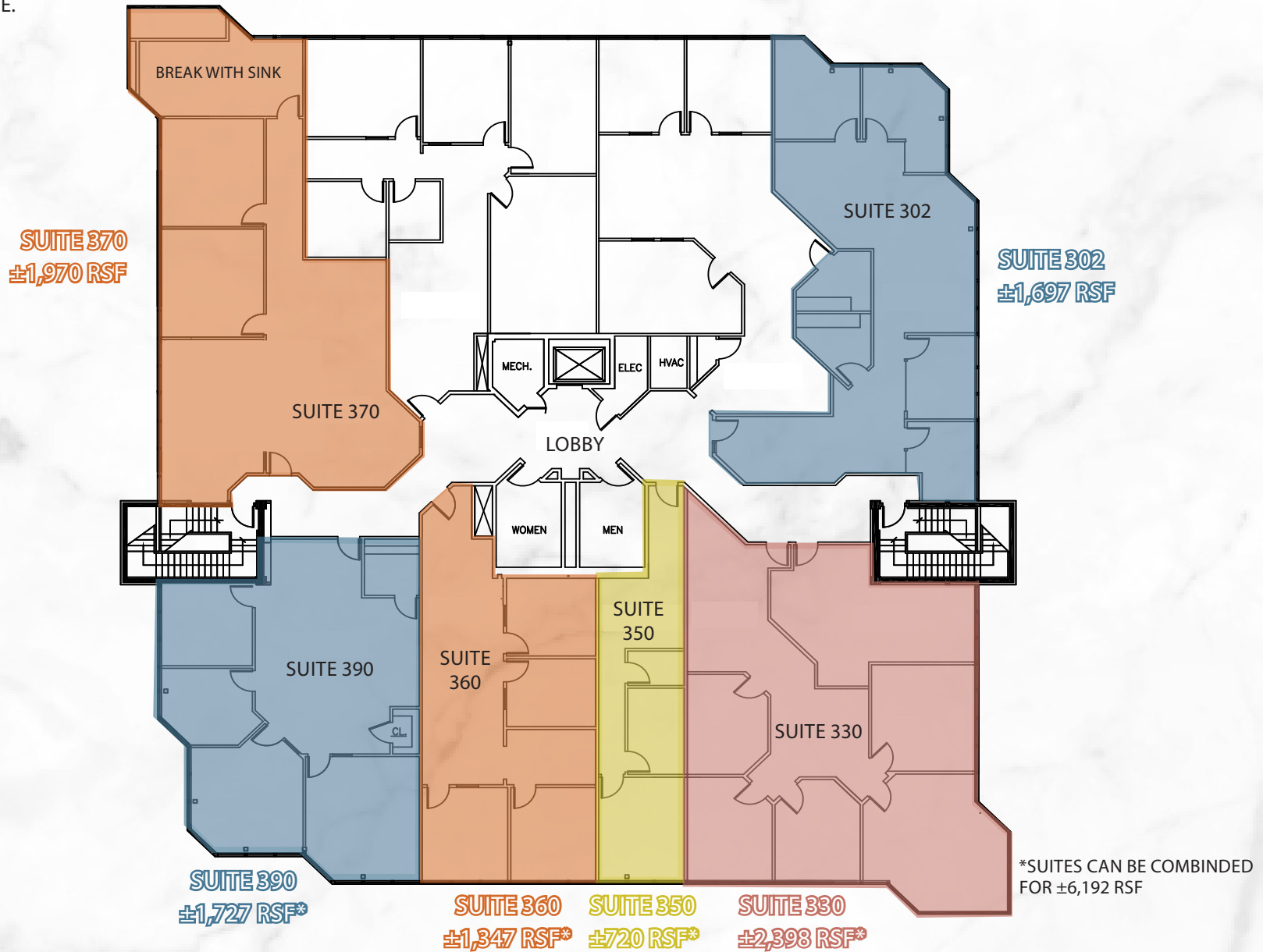
AREA OVERVIEW

- ABUNDANT PARKING (5/1000)
- ZONING: BP (BUSINESS PROFESSIONAL)
- LOCATED MINUTES FROM BOTH THE DOUGLAS BLVD AND EUREKA RD INTERSTATE 80 INTERCHANGES
- I-80 BUILDING SIGNAGE AVAILABLE

5 SIERRA GATE PLAZA

Floor Plan

NOT TO SCALE. ALL DIMENSIONS ARE APPROXIMATE.



Floor Plan

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SECOND FLOOR
±12,832 RSF
AVAILABLE APRIL 1, 2026



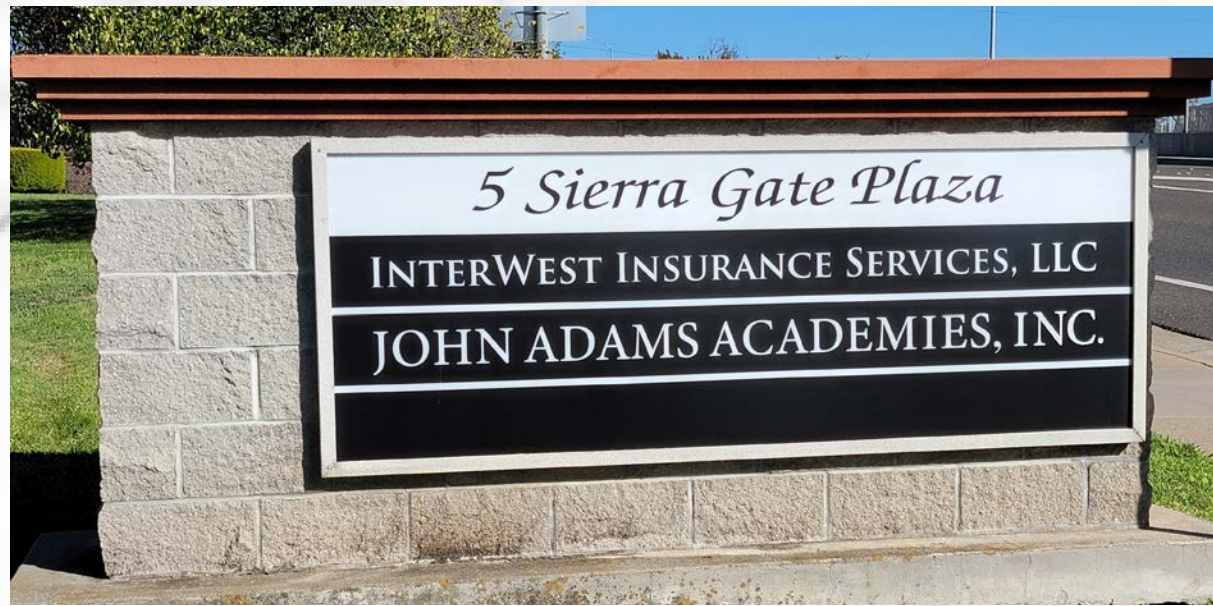
LOCATION
AERIAL

I-80 BUILDING SIGNAGE AVAILABLE!

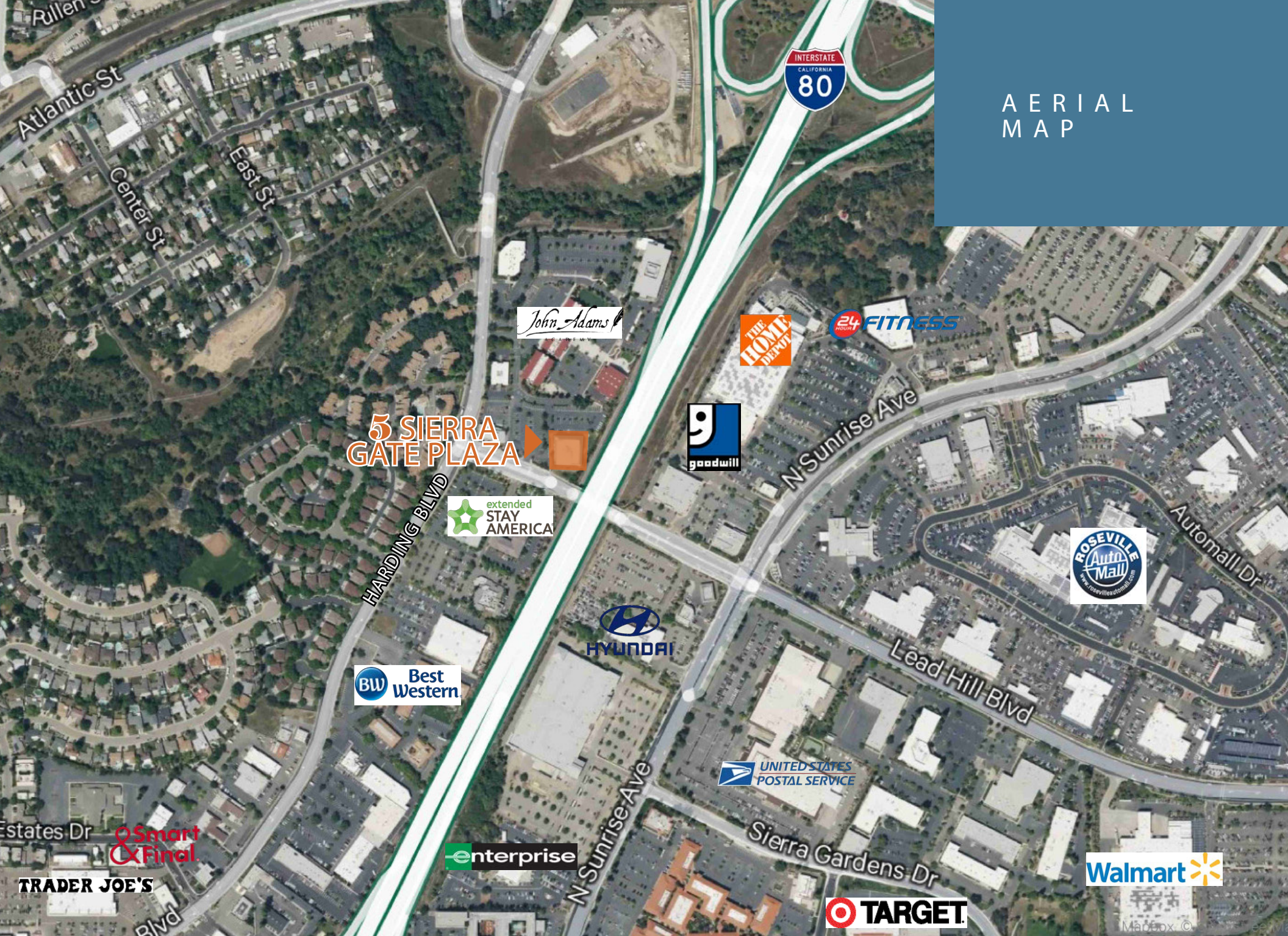


**5 SIERRA
GATE PLAZA**

LEAD HILL BLVD



AERIAL
MAP



5 SIERRA GATE PLAZA

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