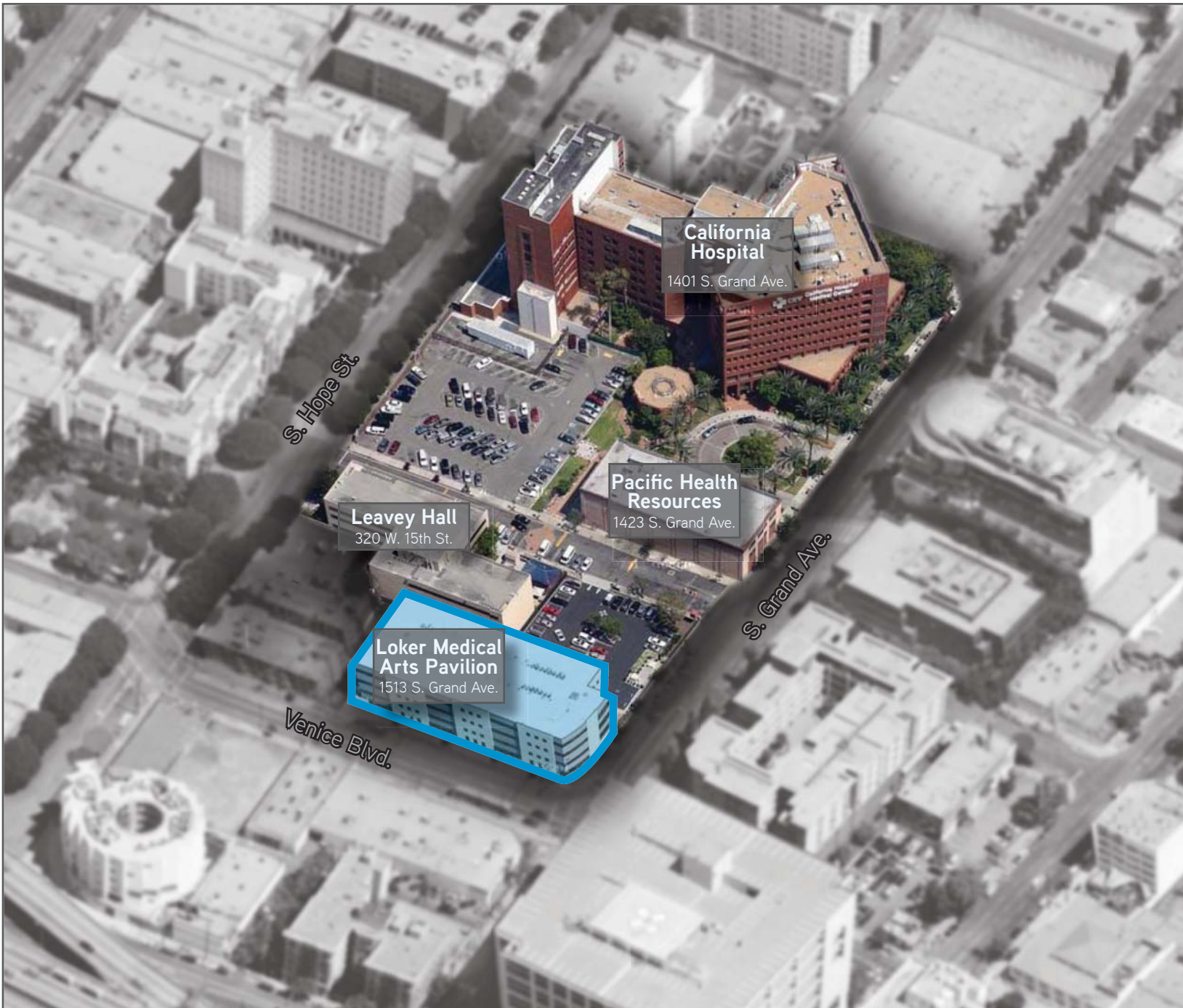


FOR LEASE
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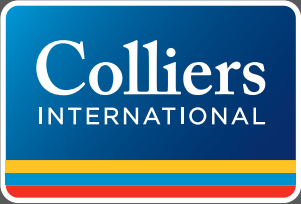


For more information contact:

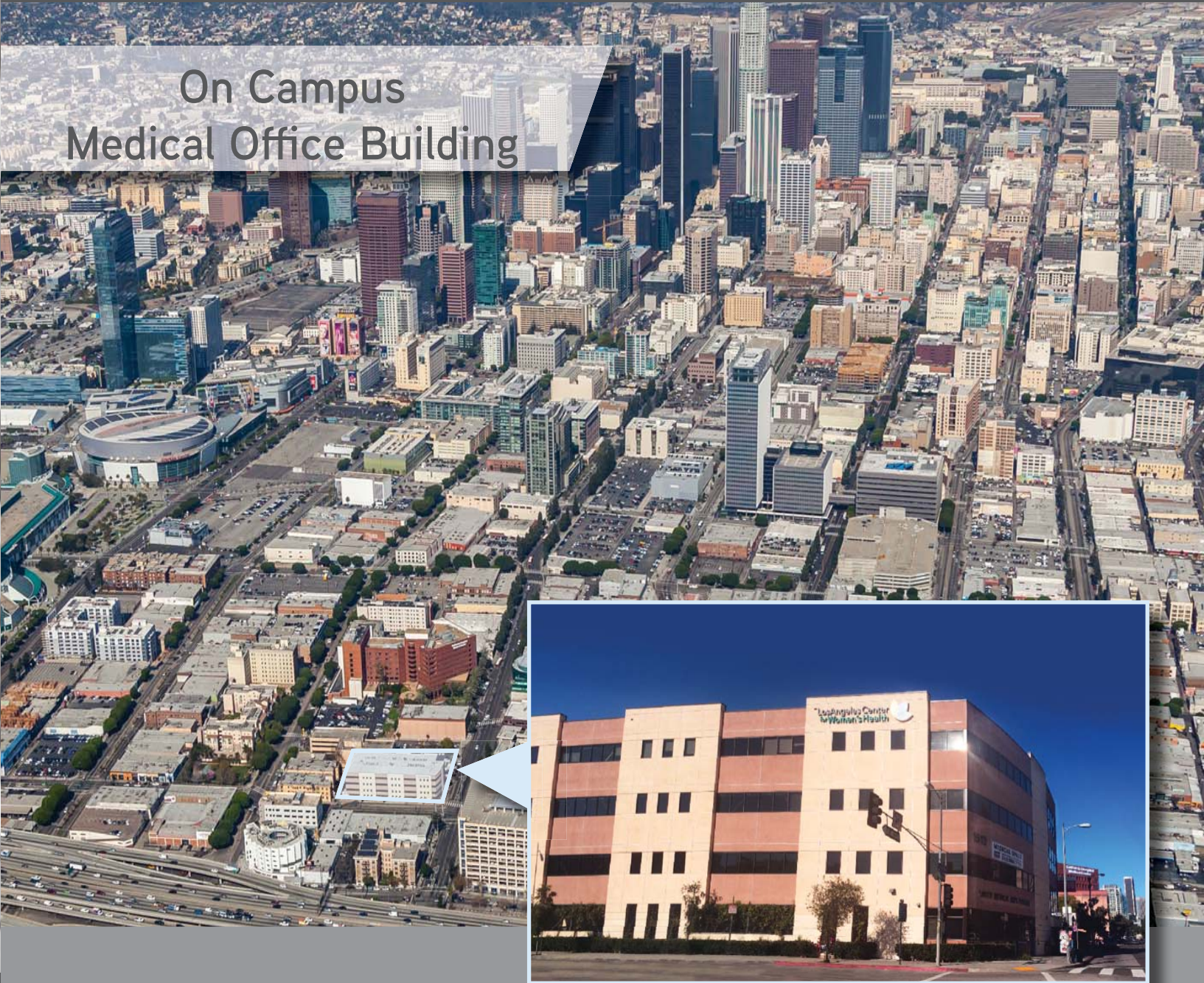
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Lease Terms

Available Space	2 nd Fl: 3,116 SF 3 rd Fl: 1,500-12,651 SF
Base Rental Rate	\$2.95 MG*
Parking	4 per 1,000 SF

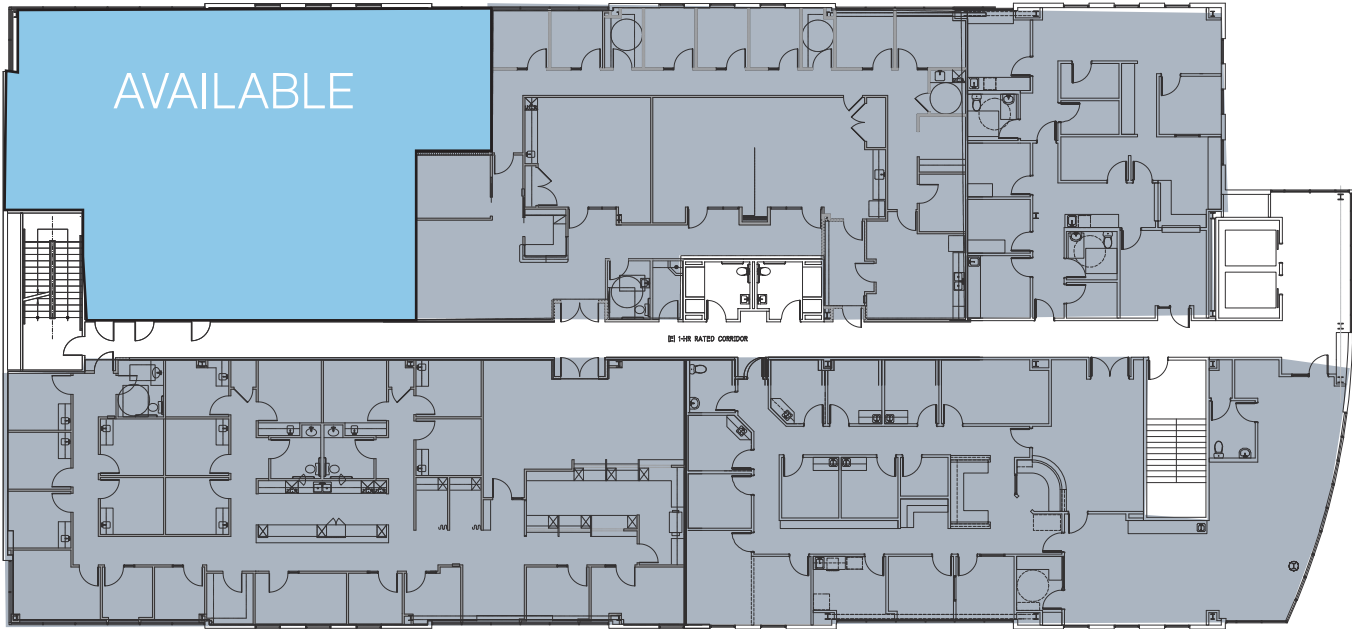
*Tenant responsible for electric/HVAC

Features

- On-campus location with convenient access to abundant covered and surface parking, as well as mass-transit (bus and train)
- Adjacent to California Hospital Medical Center
- Recent 2010 construction
- Under new ownership and management
- Exterior signage available
- Interior renovations in progress
- On-site pharmacy
- Excellent access to major freeways and public transportation
- Fourth floor executive conference facility available as a courtesy to building tenants.



SECOND FLOOR: UP TO 3,116 SF AVAILABLE



THIRD FLOOR: UP TO 12,651 SF AVAILABLE

