

THE GATEWAY

2020 W. EL CAMINO AVENUE & 2555 NATOMAS PARK DRIVE
SACRAMENTO, CA

2020

CLICK FOR

PROPERTY TOUR



CHAVEZ
MANAGEMENT GROUP, INC.

JONES LANG LASALLE BROKERAGE, INC. LIC. #01856260



2020 W. EL
CAMINO AVENUE

2555 NATOMAS
PARK DRIVE

BUILDING AMENITIES



GYM



FREE EV CHARGING



24/7 SECURITY



BICYCLE LOCKERS



HOSPITAL QUALITY
AIR FILTRATION
SYSTEM



GUEST-WIFI
IN ALL
COMMON AREAS



CONFERENCE
FACILITIES



1630 FREE ON-SITE
PARKING STALLS



ON-SITE PROPERTY
MANAGEMENT



ON-SITE CAFE &
TENANT LOUNGE



BUILDING &
MONUMENT SIGNAGE
AVAILABLE



PUTTING GREEN &
BBQ AREA

2020 W. EL CAMINO AVENUE

BUILDING HIGHLIGHTS



±333,133 SF BUILDING SIZE



±2,500 - ±170,000 SF AVAILABLE



FIRST LEED GOLD CERTIFIED BUILDING
IN THE SACRAMENTO AREA



12 STORIES



BUILDING TOP SIGNAGE AVAILABLE



ON-SITE CAFE



1,280 PARKING STALLS (3.84/1,000 RATIO)



5 HIGH SPEED PASSENGER ELEVATORS



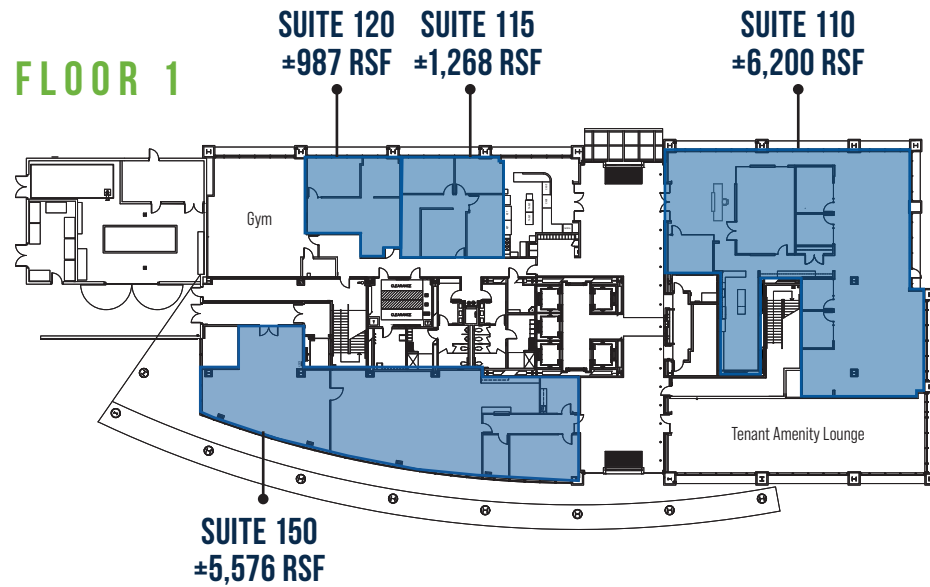
1 FREIGHT ELEVATOR



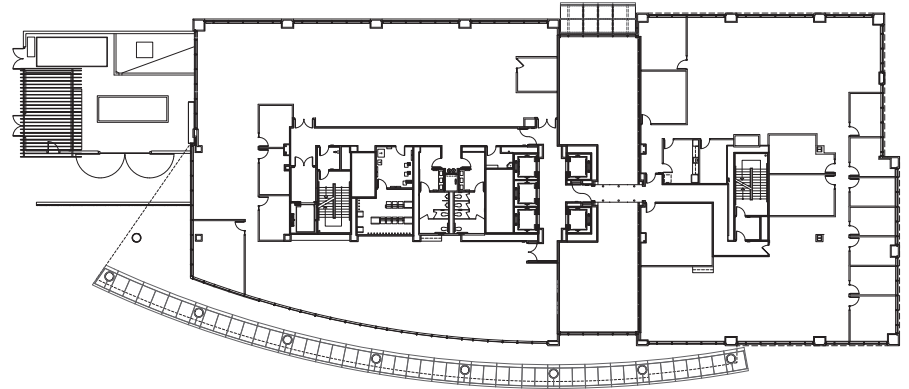
ON-SITE SECURITY & MANAGEMENT



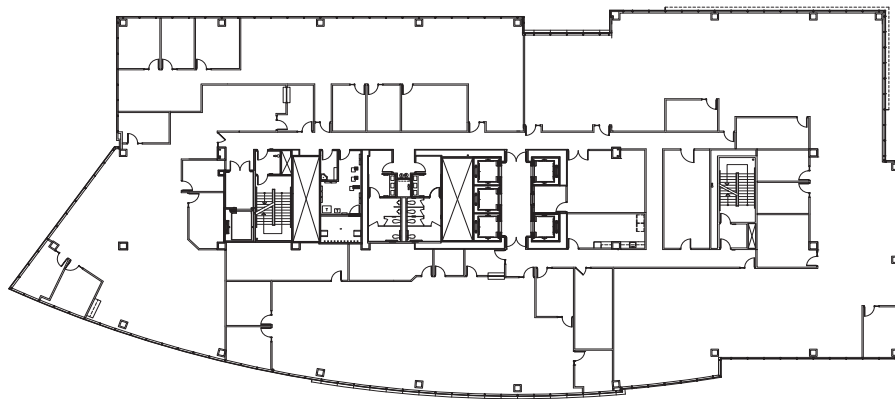
2020 W. EL CAMINO AVE - FLOOR PLANS



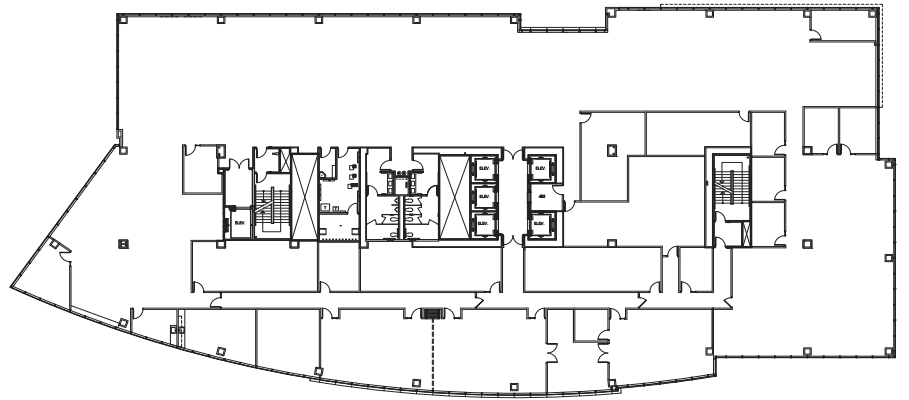
FLOOR 2 ±20,330 RSF



FLOOR 3 ±28,717 RSF

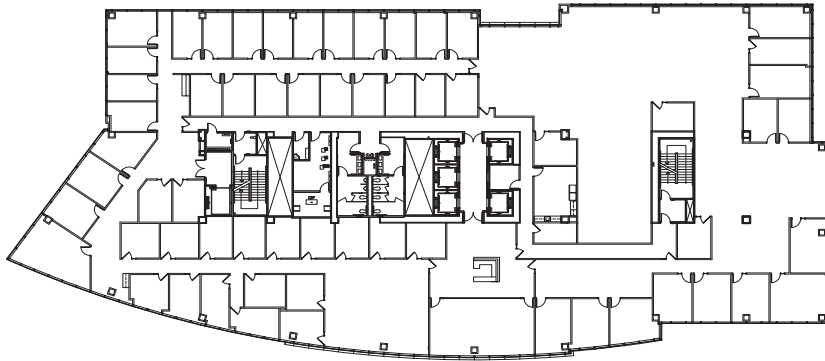


FLOOR 4 ±28,717 RSF

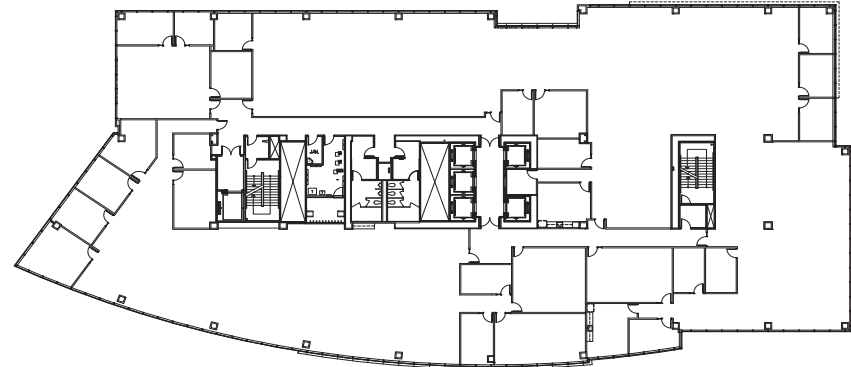


2020 W. EL CAMINO AVE - FLOOR PLANS

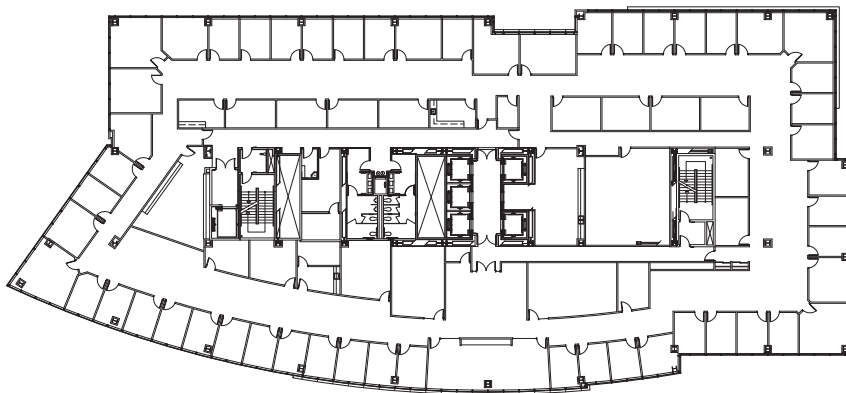
FLOOR 5 ±28,647 RSF

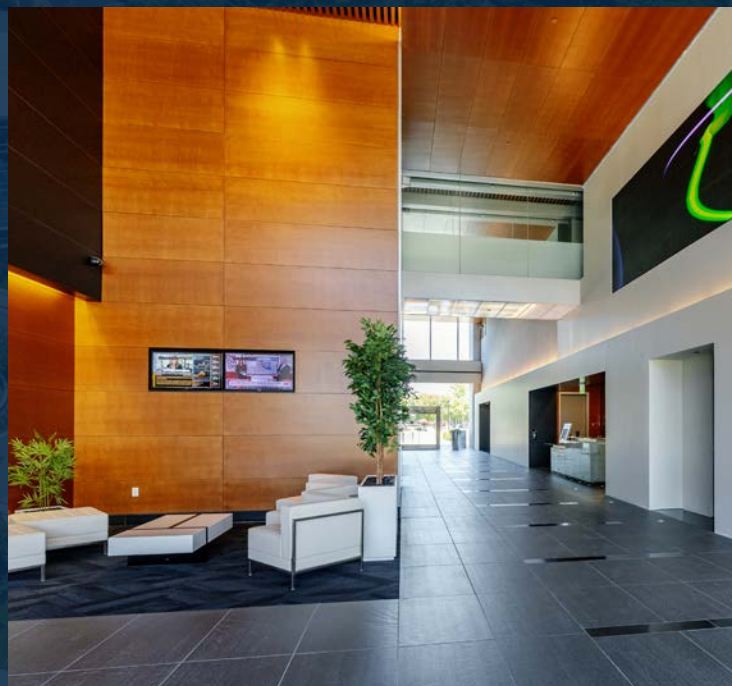
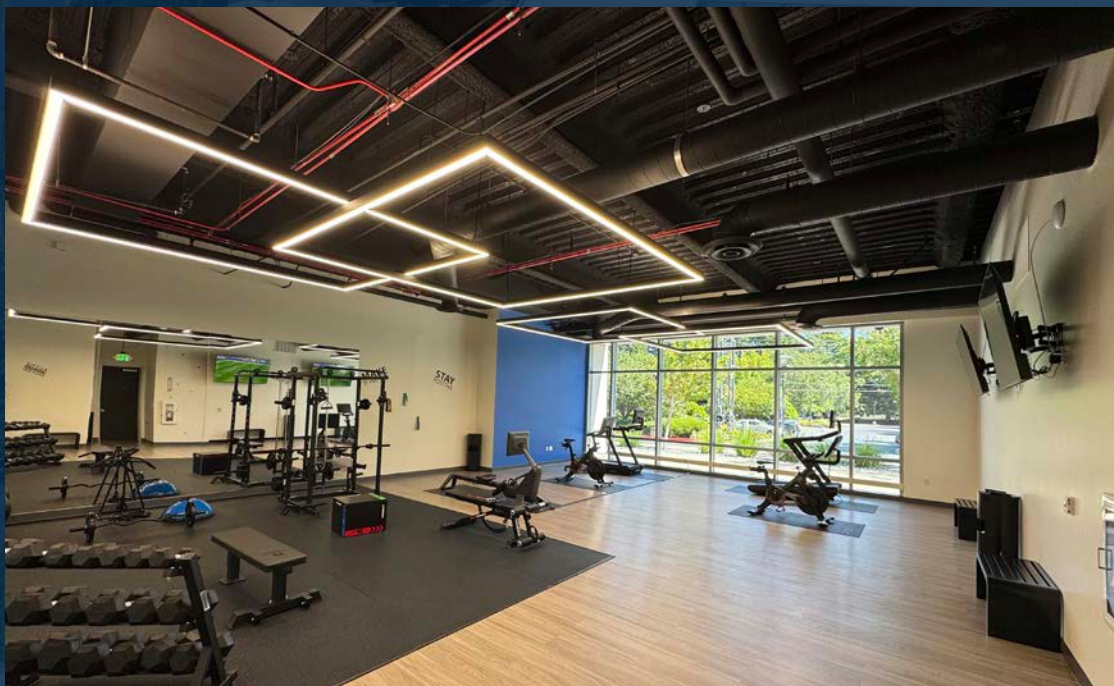


FLOOR 6 ±28,717 RSF



FLOOR 7 ±28,254 RSF





2555 NATOMAS PARK DRIVE

BUILDING HIGHLIGHTS



±86,870 SF BUILDING SIZE



±28,800 TYPICAL FLOORPLATE



LEED SILVER CERTIFIED



3 STORIES



BUILDING SIGNAGE AVAILABLE

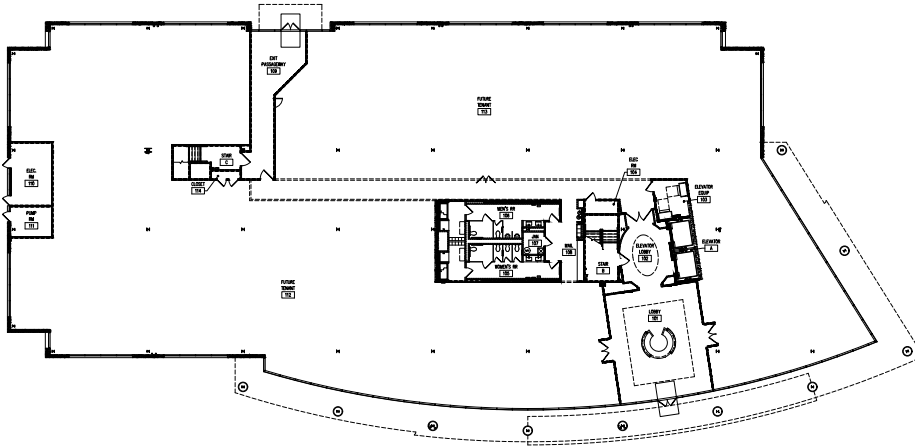


350 PARKING STALLS
(4.02/1,000 RATIO)

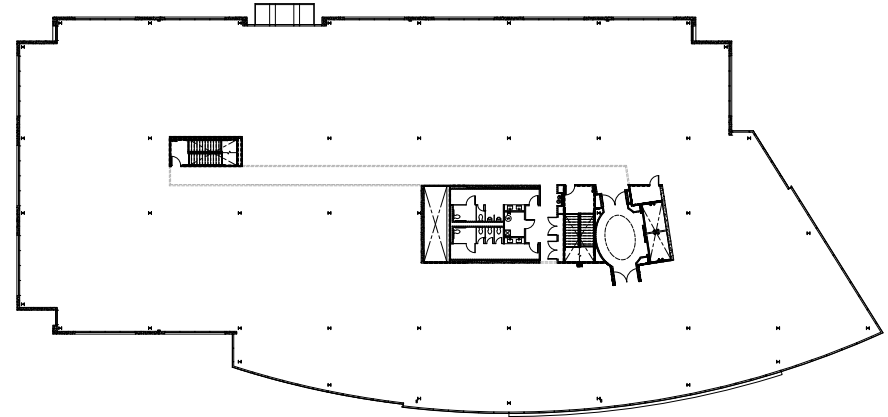


2555 NATOMAS PARK DRIVE - FLOOR PLAN

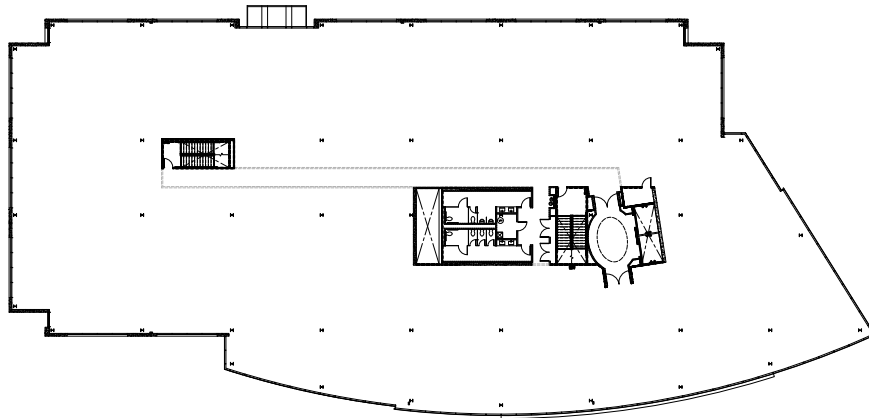
FLOOR 1 ±25,332 RSF



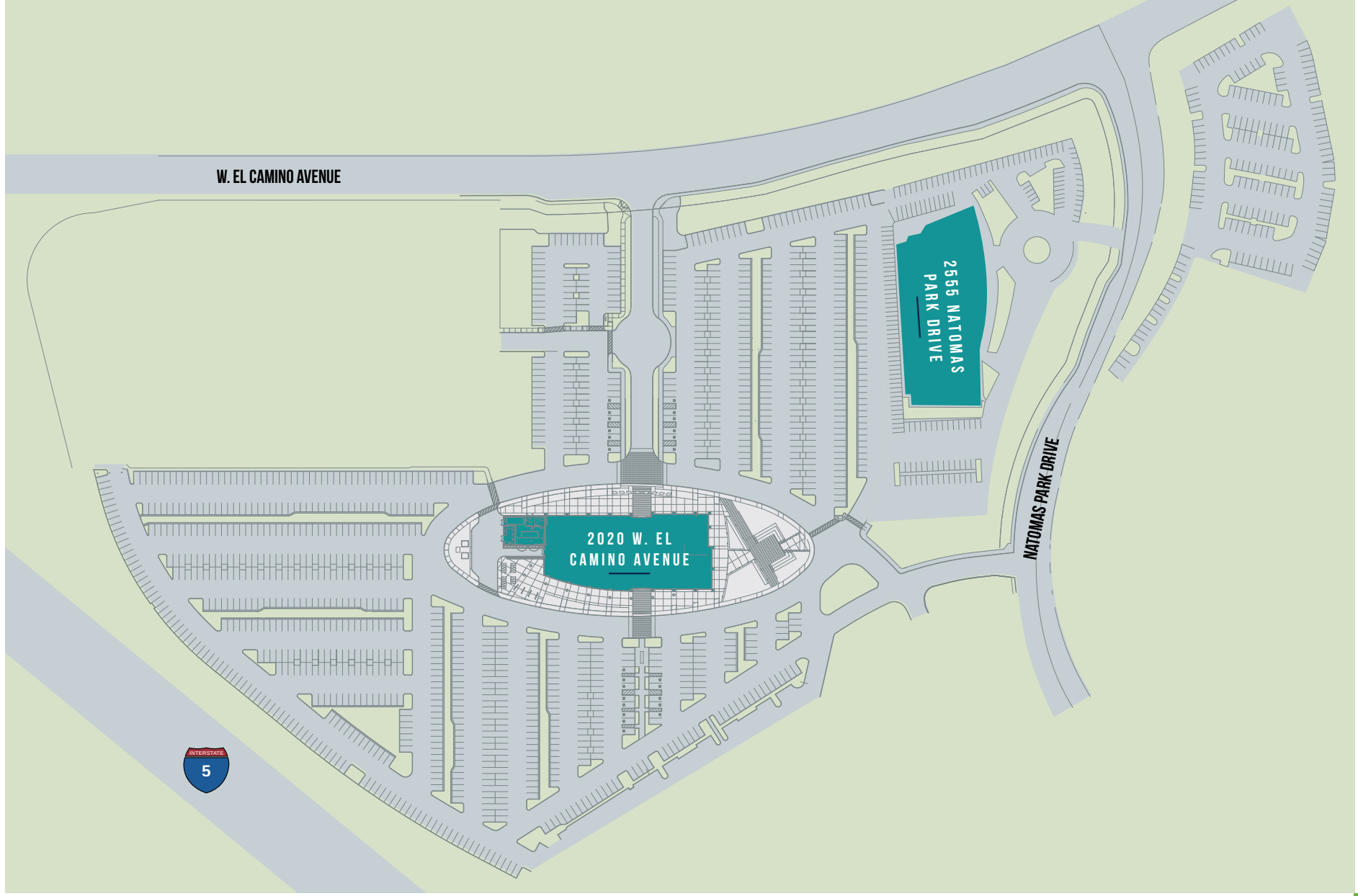
FLOOR 2 ±30,770 RSF



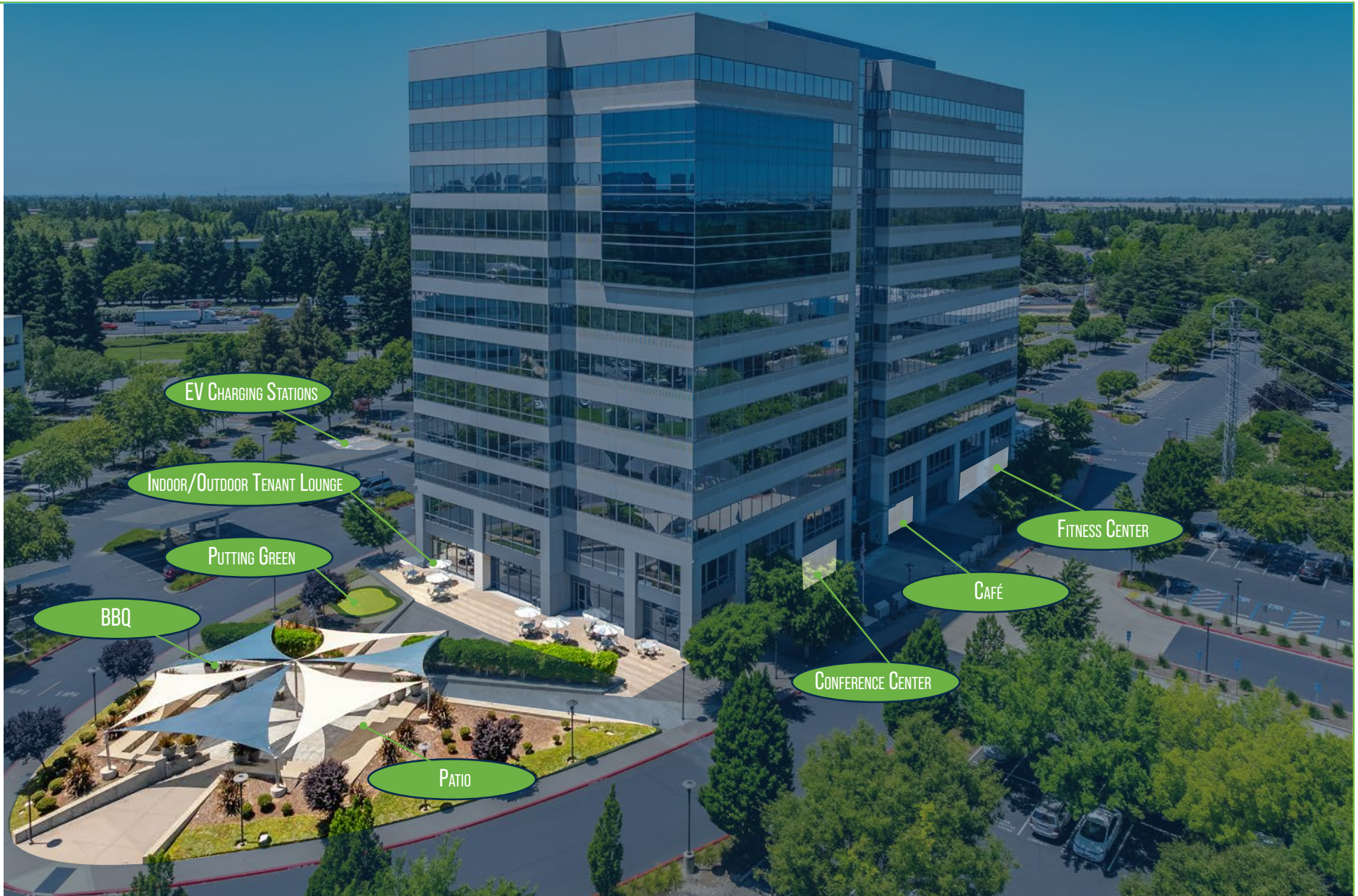
FLOOR 3 ±30,770 RSF



SITE PLAN



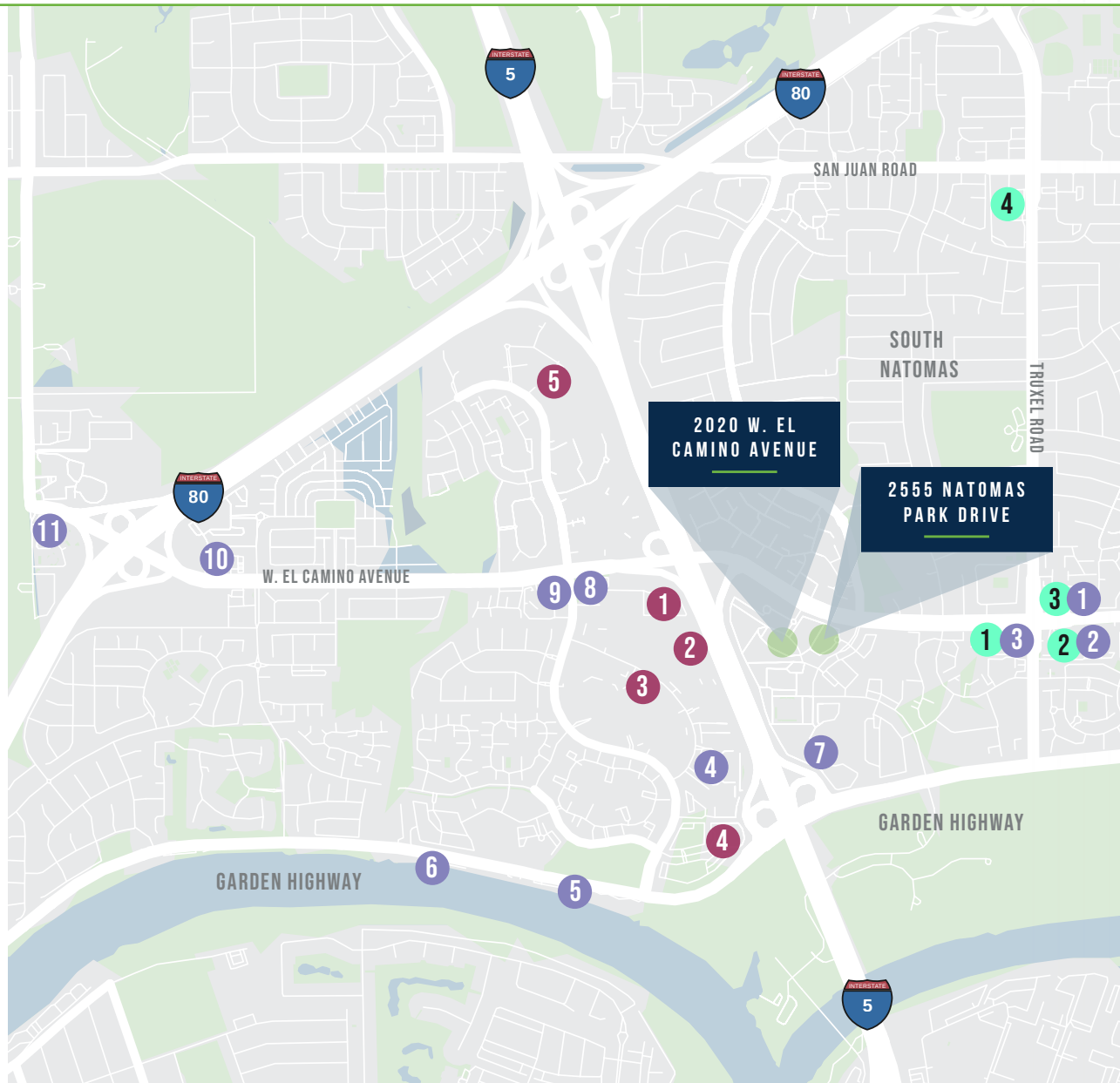
BUILDING AMENITY HIGHLIGHTS



IDEALLY POSITIONED IN NATOMAS



AMENITY MAP



DESTINATIONS AND DINING

FOOD

- Hot Off The Griddle
Pho Viet
Saigon Corner
- Subway
Starbucks
Taqueria Roberto
Main Street Bagel Cafe
Domino's Pizza
Azukas Sushi
Popeyes
- Mezcal Grill
Bangkok City Thai
Lotus Fusion
Pizza Guys
- Holly's Coffee Cafe
- Chevys
Roosters On The River
Crawdads on the River
- The Virgin Sturgeon
Restaurant & Marina
- The New Yorker Deli
- Cuatro Amigos Sports
Bar & Grill
Starbucks
The Sandwich Spot
Good Friends
Carl's Jr
Jamba Juice
Fogo de Minas
Mountain Mikes
- Jack in the Box
Subway
New York Pizza & Plus
- The garden GRILLE & BAR
Dutch Bro's Coffee
McDonald's
- Black Bear Diner Natomas

HOTELS

- Residence Inn Sacramento Airport Natomas
- Hilton Garden Inn Sacramento/South Natomas
- SpringHill Suites Sacramento Natomas
- Courtyard Sacramento Airport Natomas
- Extended Stay America - Sacramento - South Natomas

RETAIL

- Grocery Outlet
- Bel Air
- CVS
- Foodmaxx



THE GATEWAY

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SACRAMENTO, CA

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