

Folsom's Premier Office Building

2365 Iron Point Road

High Visibility Freeway Location



NEWMARK

EXCLUSIVELY MARKETING BY:

Todd Eschelman

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Jack Blackmon

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BASIN STREET
PROPERTIES

2365 Iron Point Road

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Units from 1,263 SF - 11,158 SF

- Walking distance to numerous amenities
- LEED Gold
- 4.5/1,000 parking ratio
- Fiber ready
- Onsite gym with showers
- Freeway visible signage (roughly 200,000 vehicles per day)
- Designated walking paths surround wetlands/preserve area
- Updated lobby with television and furniture



CLICK HERE
FOR PHOTO/VIDEO
COMMON AREA

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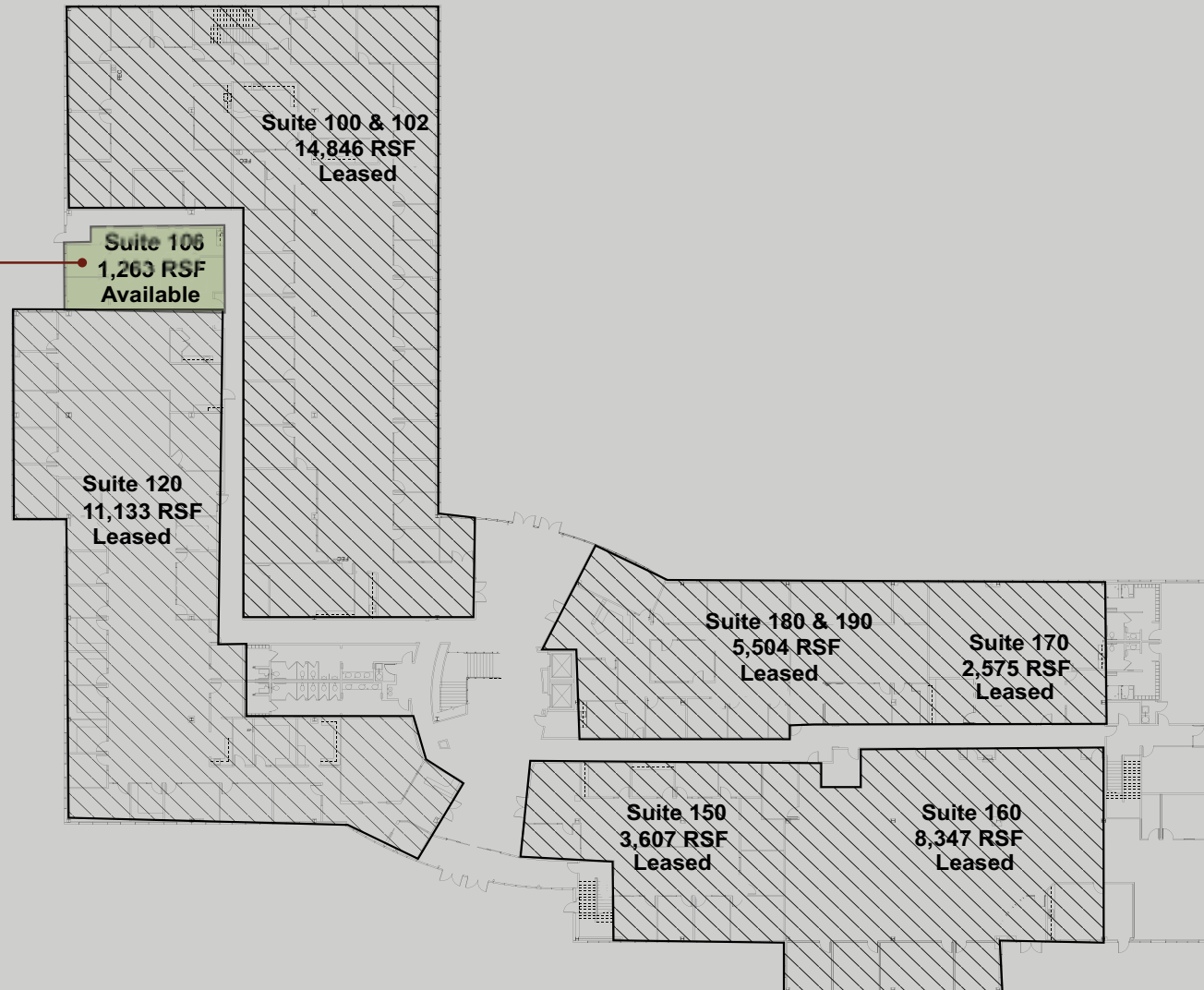
2365 Iron Point Road

First Floor



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Suite 106



The floor plan of the 10th floor includes the following areas:

- Suite 215:** 1,606 RSF, Available.
- Suite 205:** 5,849 RSF, Leased.
- Suite 200:** 4,946 RSF, Leased.
- Suite 290A:** 3,560 RSF, Leased.
- Suite 235:** 7,359 RSF, Leased.
- Suite 290B:** 7,698 RSF, Leased.
- Suite 240:** 8,668 RSF, Leased.
- Suite 270:** 6,977 RSF, Leased.

Common areas and other features include:

- Men, Women, and Jan. restrooms.
- Elev. Lobby and Elev. Lobby Stair Open To Below.
- Stair #2, Stair #3, and Stair #4.
- Elec. Rm. (Electrical Room).
- Trapped Space.
- Open To Below area.

Third Floor



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Suite 350

2365 Iron Point Road

Amenities Aerial

