

# FOR LEASE | ±13,500 SF - 31,500 SF Available

8432 Rovana Circle | Sacramento, CA



Colliers International  
301 University Ave | Suite 100  
Sacramento, CA 95825  
P: +1 916 929 5999

**Tommy O. Ponder, SIOR**  
Executive Vice President  
+1 916 563 3005  
tommy.ponder@colliers.com  
Lic. No. 01431506

**Spencer Bones**  
Vice President  
+1 916 830 2628  
spencer.bones@colliers.com  
Lic. No. 02014924

**George Vrame**  
Associate  
+1 916 563 3041  
george.vrame@colliers.com  
Lic. No. 02028936

## PROPERTY DETAILS

Total Building Area	±54,000 SF
Land Area	±2.00 acres
APN	064-0010-085
Zoning	M-2S
Year Built	1991
Construction	Concrete Tilt-Up
Clear Height	26' - 28'
Sprinkler	Yes
Power	800A / 277-480V / 3p Heavy

## AVAILABLE

**Space 1** ±13,500 SF\*

Office ±1,000 SF

Dock Doors Four (4)

Grade Level Two (2)

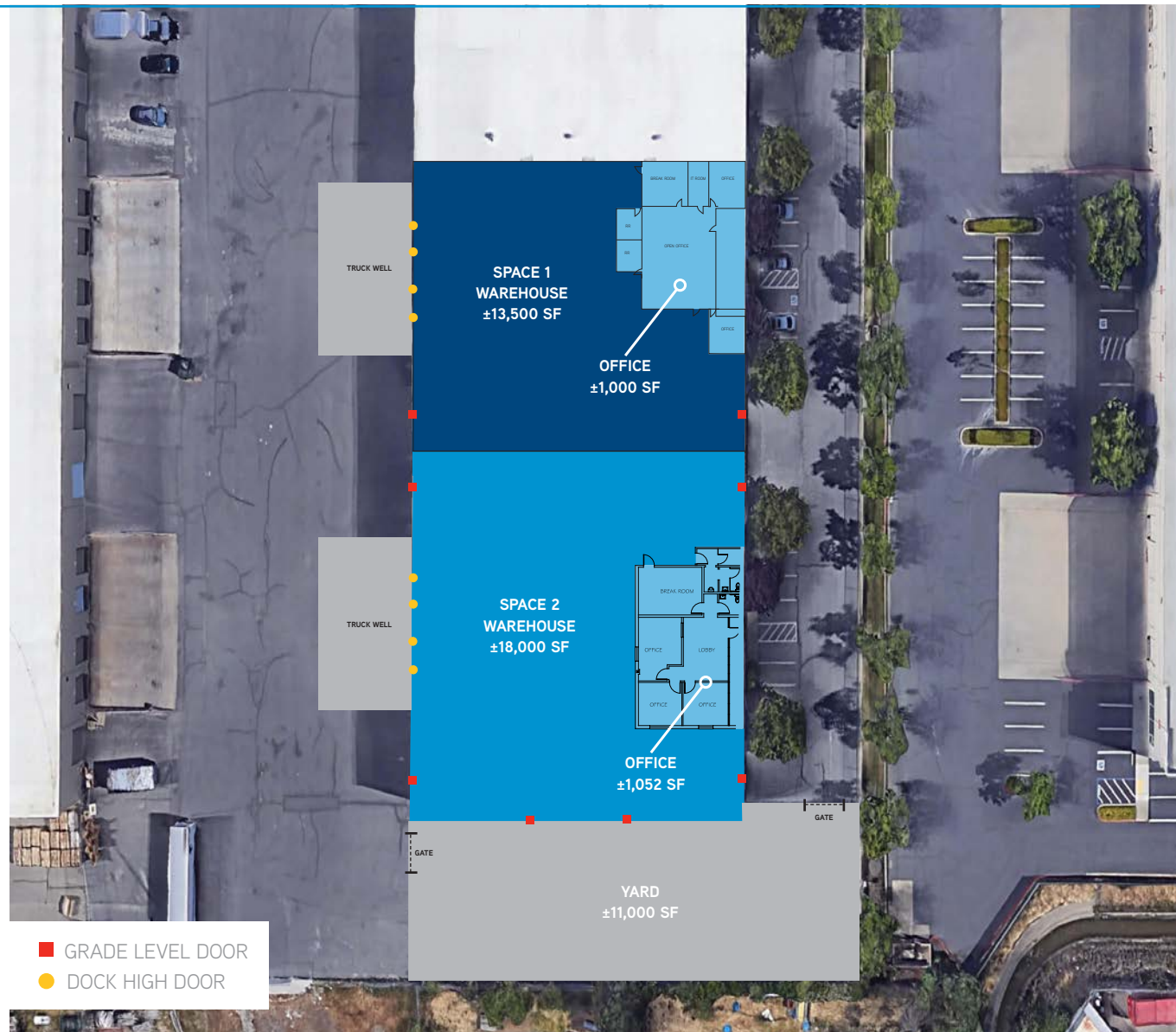
**Space 2** ±18,000 SF\*

Office ±1,052 SF

Dock Doors Four (4)

Grade Level Six (6)

\*Contiguous ±31,500 SF



Colliers International  
301 University Ave | Suite 100  
Sacramento, CA 95825  
P: +1 916 929 5999

**Tommy O. Ponder, SIOR**  
Executive Vice President  
+1 916 563 3005  
tommy.ponder@colliers.com  
Lic. No. 01431506

**Spencer Bones**  
Vice President  
+1 916 830 2628  
spencer.bones@colliers.com  
Lic. No. 02014924

**George Vrame**  
Associate  
+1 916 563 3041  
george.vrame@colliers.com  
Lic. No. 02028936

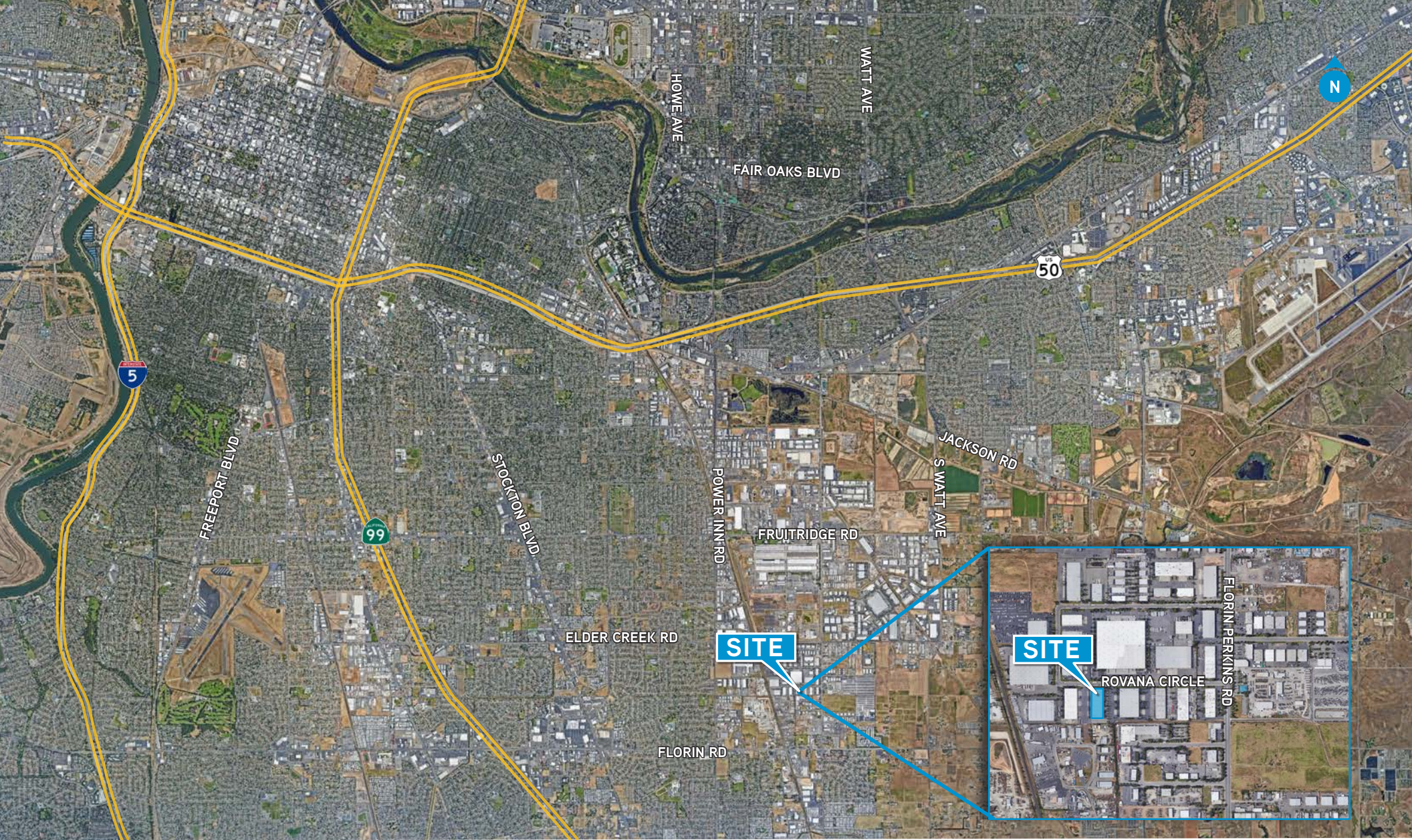


Colliers International  
301 University Ave | Suite 100  
Sacramento, CA 95825  
P: +1 916 929 5999

**Tommy O. Ponder, SIOR**  
Executive Vice President  
+1 916 563 3005  
tommy.ponder@colliers.com  
Lic. No. 01431506

**Spencer Bones**  
Vice President  
+1 916 830 2628  
spencer.bones@colliers.com  
Lic. No. 02014924

**George Vrame**  
Associate  
+1 916 563 3041  
george.vrame@colliers.com  
Lic. No. 02028936



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). Real estate officer license corporation identification number 01908588. ©2020. All rights reserved.



Colliers International  
301 University Ave | Suite 100  
Sacramento, CA 95825  
P: +1 916 929 5999

**Tommy O. Ponder, SIOR**  
Executive Vice President  
+1 916 563 3005  
tommy.ponder@colliers.com  
Lic. No. 01431506

**Spencer Bones**  
Vice President  
+1 916 830 2628  
spencer.bones@colliers.com  
Lic. No. 02014924

**George Vrame**  
Associate  
+1 916 563 3041  
george.vrame@colliers.com  
Lic. No. 02028936