

GOLD RIVER'S PREMIER OFFICE PARK

11344 COLOMA ROAD  
GOLD RIVER, CA



# REGENTS PARK

±140,500 SF OFFICE PARK

Available Suites Ranging from ±830 - ±18,000 SF Divisible







11344 GOLD RIVER, CA

# REGENTS PARK

CUSHMAN & WAKEFIELD INC - 400 Capitol Mall, Suite 1800, Sacramento, CA 95814 • +1 916.288.4800 • LIC. #00616335

**+1 916 288 4800**



**CUSHMAN & WAKEFIELD**



11344 COLOMA ROAD  
11344 GOLD RIVER, CA

PROPERTY

# HIGHLIGHTS

Easy Access to Highway 50

Serene Park-Like Environment

On-Site Amenities Include: Fitness Facility, Showers, Cafe, Property Management & Shared Conference Room

Ample Amount of Parking

Walking Distance to American River Bike Trail

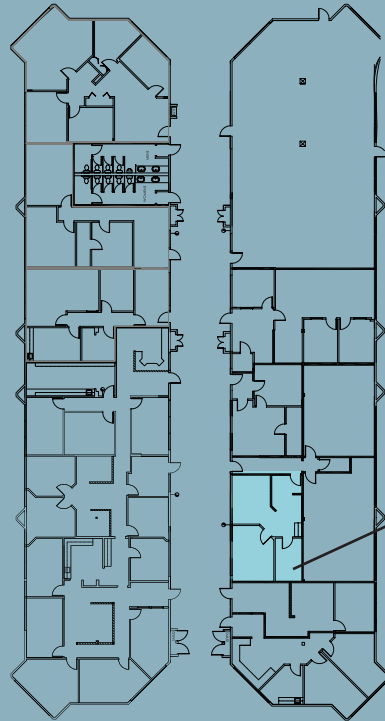




# 1<sup>ST</sup> FLOOR AVAILABILITIES

BLOCK 100 & 200			
SUITE #	AREA	SUITE #	AREA
235•A	±778 RSF		
BLOCK 300 & 400			
SUITE #	AREA	SUITE #	AREA
349	±1,560 RSF	435	±2,503 RSF
BLOCK 500 & 600			
SUITE #	AREA	SUITE #	AREA
605	±2,104 RSF		
BLOCK 700 & 800			
SUITE #	AREA	SUITE #	AREA
710	±5,153 RSF	840	±1,378 RSF
825	±1,300 RSF	845	±1,998 RSF

BUILDING 100



BUILDING 200

SUITE 235•A

BUILDING 700

SUITE 710

BUILDING 800

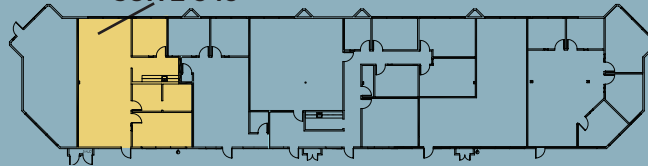
SUITE 825

SUITE 840

SUITE 845

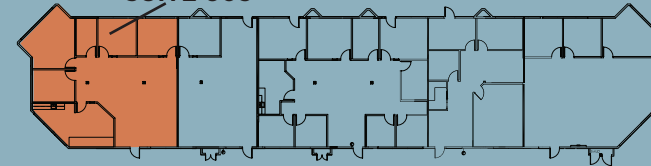
BUILDING 300

SUITE 349



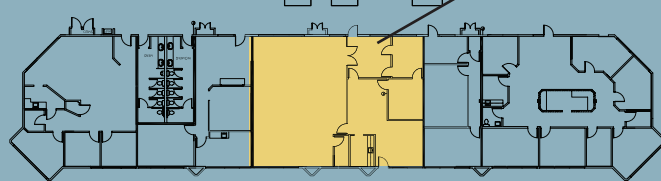
SUITE 605

BUILDING 600

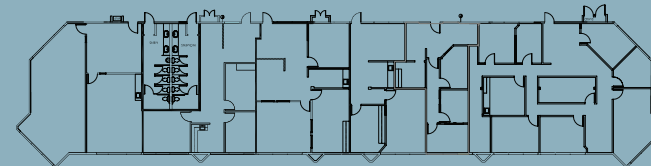


BUILDING 400

SUITE 435



BUILDING 500



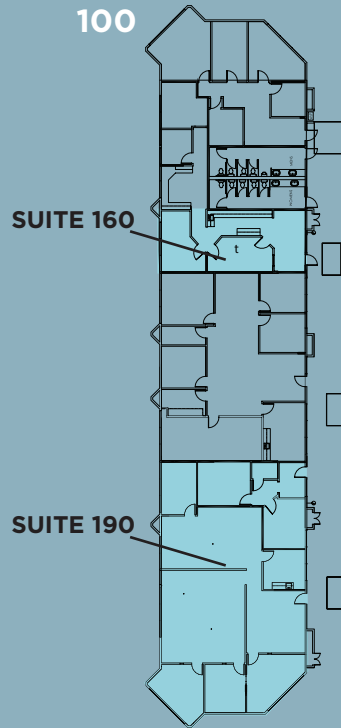
11344 GOLD RIVER, CA  
GOLOMA ROAD

# AVAILABILITIES

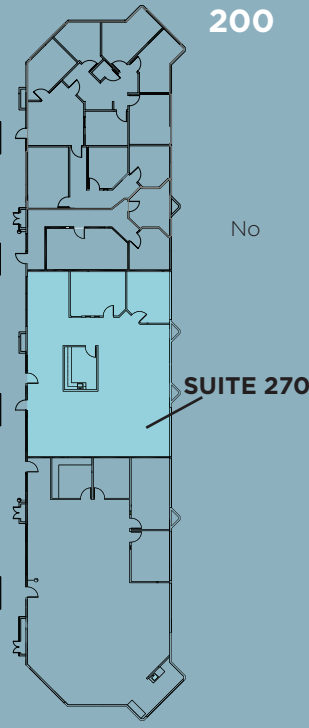


# 2<sup>ND</sup> FLOOR AVAILABILITIES

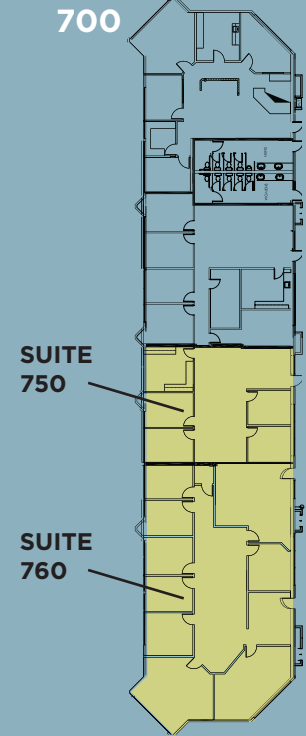
**BUILDING 100**



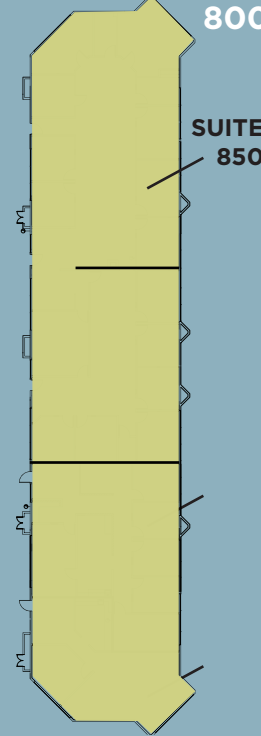
**BUILDING 200**



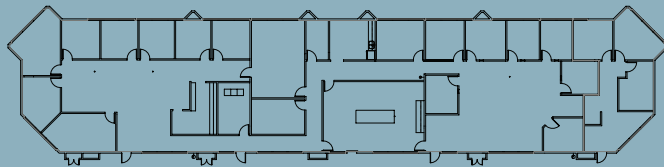
**BUILDING 700**



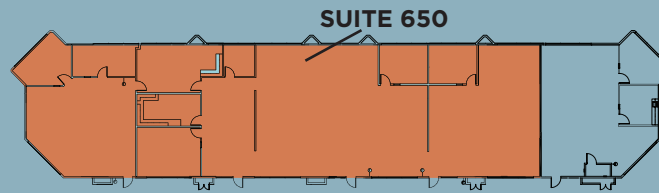
**BUILDING 800**



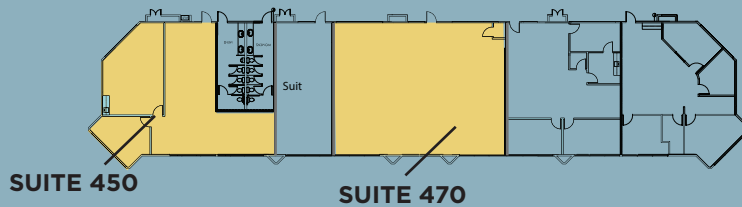
**BUILDING 300**



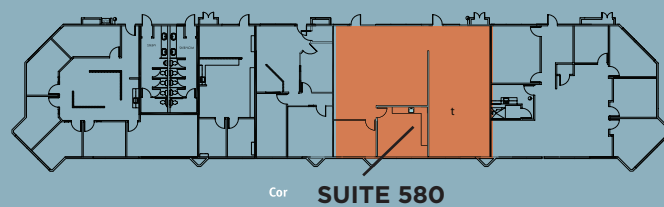
**BUILDING 600**



**BUILDING 400**



**BUILDING 500**



**BLOCK 100 & 200**

SUITE #	AREA	SUITE #	AREA
160	±1,167 RSF	270	±2,509 RSF
190	±3,296 RSF		

**BLOCK 300 & 400**

SUITE #	AREA	SUITE #	AREA
450	±2,914 RSF	470	±2,510 RSF

**BLOCK 500 & 600**

SUITE #	AREA	SUITE #	AREA
580	±2,293 RSF	650	±7,428 RSF

**BLOCK 700 & 800**

SUITE #	AREA	SUITE #	AREA
750	±1,520 RSF	850	±9,012 RSF
760	±3,287 RSF		

# AVAILABILITIES





REGENTS PARK

# GALLERY



11344 GOLD RIVER, CA





11344 COLOMA ROAD  
GOLD RIVER, CA

ADJACENT TO  
THE AMERICAN RIVER BIKE TRAIL

REGENTS PARK

# NEIGHBORHOOD



CAFES SHOPS & RESTAURANTS  
IN THE AREA



CLOSE TO RESTAURANTS



CLOSE PROXIMITY TO GYMS &  
OTHER FITNESS CENTERS



# REGENTS PARK

## LOCATION



## NEIGHBORHOOD

1	APPLE BEES GRILL + BAR	STARBUCKS
	IL FORNO CLASSICO	OUTBACK STEAKHOUSE
	BANK AMERICA	WELLS FARGO
	BELAIR	JACK'S URBAN EATS
	WELLSFARGO	RITE AID
	CHASE BANK	UPS STORE
	MOUNTAIN MIKE'S PIZZA	ZINFANDEL CALIFORNIA CUISINE
2	CARL'S JR	24 FITNESS
	DOMINIO'S PIZZA	IHOP
	SUBWAY	MEN'S WAREHOUSE
	INDIAN SPICE	BASKIN-ROBBINS
	CHINA STAR	SKY SUSHI
	CHICK-FIL-A	CARL'S JR
	SPORTMAN'S WAREHOUSE	DENNY'S
	DICKEY'S BBQ PIT	THAI SMILE
	IN-N-OUT	PIZZA GUYS
	CALIFORNIA FITNESS	MCDONALDS
	AVIS/BUDGET CAR RENTAL	STARBUCKS

11344 GOLD RIVER, CA  
GOLOMA ROAD

## CONTACT

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