

# MCCLELLAN PARK

## OFFICE BUILDING

BUILDING

1010



**5631 PERRIN AVENUE  
MCCLELLAN, CA 95652**

### BUILDING FEATURES:

TOTAL BUILDING: 3,356 SF

- ° PRIVATE OFFICES
- ° TENANT IMPROVEMENTS TO SUIT
- ° FIBER READY
- ° BUILDING SIGNAGE OPPORTUNITY
- ° AMPLE PARKING: 4:1,000 SF
- ° ON-SITE SECURITY
- ° CLOSE PROXIMITY TO WATT & I-80 FREEWAYS
- ° FULL BROKER COOPERATION
  - RUNWAY TO RICHES INCENTIVE PROGRAM

### LOCAL AMENITIES:

- ° FULL SERVICE HOTEL & CONFERENCE CENTER
- ° FULL SERVICE AIRPORT AND FBO
- ° McCLELLAN FACILITY SERVICES (AVAILABLE FOR CONTRACT)
- ° ONSITE RESTAURANTS
- ° REGIONAL TRANSIT SHUTTLE TO LIGHTRAIL



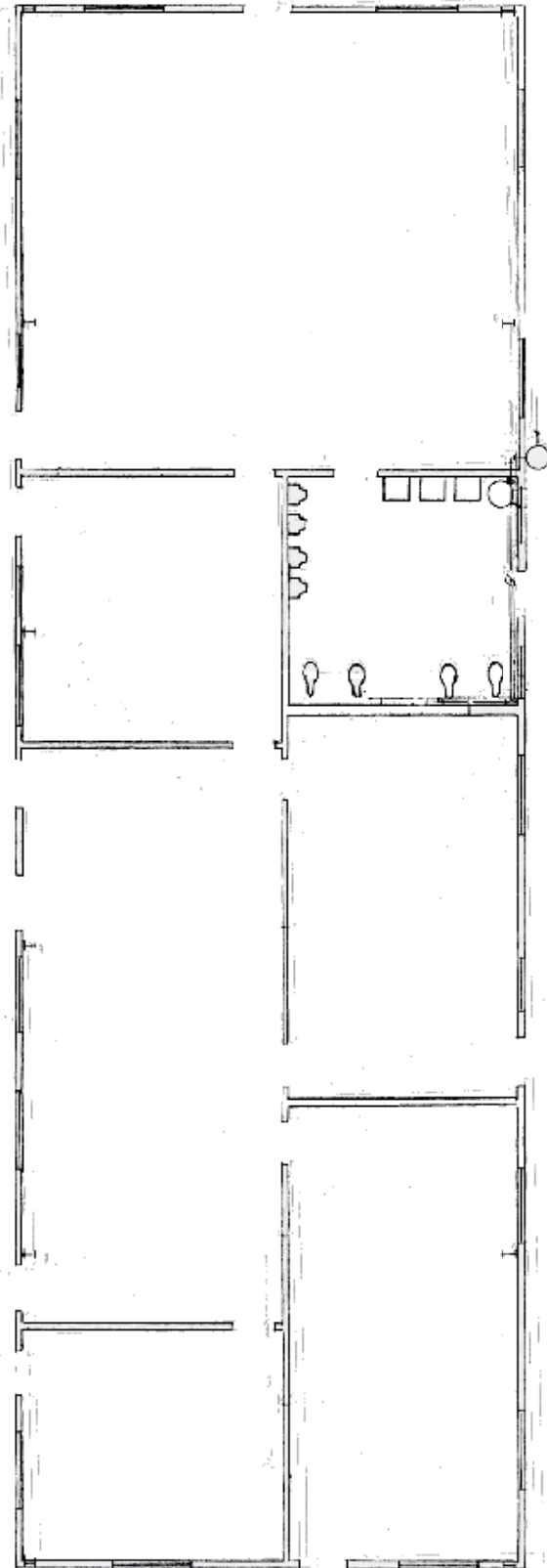
FOR MORE INFORMATION: 916.965.7100

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## FLOOR PLAN & LOCATION

BUILDING

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5631 PERRIN AVENUE  
MCCLELLAN, CA 95652

FROM WATT AVENUE  
NORTH:

- LEFT ON JAMES WAY
- RIGHT ON PERRIN AVE

COME TO  
5631 PERRIN AVENUE

MCCLELLAN PARK IS LOCATED  
WITHIN MINUTES OF LOCAL  
FREEWAYS.

RT PROVIDES TRANSIT  
THAT LINKS YOU FROM THE  
PARK TO THE LOCAL LIGHTRAIL.

### CONTACT:

KEN GIANNOTTI  
916.570.5374

GREG CUTLER  
916.570.5391

LEASING@MCCLELLANPARK.COM

WWW.MCCLELLANPARK.COM