

# For Lease ~ Retail Space in Old Pasadena, CA



The building is located in the heart of Old Pasadena, a National Register District. This 20-block area offers more than 130 upscale retailers & restaurants.

Tiffany & Co., H&M, Gap Kids, Kenneth Cole, Victoria's Secret, A/X Armani Exchange, J. Crew, Banana Republic, Abercrombie & Fitch, Restoration Hardware, Crate & Barrel, and Pottery Barn. Nearby restaurants include Seafood Grill, Mi Piaci, Verticle, Il Fornaio, Villa Sorriso, Red, Wine + Bluezz and Cheesecake Factory.

**88 E. COLORADO BOULEVARD**

S.E. Corner of Raymond Ave. & Colorado Blvd.

Approx. 1,486 RSF Ground Level

Approx. 707 RSF Office/Storage

Approx. 2,193 RSF Total

**\$3.15/R.S.F./Month/NNN**

- ~Prime Retail Space ~ High Pedestrian Traffic~
- ~Desirable Location in the Heart of Old Pasadena~
- ~Large Windows With Abundance of Natural Light~
- ~ Great Signage ~ Close to City Parking Structure~
- ~Easy Access to 210 Freeway & Metro Gold Line~

*Between Sprint & "Choza Mama"  
Peruvian Cuisine & Bakery*

For information please call: **626.585.4321**

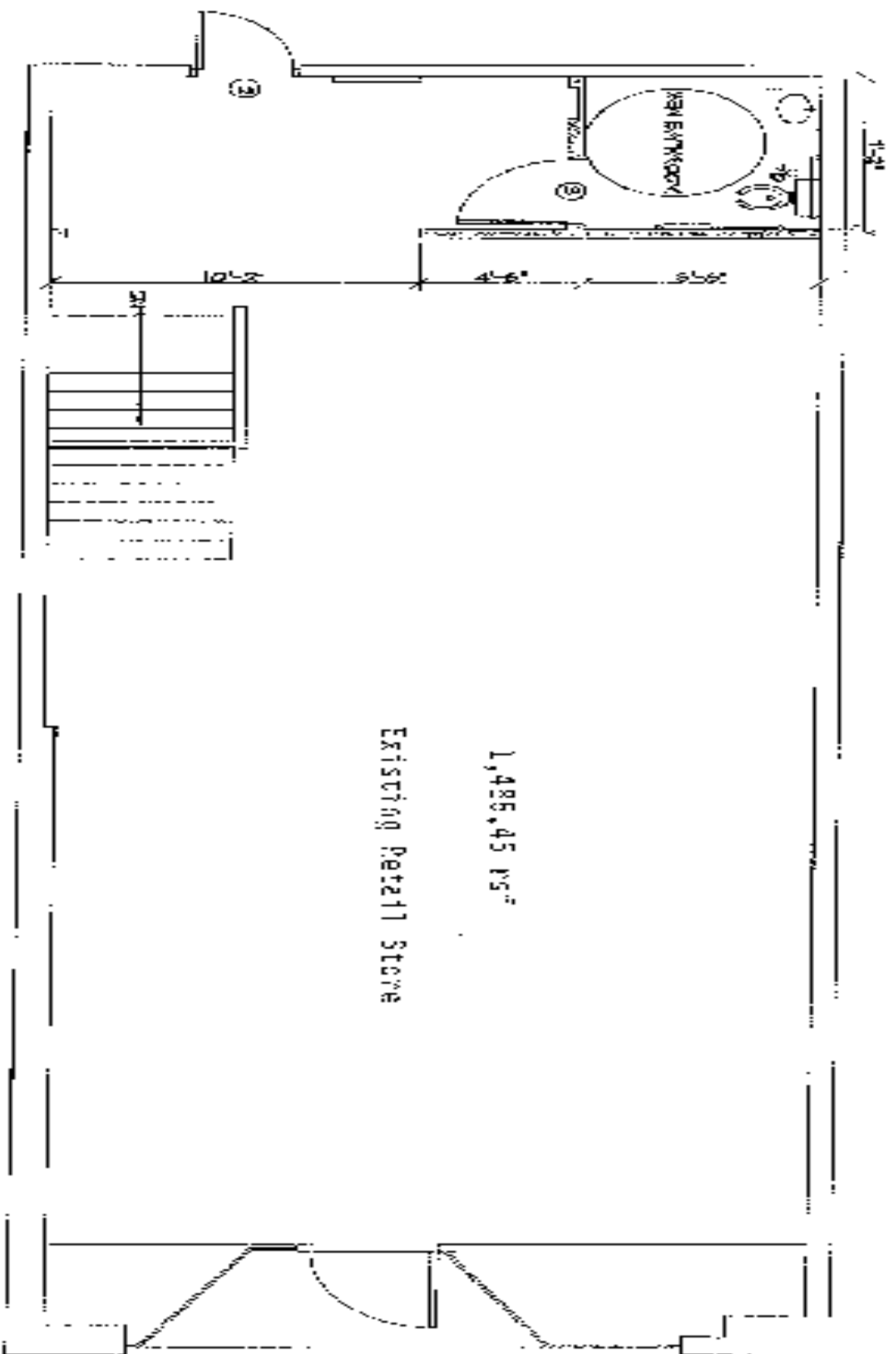
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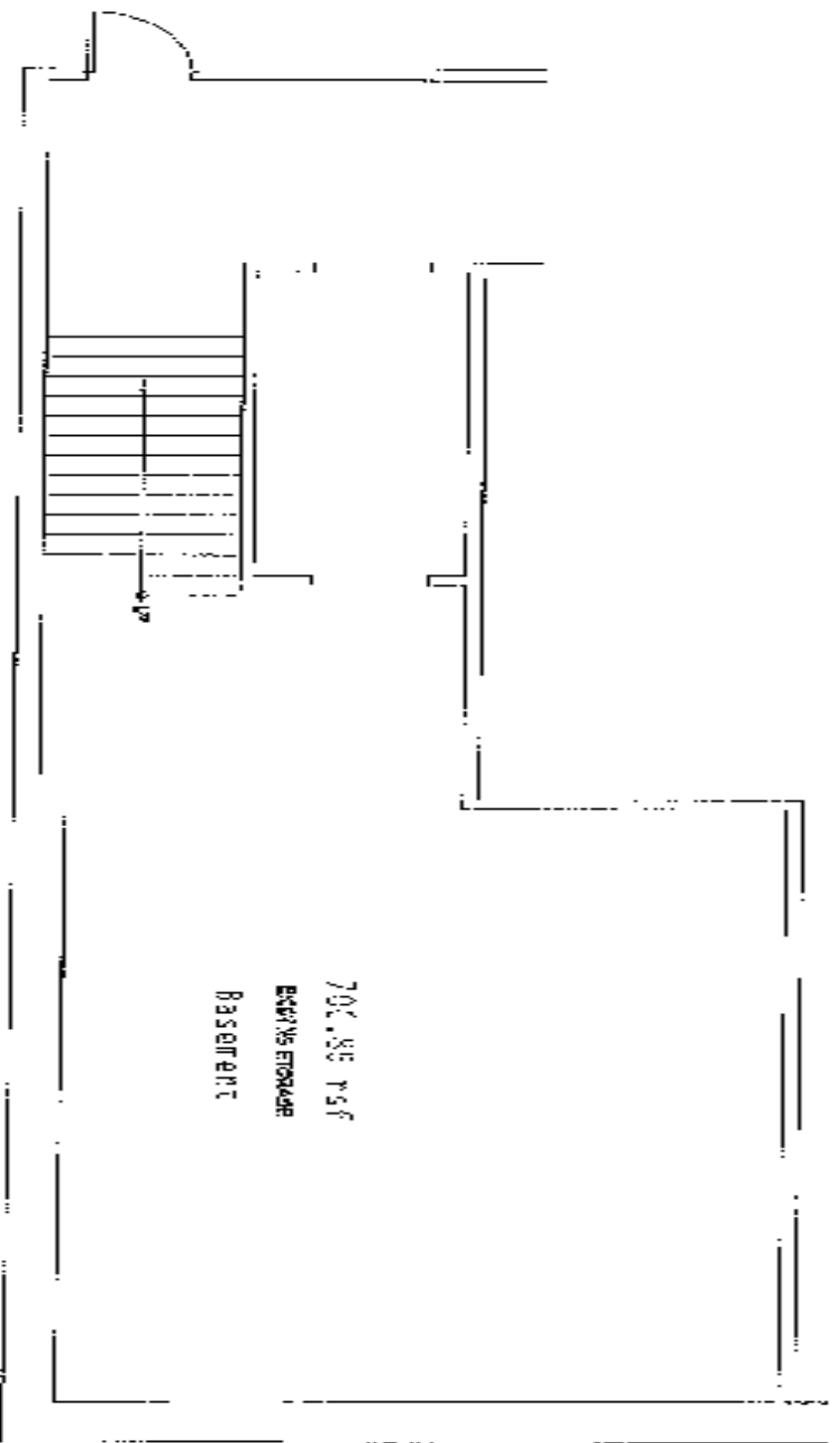
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**Sauvé Riegel**  
Commercial Real Estate

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1,486.45 sq. ft.  
Existing Retail Store



701.89 RSF  
BURNING STORAGE  
Basement