

## One Colorado – Office For Lease



### 35 Hugus Alley, Suite 250 Pasadena, California

- Located at Prime One Colorado
- Suite 250 Approx. 2,500 R.S.F.
- Well Maintained, Attractive Building in the Center of Old Pasadena at Fair Oaks and Colorado Blvd. Suitable for Law or Multi-Professional Uses Within Walking Distance to Variety of Upscale Restaurants and Retailers.
- With 5 year lease, will build to suit.
- Close to the 210 & 134 Freeways & Metro Gold Line

Lease Rate: \$2.20/ RSF/ Modified Gross



#### North West Corner Views

Contact: Norm Sauvé, DRE # 00937271

Bob Riegel DRE # 00961094

12 S. Raymond Ave, Suite A, Pasadena, CA 91105

626-585-4321 Tel. 626-683-3990 Fax

[www.sauveriegel.com](http://www.sauveriegel.com)

**Sauvé Riegel**  
Commercial Real Estate