

PLAYHOUSE DISTRICT OFFICES FOR LEASE

750 E GREEN ST | PASADENA, CA | 91101



Hoss MacVaugh

Office: 626.583.8400 | Cell: 626.255.2308 | Email: Hoss@MacVaugh.com

MacVaugh & Co. | 119 E Union St, Suite D, Pasadena, CA 91103 | www.MacVaugh.com

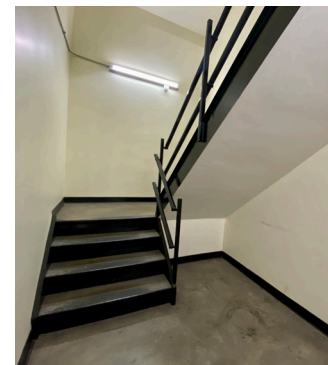
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BUILDING INFORMATION

750 E GREEN ST | PASADENA, CA | 91101

Three-story office building located in the heart of the Playhouse District. One block away from Lake Ave - it's walkers paradise. Minutes away from the 210/134 freeways as well as the Metro Gold Line.

- Elevator and stair served
- Common area restrooms on each floor
- Lot parking available for \$90/month
- Floor-to-ceiling windows in almost every suite
- Quiet work environment
- Offering 1 - 2.5 year lease terms



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SUITE INFORMATION

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PRICING | Suite 315 | 2,226 SQFT @ \$2.25/SF FSG

SUITE HIGHLIGHTS

- Reception area, four private offices, storage room, server room, shared workspace and conference room
- Fully carpeted
- Floor-to-ceiling windows
- Available immediately
- 1 - 2.5 year lease term



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PASADENA, CA

CITY INFO

- Old Pasadena is one of the West Coast's most vibrant walkable destinations
- Pasadena as a city has cultural, institutional and entertainment resources unlike any other city
- Deeply rooted with history, architecture and art with the Norton Simon Museum, City Hall and hundreds of historically significant buildings
- Higher restaurant density than New York City
- Colorado Blvd and surrounding streets are filled with hundreds of restaurant and shopping opportunities
- Walk score of 96
- Easy commute with freeways and Metro Line stations

DEMOGRAPHICS

- 200k population | 110k employees | \$122k avg. household income all within a 3-mile radius
- The seasonal population reaches it's peak during Rose Bowl games/concerts and over New Year's Eve/Day
- Ranked as one of the top walking and retail locations in the United States
- 32k cars/day

