

# 595 EAST COLORADO BOULEVARD



HISTORIC LANDMARK BUILDING ON ROSE PARADE ROUTE  
DOWNTOWN PASADENA AT COLORADO AND MADISON

FOR LEASE

#### AVAILABLE SPACE:

- Suite 311 - 689 RSF
- Suite 323 - 306 RSF
- Suite 700 - 817 RSF

#### RENTAL RATE:

\$3.10 - \$3.25 per sq. ft., FSG.

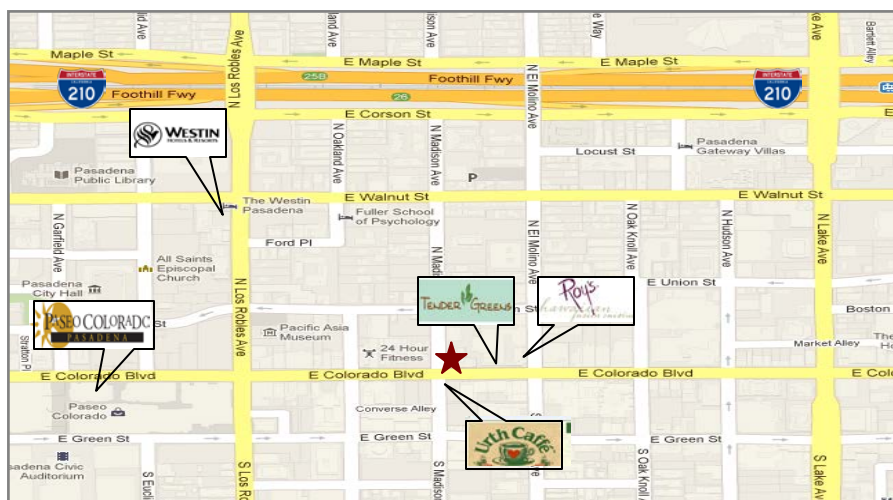
#### AMENITIES:

- Ample covered parking available
- Flexible suite layouts and high quality tenant improvements
- High speed fiber optics internet available
- Retail Services
  - Bank of the West with ATM
- Tender Greens, Urth Café, Roy's Hawaiian Fusion nearby
- Breathtaking views of San Gabriel Mountains and Rose Parade
- Professional, stable ownership and on-site management team
- Walking distance to Old Town Pasadena, Plaza Paseo retail/restaurants
- Close proximity to the 134 & 210 freeways



For Further Information, Contact:

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**(626) 795-2255**



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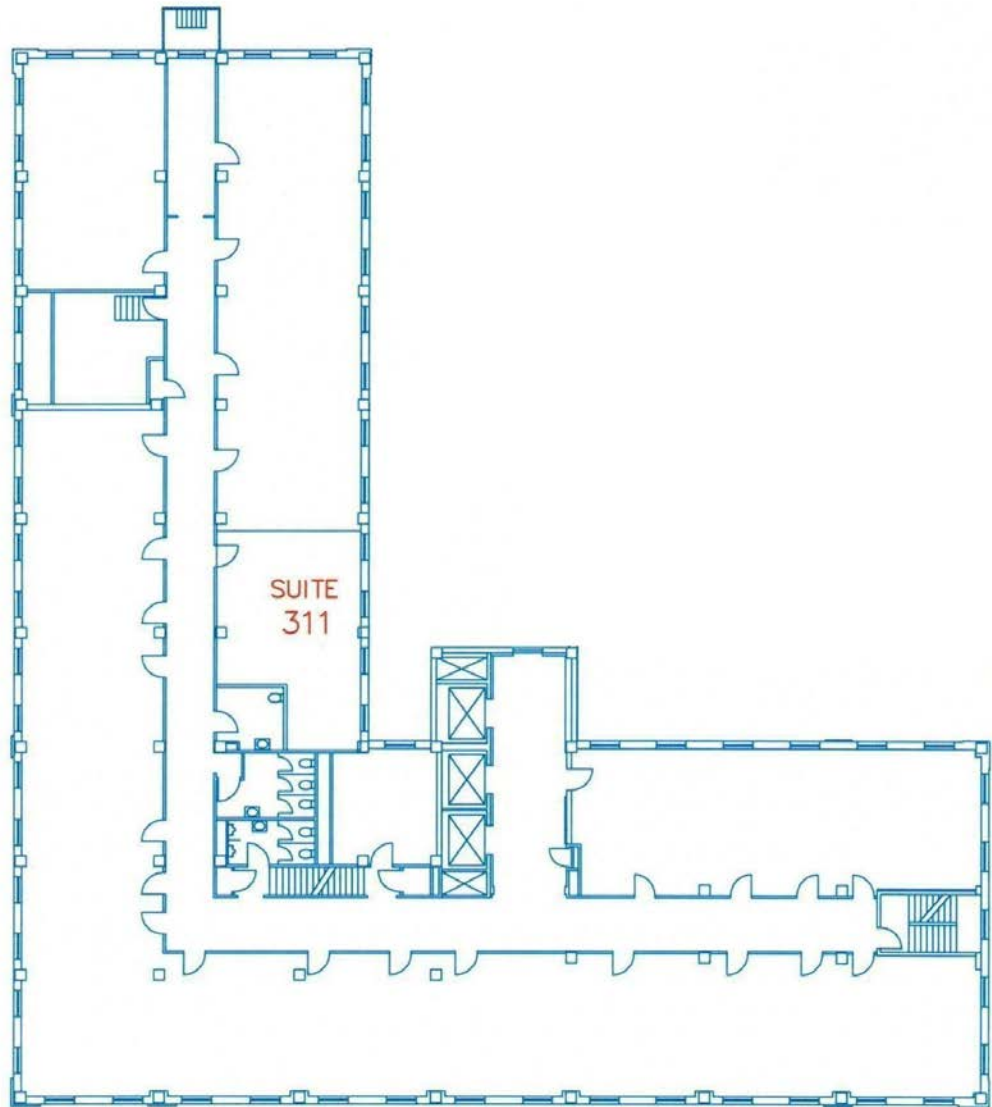
NOW  
AVAILABLE

# 595 E. COLORADO BOULEVARD

PASADENA, CA 91101

SUITE: 311

RENTABLE: 689



FOR FURTHER  
INFORMATION PLEASE  
CONTACT

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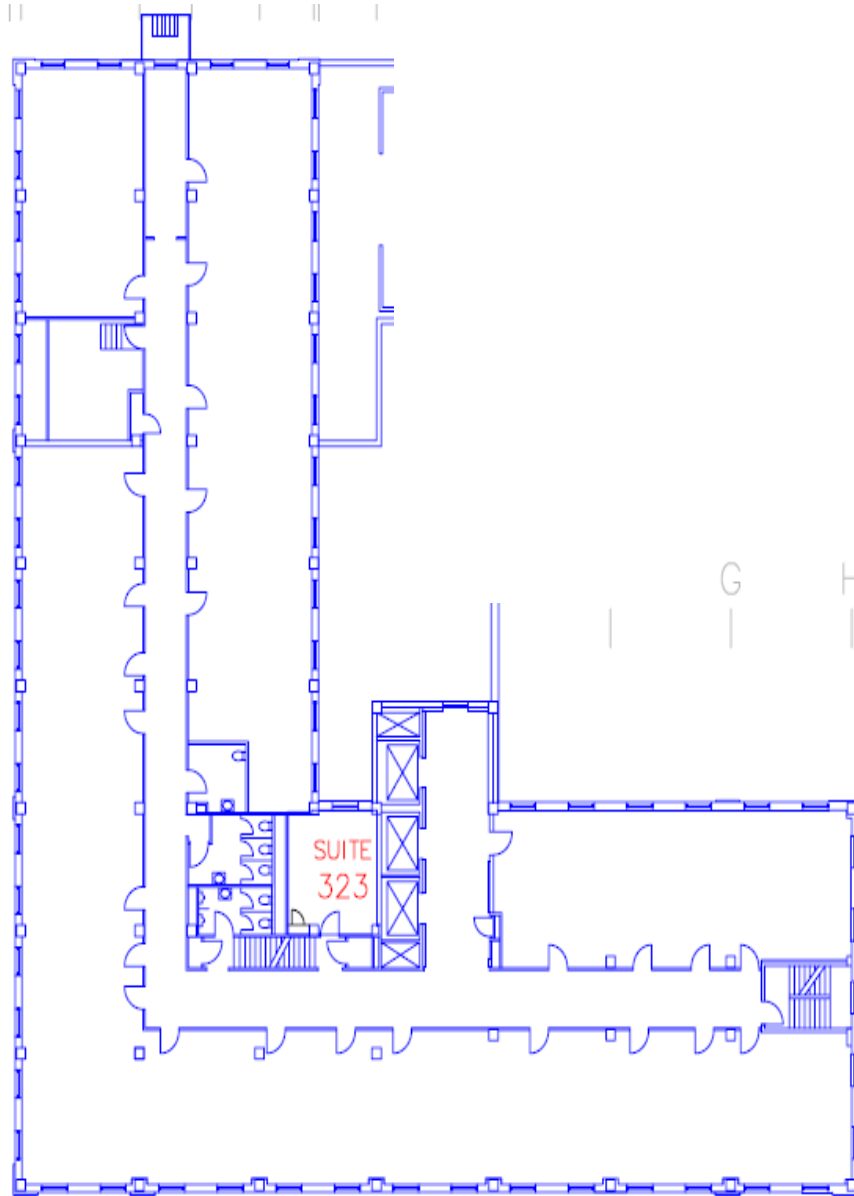
NOW  
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# 595 E. COLORADO BOULEVARD

PASADENA, CA 91101

SUITE 323

308 RSF



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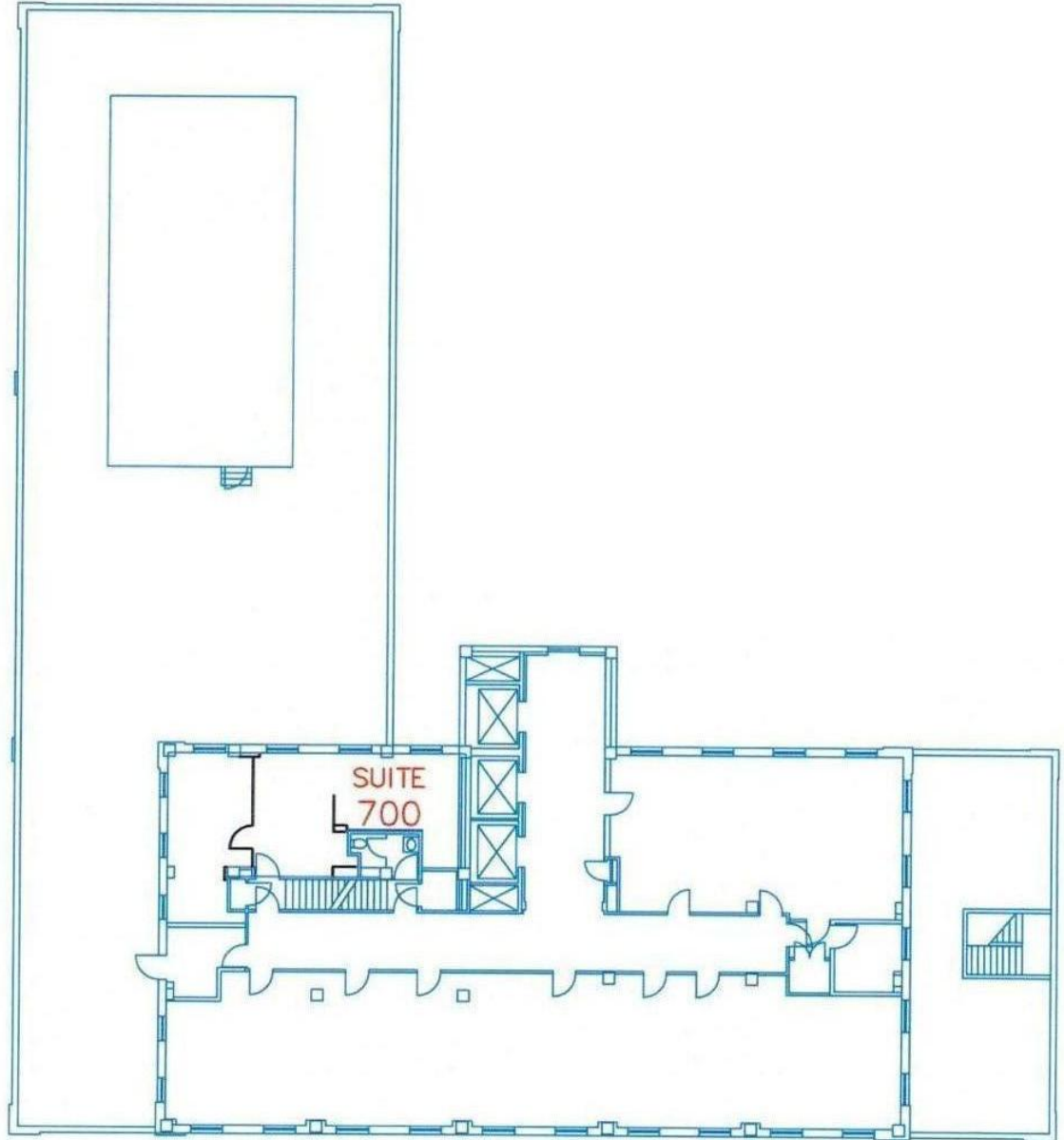
NOW  
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# 595 E. COLORADO BOULEVARD

PASADENA, CA 91101

SUITE 700

817 RSF



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