

**THE LIVINGSTON BUILDING**  
**701 HIGH STREET**  
**AUBURN, CA**  
FOR LEASE  
298 SF - 2,516 SF OFFICE SUITES

**ETHAN CONRAD**  
PROPERTIES INC.



**MAJOR REMODEL COMPLETE**

**VIEW VIRTUAL TOUR**

FOR MORE INFORMATION CONTACT:

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**916.779.1000**

**FEATURES:**

- Building has been extensively remodeled, both the exterior and interior have been placed in a very attractive condition
- Tenant improvements on available suites are in good condition and are ready for immediate occupancy
- Excellent access to Hwy 80 at Elm Ave
- Large parking lot in rear
- Great location in Downtown Auburn on the corner of Elm Ave & High Street



**PROPERTY DETAILS:**

Historic building built in 1928 with lots of charm, located in the heart of downtown Auburn. One block from I-80 access with building access on both High Street and Lincoln Way.



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1300 NATIONAL DRIVE, SUITE 100 | SACRAMENTO CA, 95834 | 916.779.1000

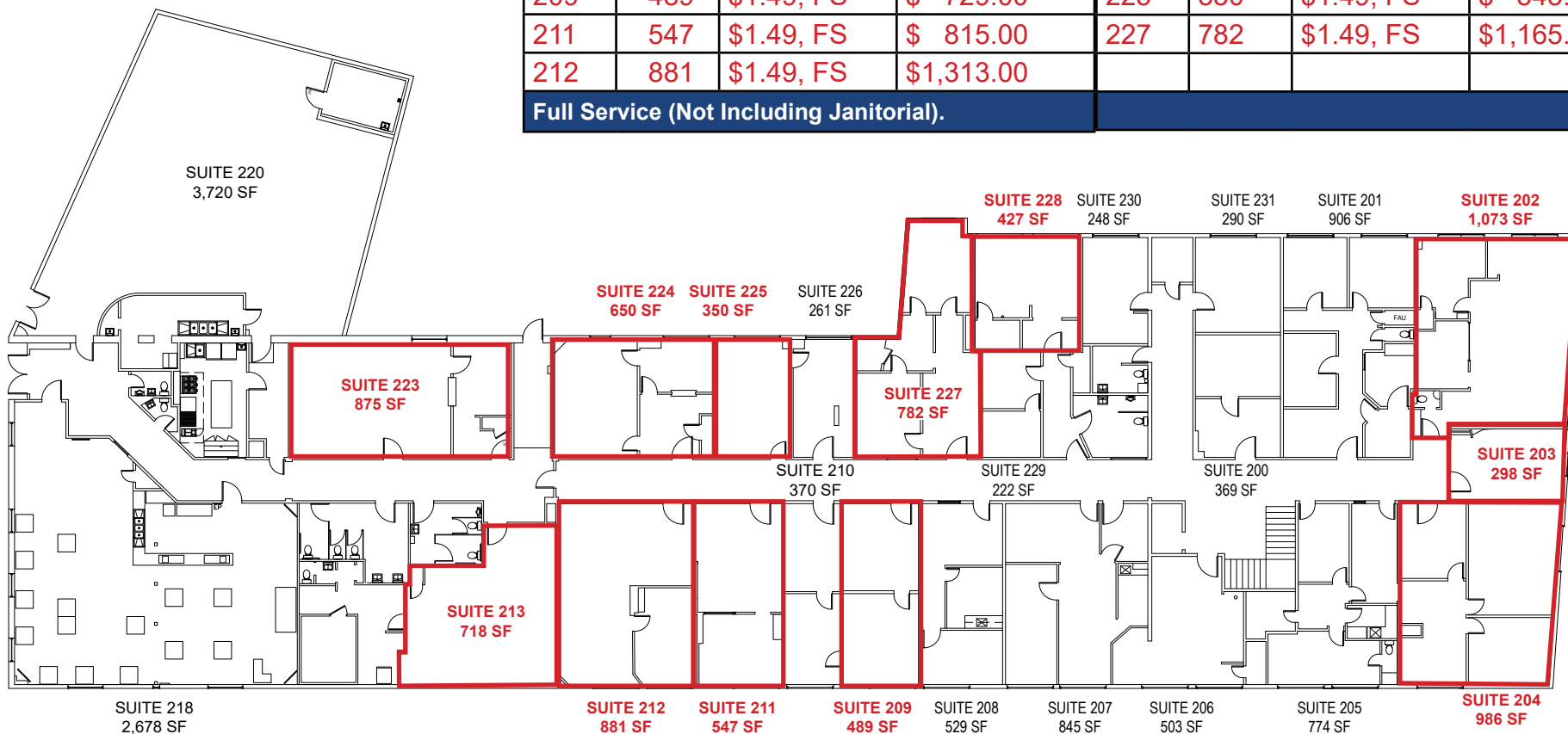
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SECOND FLOOR

VIEW VIRTUAL TOUR

Suite	SF	Lease Rate	Monthly Rent	Suite	SF	Lease Rate	Monthly Rent
202	1,073	\$1.49, FS	\$1,599.00	213	718	\$1.49, FS	\$1,070.00
203	298	\$1.49, FS	\$ 444.00	223	875	\$1.49, FS	\$1,304.00
204	986	\$1.49, FS	\$1,469.00	224	650	\$1.49, FS	\$ 969.00
209	489	\$1.49, FS	\$ 729.00	225	350	\$1.49, FS	\$ 543.00
211	547	\$1.49, FS	\$ 815.00	227	782	\$1.49, FS	\$1,165.00
212	881	\$1.49, FS	\$1,313.00				
Full Service (Not Including Janitorial).							



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