

FOR LEASE

Roseville Class A office space for lease

±9,375 SF Office, Divisible



Scott Bennett

Executive Vice President
+1 916 563 3013
scott.bennett@colliers.com
CA Lic. 01351389

532 Gibson Drive | Roseville, CA

Colliers

FOR LEASE

Property details

Elevate your workspace identity

Position your business alongside ownership in one of Roseville's most richly upgraded and high-profile professional office buildings. Currently undergoing a dramatic, down-to-the-studs architectural transformation, this property is being re-imagined with ultra-high-end finishes and a hospitality-driven amenity package designed to recruit and retain top-tier talent.

With the building's owner anchoring the top floor and a portion of the ground level, incoming tenants are guaranteed an immaculately maintained, pride-of-ownership environment with an active, invested landlord on-site. Just over **9,000 square feet of premium ground-floor space** remains, offering a rare opportunity to customize a highly visible, flexible floor plan tailored exactly to your operational needs.

This isn't just an office; it's a corporate ecosystem built for modern workplace culture where tenants enjoy full, shared access to a suite of brand-new, cutting edge campus amenities.

**Images on this page are renderings of the spaces.*



Training Room



Fitness Center



Pavilion Patio



Lobby

Shared Tenant Amenities

- **Elite Fitness Center:** Fully equipped, on-site gym eliminating the need for off-site memberships and encouraging workplace wellness.
- **State-of-the-Art Training Room:** A high-tech, multi-functional conference and presentation center perfect for large team summits, board meetings, or client seminars.
- **The Pavilion Patio:** A beautifully landscaped, fully covered outdoor lounge space --ideal for mid-day breaks, outdoor collaboration, or hosting corporate evening mixers.
- **High-End Contemporary Design:** An expansive, fully remodeled lobby featuring sleek architectural elements, premium materials, and abundant natural light that makes an immediate statement upon entry.

\$2.55 PSF

Asking Rate, Full Service

FOR LEASE

Floorplan

±9,375 RSF



1ST FLOOR PLAN

