



FOR SALE

# Freestanding Flex Building

9045 SW Burnham St | Tigard, OR 97223



## Property Highlights

Building	±2,450 SF
Lot	±13,504 SF (0.31 AC)
Yard	Adjacent fenced, secured area
Parking	Several off-street spaces
Location	<ul style="list-style-type: none"><li>In the heart of downtown Tigard</li><li>Walking distance to WES Lightrail and commercial services</li><li>Close proximity to Hwy 217 and I-5</li></ul>
Zoning	MU-CBD (City of Tigard) Mixed-Use Central Business District
Sale Price	<del>\$500,000</del> Reduced to \$450,000
Taxes (2016)	\$2,812

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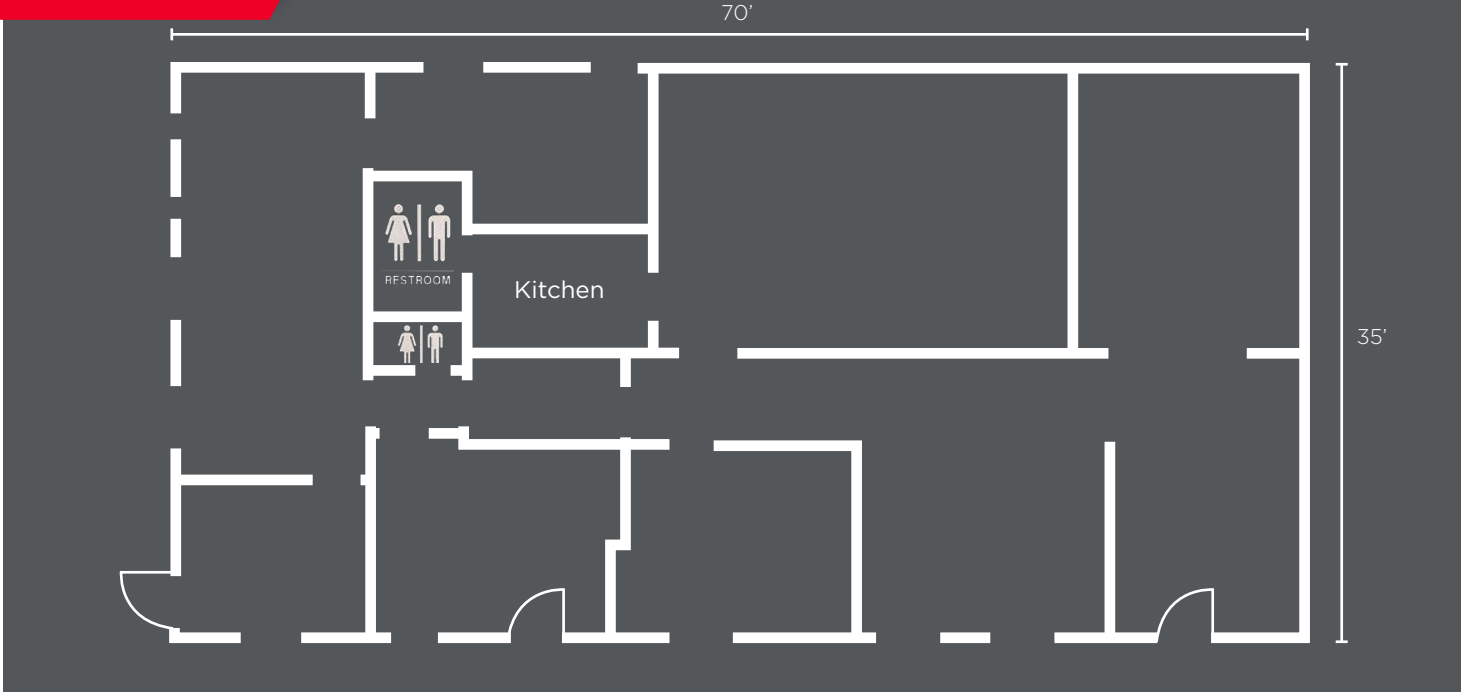
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## Floor Plan



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