

**OFFICE FOR LEASE****9,062 RSF OFFICE SPACE****Space Details**

Availabilities	1st Floor:	1,873 RSF
		2,280 RSF
	2nd Floor:	890 RSF
		2,320 RSF
Lease Rate	\$23.00 Full Service	

**Building Features:**

- Three story glass atrium
- T-1 and fiber available
- No City of Portland Business Income Tax
- Located in the heart of Clackamas County
- Abundance of off-street parking (4.0/1,000)
- State-of-the-art security system



For more information, please contact:

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## Building Amenities

- An innovative 4-story, 125,000-square-foot building with an open 3-story atrium
- Coffee house and deli located on-site serving breakfast, lunch and your daily latte
- Building conference room, men's and women's showers and lockers
- Nearby marketplace shops, restaurants and 24-Hour Fitness
- Energy-efficient HVAC, integrated access and security system
- Abundant natural light and open work area opportunities
- Flexible floor plans and attractive full-service lease rates

