

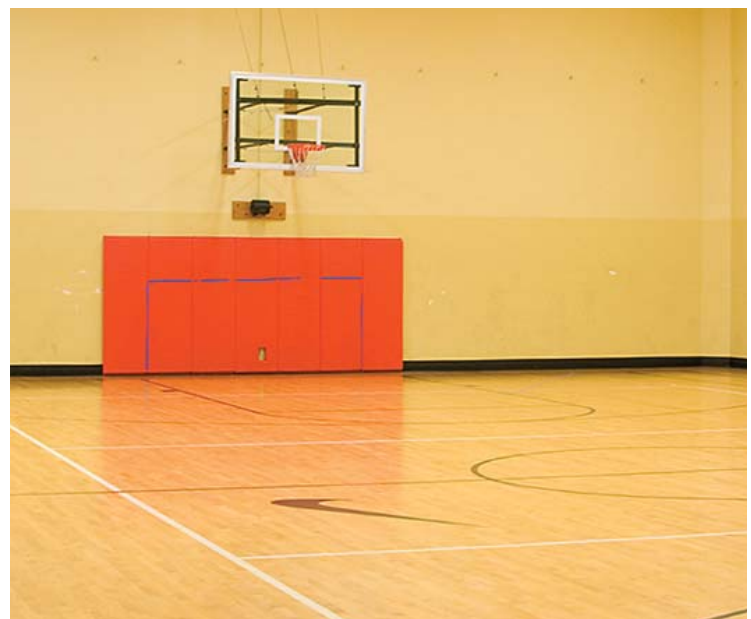
FOR SALE OR LEASE

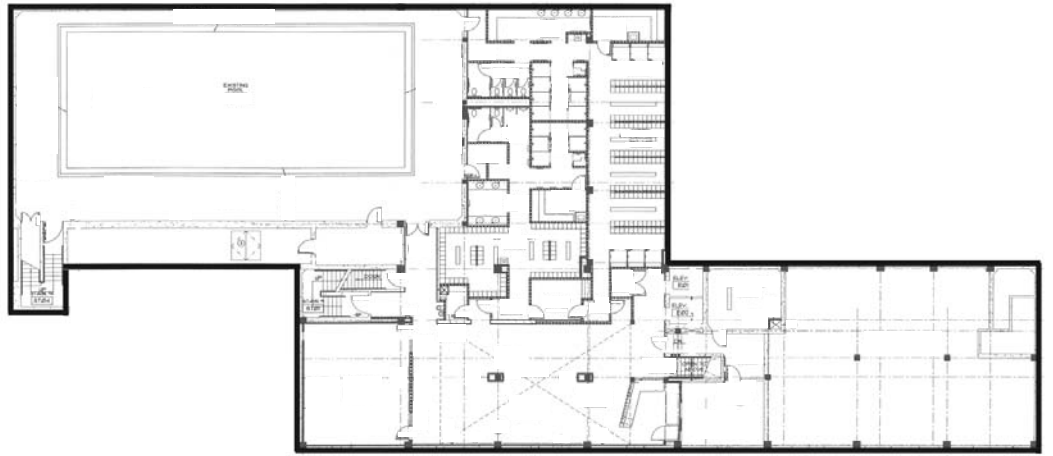


YWCA Building

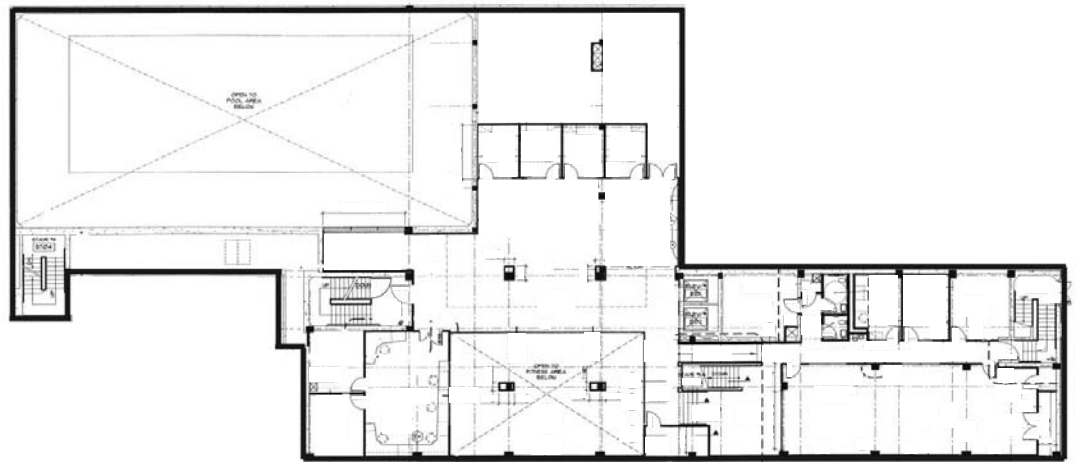
1111 SW 10th Avenue, Portland OR 97205

The YWCA is an impressive multi-functional building located within the Cultural District in Downtown Portland. It is a landmark location and available in part or in its entirety.

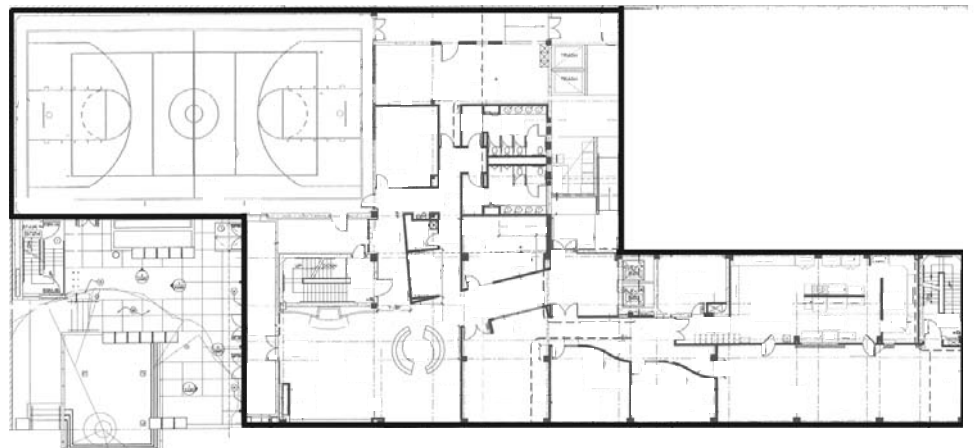




BASEMENT LEVEL 2 - 9,241 SQ. FT.

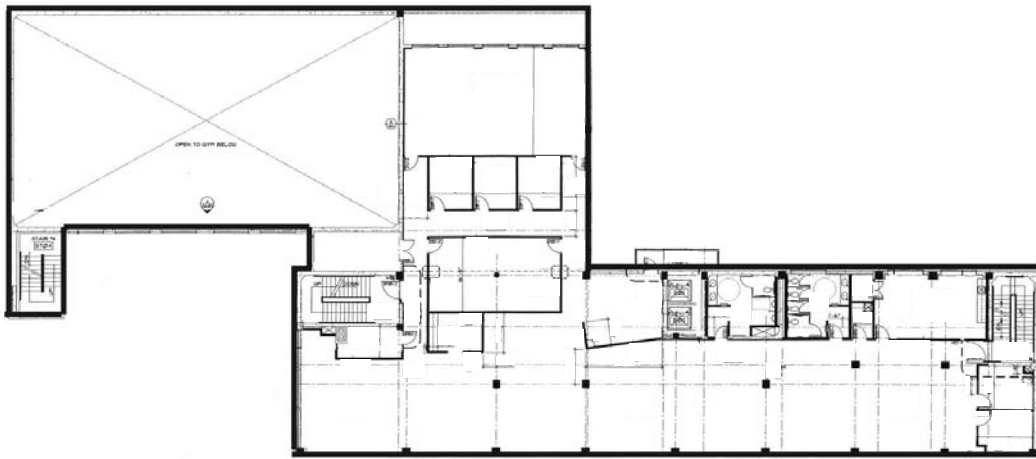


BASEMENT LEVEL 1 - 5,564 SQ. FT.

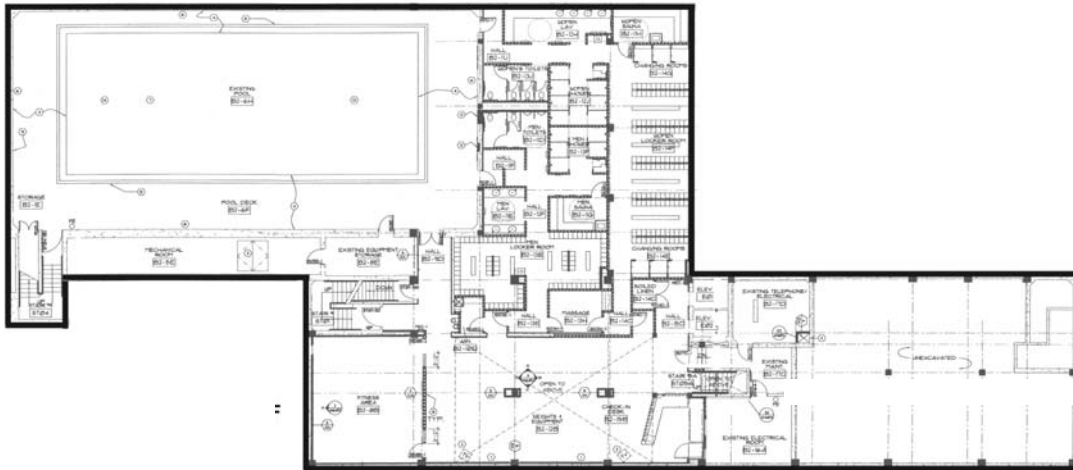


GROUND FLOOR - 14,543 SQ. FT.

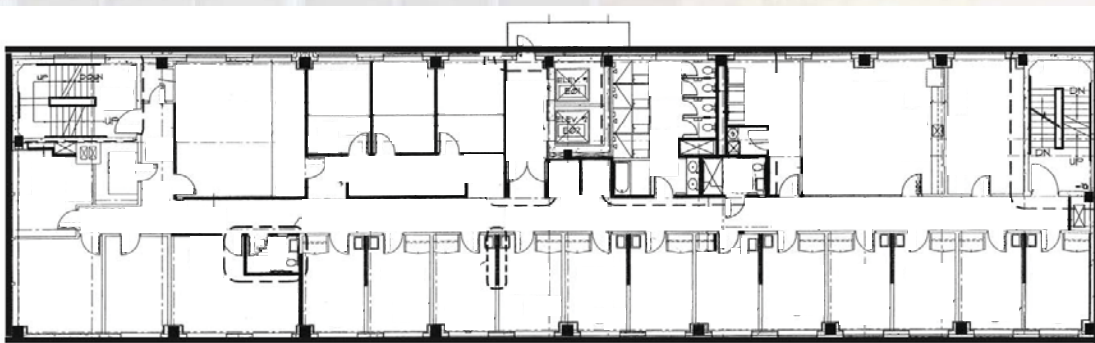
± 62,112 TOTAL SQUARE FEET AVAILABLE



SECOND FLOOR - 9,322 SQ. FT.



THIRD FLOOR - 9,448 SQ. FT.



FOURTH & FIFTH FLOORS - 6,997 SQ. FT. EACH

YWCA BUILDING HIGHLIGHTS

Summary

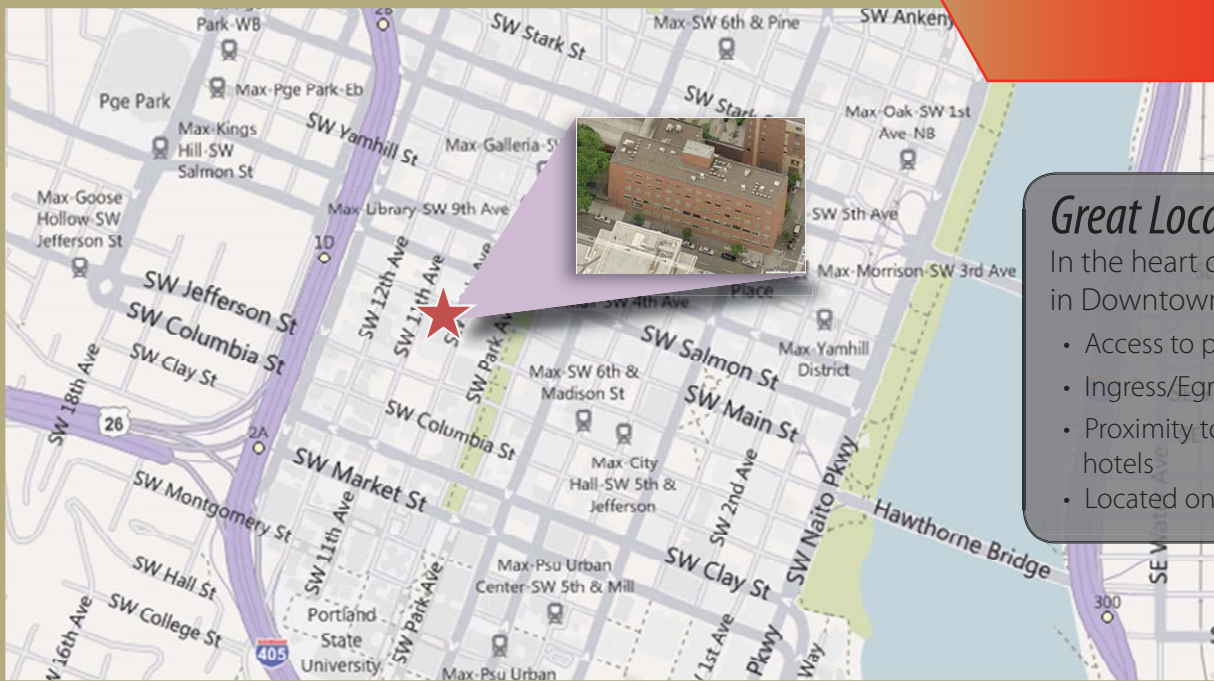
- **Sale Price \$7,500,000**
- Floors 1-5 \$21.00 per SF, Full Service
- Floors B1 - B2 - \$7.00 per SF, NNN
- 43,100 SF office/residential space
- 19,000 SF athletic space
- 15 on-site parking spaces

Location

- The building is located on the street car line in the Cultural District of downtown Portland near the Portland Art Museum, The Portland Center for Performing Arts and the Oregon Historical Society.

YWCA Building

1111 SW Tenth Avenue
Portland, OR 97205



Great Location!

In the heart of the Cultural District in Downtown Portland

- Access to public transportation
- Ingress/Egress
- Proximity to retail, restaurants and hotels
- Located on the street car line



Fitness Center



Patio



Commercial Grade Kitchen

Unique Amenities Include

- Commercial Grade Kitchen
- Cafeteria
- Basketball Court
- Indoor Swimming Pool
- Fully Equipped Fitness Center
- Locker Rooms and Showers
- Third Floor Terrace
- Conference Center
- Dormitory Housing on 4th and 5th Floors
- Significant renovations

Exclusive Agents:

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