

# Office/Flex at Durham Business Park

17700 SW UPPER BOONES FERRY ROAD | PORTLAND, OR 97224

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SW UPPER BOONES FERRY ROAD

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FOR LEASE

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COMMERCIAL REAL ESTATE SERVICES



# FOR LEASE

17700 SW Upper Boones Ferry Road, Portland, OR 97224



## PROPERTY DESCRIPTION

Office/Flex space available in Durham Business Park. The property has great exposure and signage along SW Upper Boones Ferry Road as well as close proximity to Tualatin and Lake Oswego retail amenities including Bridgeport Village.

## PROPERTY HIGHLIGHTS

- Abundant parking
- Easy freeway access
- On-building signage facing SW Upper Boones Ferry Road
- Local ownership and management

## OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	Fully Leased
Building Size:	34,852 SF

## SPACES

## LEASE RATE

## SPACE SIZE



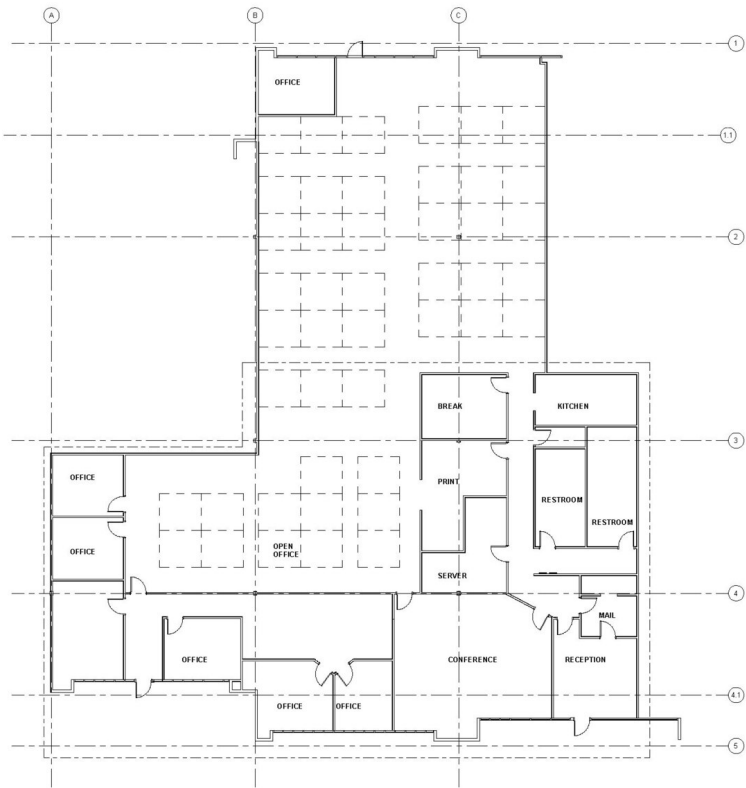
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Existing Floor Plan



Potential Floor Plan

AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
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## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total population	8,442	84,753	205,897
Median age	35.8	42.0	41.5
Median age (Male)	35.9	40.3	40.3
Median age (Female)	35.6	43.4	42.6
Total households	3,695	35,622	86,227
Average HH income	\$94,259	\$113,877	\$116,221
Average house value	\$377,893	\$479,129	\$483,713

## LOCATION OVERVIEW

Located near Bridgeport Village in the Durham area with easy access to Interstate 5. Located on major north/south arterial to allow for a variety of methods of access to the property.



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