

Guild's Lake Flex/Office/Warehouse

2765 - 2775 NW NICOLAI STREET | PORTLAND, OR 97210



FOR
SUBLEASE



Dann Wonser
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All of the information contained herein was obtained either from the owner or other parties we consider reliable. We have no reason to doubt its accuracy, however we do not guarantee it.

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PROPERTY DESCRIPTION

Total of 9,027 square feet of office/warehouse space in two buildings. Spaces can be leased together or separately.

Lease expires July 2027, landlord willing to negotiate longer term.

2765 Suite A: upper-level creative office space

2765 Suite B: lower-level warehouse with double-man door loading access

***Not available until Suite A has been leased**

2775 Building: warehouse with 20' clear height and two loading doors

***Not available until Suite A has been leased**

LOCATION DESCRIPTION

This highly visible Guild's Lake location is across from Montgomery Park and adjacent to Great Notion Brewing with close proximity to Interstate 405 as well as exceptional access to Interstate 5, Interstate 84, and Hwy 26.

Surrounded by numerous restaurants and retail stores and minutes away on NW 23rd Avenue, Slabtown, and the Pearl District.

SPACES

LEASE RATE

SPACE SIZE



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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
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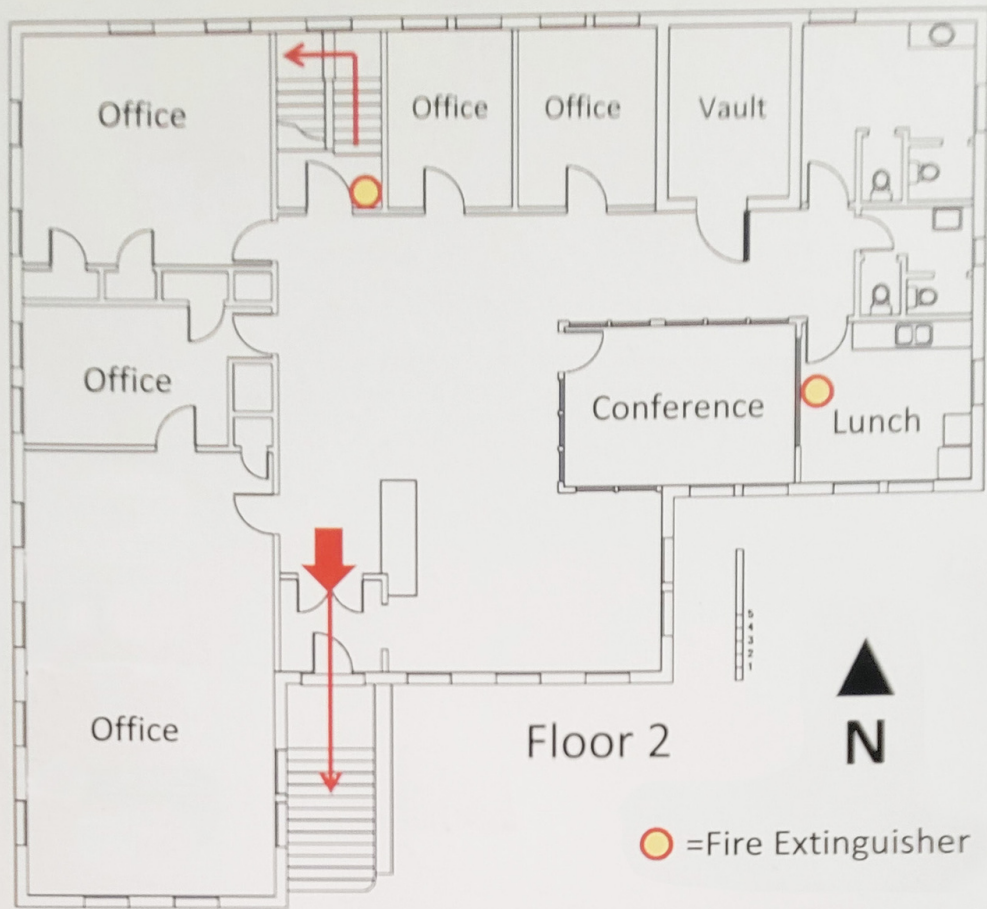


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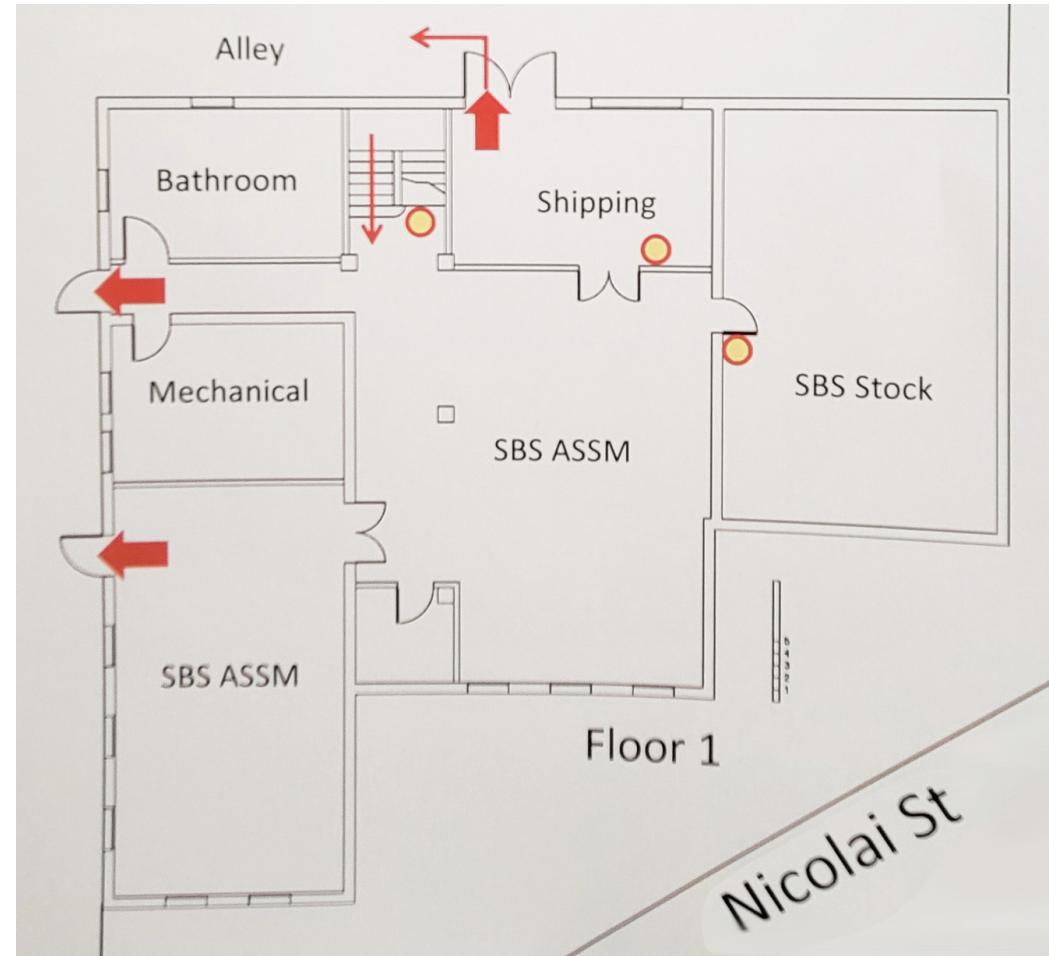
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Suite A (Floor 2)



Suite B (Floor 1)



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