

Office Building Near Downtown Beaverton

9725 SW BEAVERTON-HILLSDALE HIGHWAY BEAVERTON, OR 97005



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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.

FOR LEASE

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COMMERCIAL REAL ESTATE SERVICES

FOR LEASE

9725 SW Beaverton-Hillsdale Highway , Beaverton, OR 97005



PROPERTY HIGHLIGHTS

- Landlord pays full fees to cooperating brokers
- Elevator served
- Exterior signage
- Excellent parking ratio
- Well maintained building - local owner
- Excellent visibility and image
- Upgraded LED lighting throughout the building and tenant spaces



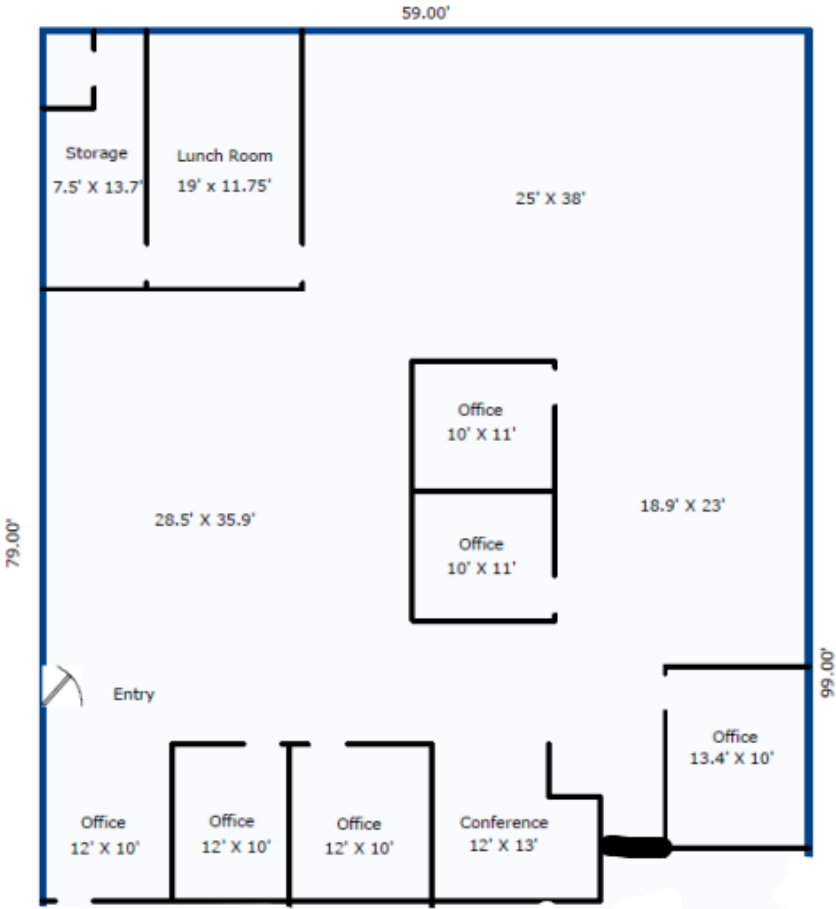
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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
■ 115	4,620 SF	Full Service	\$19.50 SF/yr



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PROPERTY DESCRIPTION

The property is well located in a quiet, wooded setting near many restaurants and retail amenities. Great proximity to downtown Beaverton as well as Highways 217 & 26.

OFFERING SUMMARY

Lease Rate:	\$19.50 SF/yr (Full Service)
Available SF:	4,620 SF
Building Size:	38,777 SF

LOCATION DESCRIPTION

Conveniently located near Downtown Beaverton with proximity to retail shopping and restaurants. Only 10 minutes to Portland City Center.

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	345	1,286	5,038
Total Population	767	2,857	10,731
Average HH Income	\$89,975	\$92,579	\$95,493



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