

CREEKVIEW BUSINESS PARK

15875 SW 74th Avenue, Tigard, Oregon

LEASING SPECIAL

On an approved five-year lease, the **BASE RENT WILL BE REDUCED BY 50%** of the asking rate the first year, and reduced by 25% the second year



PROPERTY DESCRIPTION

AVAILABLE SPACE

Main Office:	4,420 SF
Warehouse Office:	1,292 SF
Warehouse:	4,152 SF
Total:	9,864 SF*

***Space is divisible**

PARKING

35 parking stalls

LOADING

2 grade doors

CLEAR HEIGHT

17' - 18'

LEASE RATE

\$12,961/Month NNN*

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ESTIMATED NNN'S

\$0.33/SF



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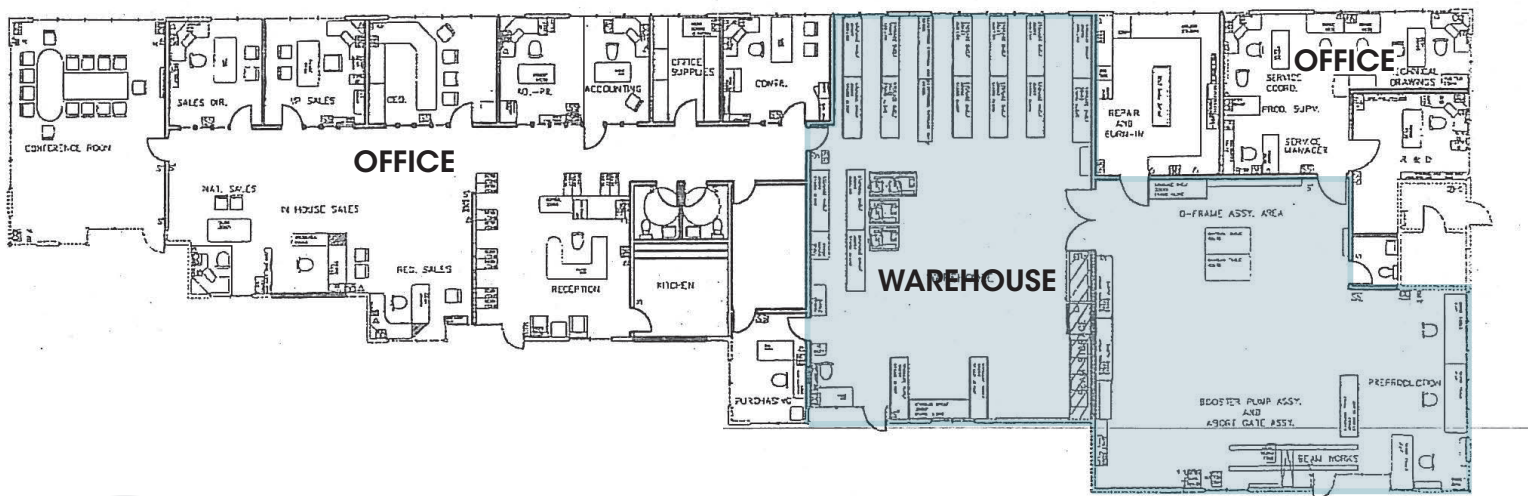
15875 SW 74th Avenue

FOR LEASE



FEATURES

- Building and monument signage
- Main office has nine privates, large conference room, breakroom and an open bull pen area
- Warehouse office is divided into three technical and service rooms along with the electrical room
- Divisible to three smaller spaces which could allow subleasing to accomodate future expansion by master lessee
- Quiet park-like setting

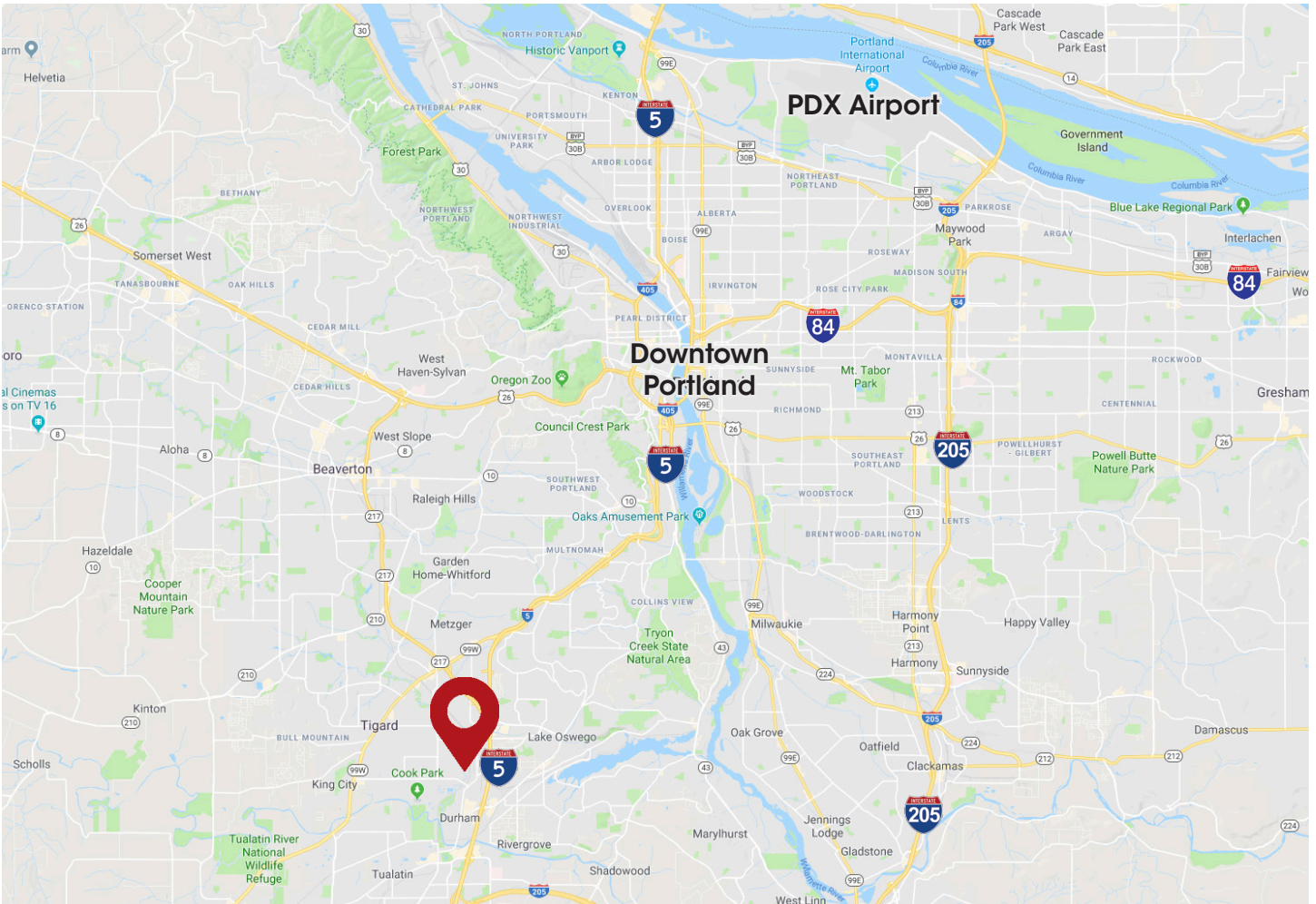


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