

# FOR LEASE

1,178 SF | \$3.25/SF/MO.NNN

## Premier NWX Medical/Office Space

695 NW York Drive, Bend, OR 97703

**RATE REDUCED**  
Was \$3.60/SF/Mo. NNN



### PROPERTY DETAILS

**Suite 110:** 1,178 SF  
**Lease Rate:** ~~\$3.60/SF/Mo. NNN~~ \$3.25/SF/Mo. NNN  
**CAMs:** Est. at \$1.10/SF/Mo.  
**Bldg. Size:** 7,737 SF  
**Zoning:** Mixed Employment (ME)  
**Parking:** 23 onsite spaces plus street parking  
**Date Avail.:** June 1, 2025 (potential for earlier occupancy)

### HIGHLIGHTS

- Located in the heart of NorthWest Crossing
- Close to nearby restaurants, shops, schools and businesses
- High-end medical/office building completed in 2020
- Suite 110 consists of an open work area, three private offices/treatment rooms, and private restroom
- Near Phil's Trail Complex and Shevlin Park

Dan Kemp, CCIM | Jay Lyons, SIOR, CCIM

600 SW Columbia St., Ste. 6100 | Bend, OR 97702

541.383.2444 | [www.CompassCommercial.com](http://www.CompassCommercial.com)

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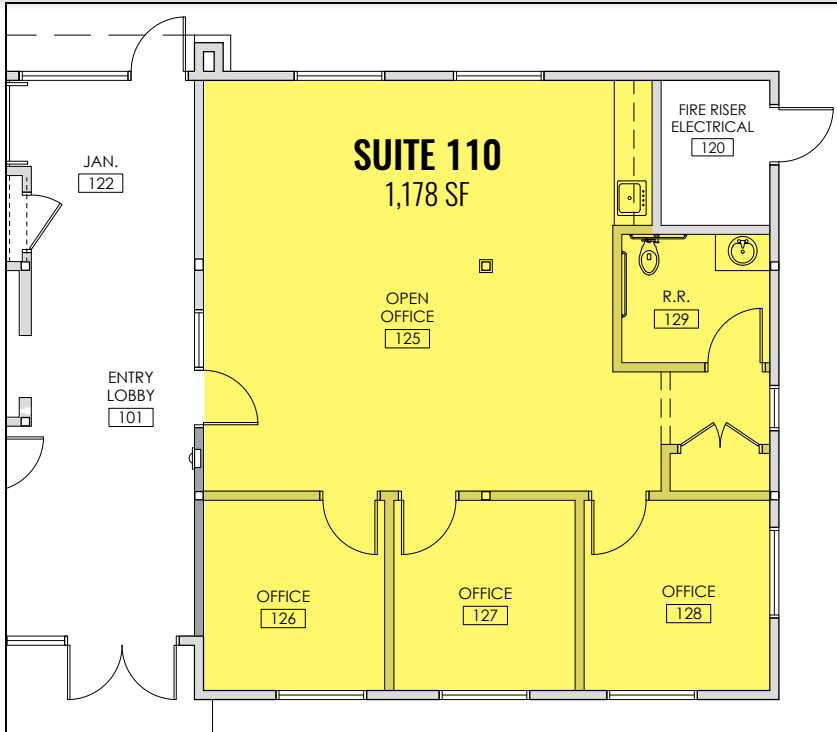
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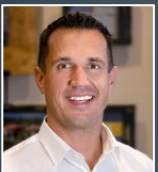
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