

# FOR LEASE



MELVIN MARK  
EST. 1945



## COLUMBIA SQUARE

111 SW Columbia Street, Portland, Oregon 97201

Top Two Floors Available - Up to 36,660 RSF

\$26.00 - \$33.50 Full Service

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Portland, Oregon 97201  
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# COLUMBIA SQUARE FOR LEASE



Unobstructed river and mountain views

## COLUMBIA SQUARE AVAILABILITY

Floor	Suite	RSF	FS Rate/RSF
15	1500	18,330**	\$33.50
14	1400	18,330**	\$33.50
13	1320	18,330**	\$32.00
1180	1180	4,994 (D)	\$32.00
	1090	1,295*	\$33.00
10	1080	3,081*	\$32.00
	1030	5,458* (D)	\$28.00
9	940	3,780	\$33.00
8	895	1,788	\$31.00
7	705	1,997	\$31.00
6	650	12,421 (D)	\$31.00
5	575	4,790	\$29.50
	550	9,795	\$28.00
4	400	10,213** (D)	\$26.00
3	300	10,222**	\$26.00
2	250	4,038 (D)	\$26.00

\*\*Interconnecting stairwell    \*Contiguous space    (D) Divisible to suit

Floors 14/15: 36,660 RSF | Floor 14 divisible to 10,000 RSF

Floors 3/4: 20,435 RSF (Direct access to Parking Garage)

Floor 10: 9,835 RSF | Floor 5: 14,484



Building signage opportunity for top floors



Ground floor restaurant opportunity



CREATIVE  
WORK SPACE  
AVAILABLE



CLASS  
A SPACE  
AVAILABLE



PROFESSIONAL  
SERVICES



RETAIL SPACE  
AVAILABLE



SUSTAINABLE  
PRACTICES



BIKE  
ACCESSIBILITY



COFFEE  
SHOP(S)  
NEARBY



DINING  
NEARBY



MANAGED BY  
MELVIN MARK



CENTRAL  
LOCATION



PARKING  
AVAILABLE



# COLUMBIA SQUARE BUILDING AMENITIES



## BUILDING AMENITIES

- 1/1000 covered, connected parking
- Strong well-capitalized local ownership
- On-site property management/ownership
- Ample building storage with direct access to the loading dock
- 24/7 security
- Bike storage
- Exterior signage opportunities
- Fitness center with showers & locker room



8th Floor Conference Room

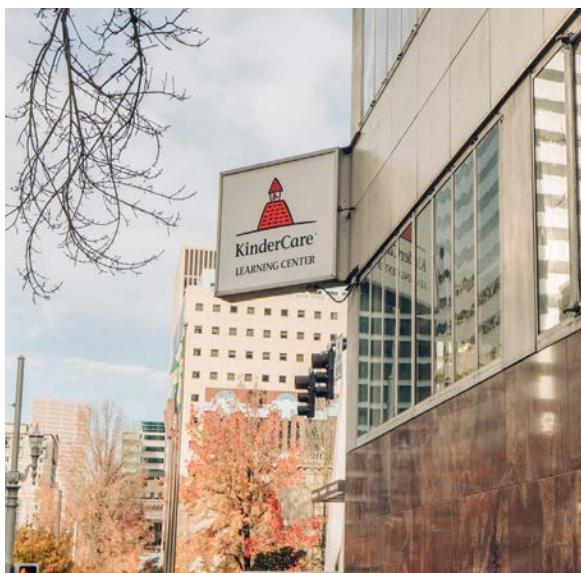


# COLUMBIA SQUARE LOCATION

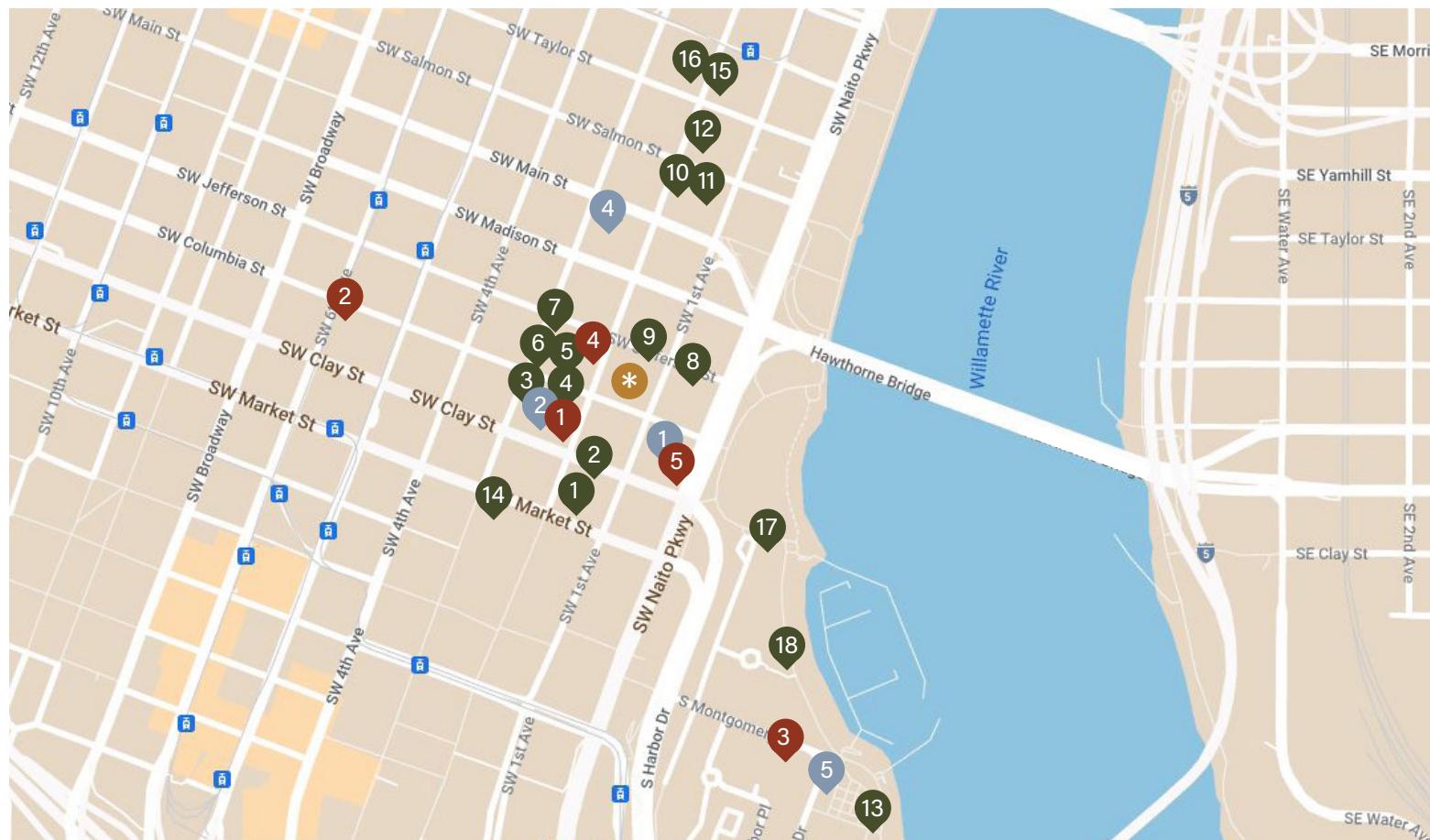


## LOCATION HIGHLIGHTS

- Fountain District location
- Full complement of urban services and amenities within blocks
- Near fine dining, numerous cafes, and delis
- Easy access to I-5 North/South, US 26, I-84, Hawthorne and Morrison Bridges
- Close to Transit Mall, MAX light rail, bus routes, and Portland Streetcar lines
- Adjacent to the new Porter Hotel, Astoria Portland Apartments and Multnomah County Courthouse
- Proximate to Marriott Conferencing Facility, with 24 conference rooms and a max capacity of 2,000 people - [More information here >>](#)



# COLUMBIA SQUARE NEIGHBORHOOD



## QUICK LUNCH

- 1** Market Street Deli  
105 SW Market St
- 2** August Moon  
116 SW Clay St
- 3** Potbelly  
222 SW Columbia St
- 4** Green Leaf Sundry  
222 SW Columbia St  
*\*Great for salads*
- 5** House of Ramen  
222 SW Columbia St
- 6** Poke Bar  
1348 SW 3rd Ave
- 7** Bridge City Caf  
1310 SW 3rd Ave  
*\*Popular for soup*
- 8** Gastro Mania  
1 SW Columbia St  
*\*Excellent food and service*
- 9** Caiman Cafe  
120 SW Jefferson St
- 10** 40 LBS  
101 SW Main St  
*\*Great breakfast burrito*

## FORMAL LUNCH

- 14** **Murata**  
200 SW Market St
- 15** **Q Restaurant & Bar**  
828 SW 2nd Ave  
*\*Named favorite restaurant (PBJ)*
- 16** **Luc Lac**  
835 SW 2nd Ave
- 17** **King Tide Fish & Shell**  
1510 S Harbor Way
- 18** **II Terrazzo**  
315 S Montgomery St

## COFFEE

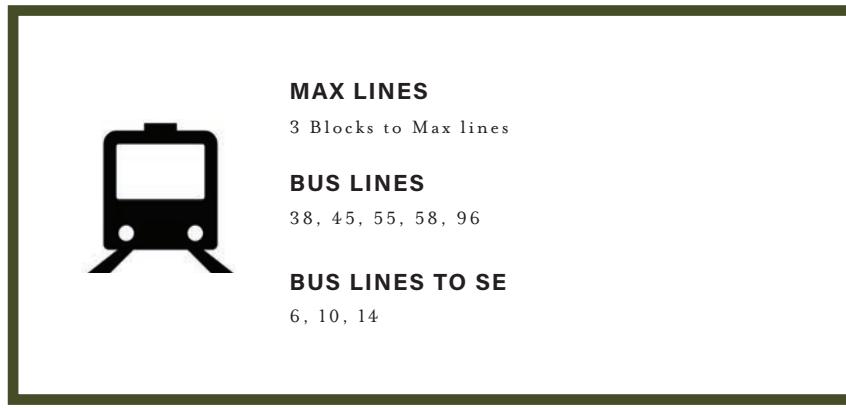
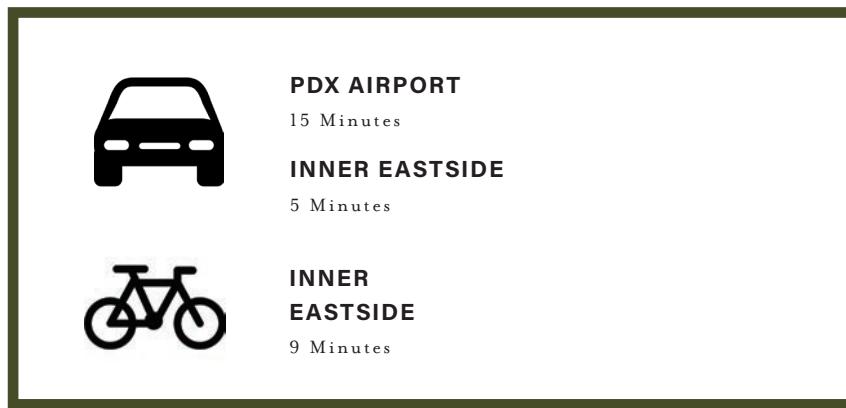
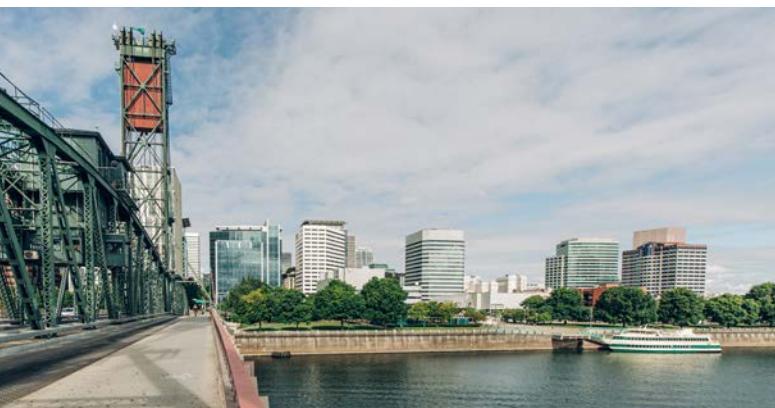
- 1** Press Release  
1401 SW Naito Pkwy
- 2** Roseline Coffee  
222 SW Columbia St
- 3** 40 LBS Coffee Bar  
824 SW 2nd Ave
- 4** Starbucks  
100 SW Main St
- 5** Our Spot PDX  
1816 S River Dr

## HAPPY HOUR

- 1 Morton's  
213 SW Clay St
- 2 Zags Restaurant  
598 SW Columbia St
- 3 Portland Sports  
Bar & Grill  
1811 S River Dr
- 4 The Porter Hotel  
1355 SW 2nd Ave
- 5 Proof-Reader  
1401 SW Naito Pkwy



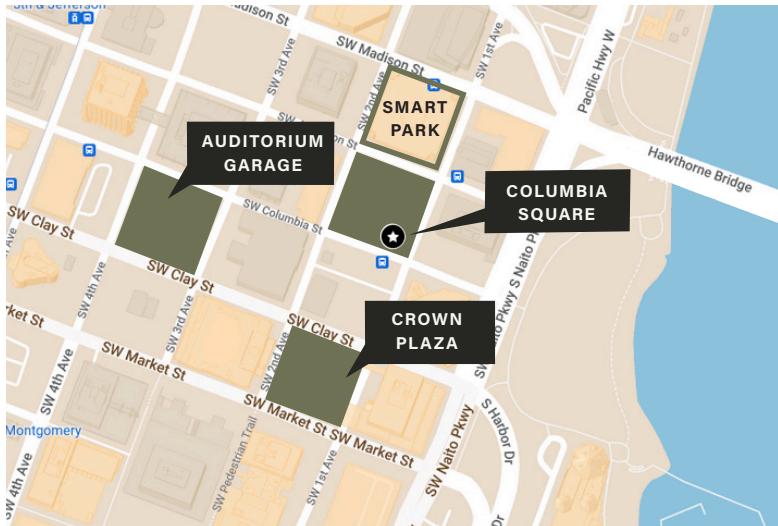
# COLUMBIA SQUARE TRANSPORTATION



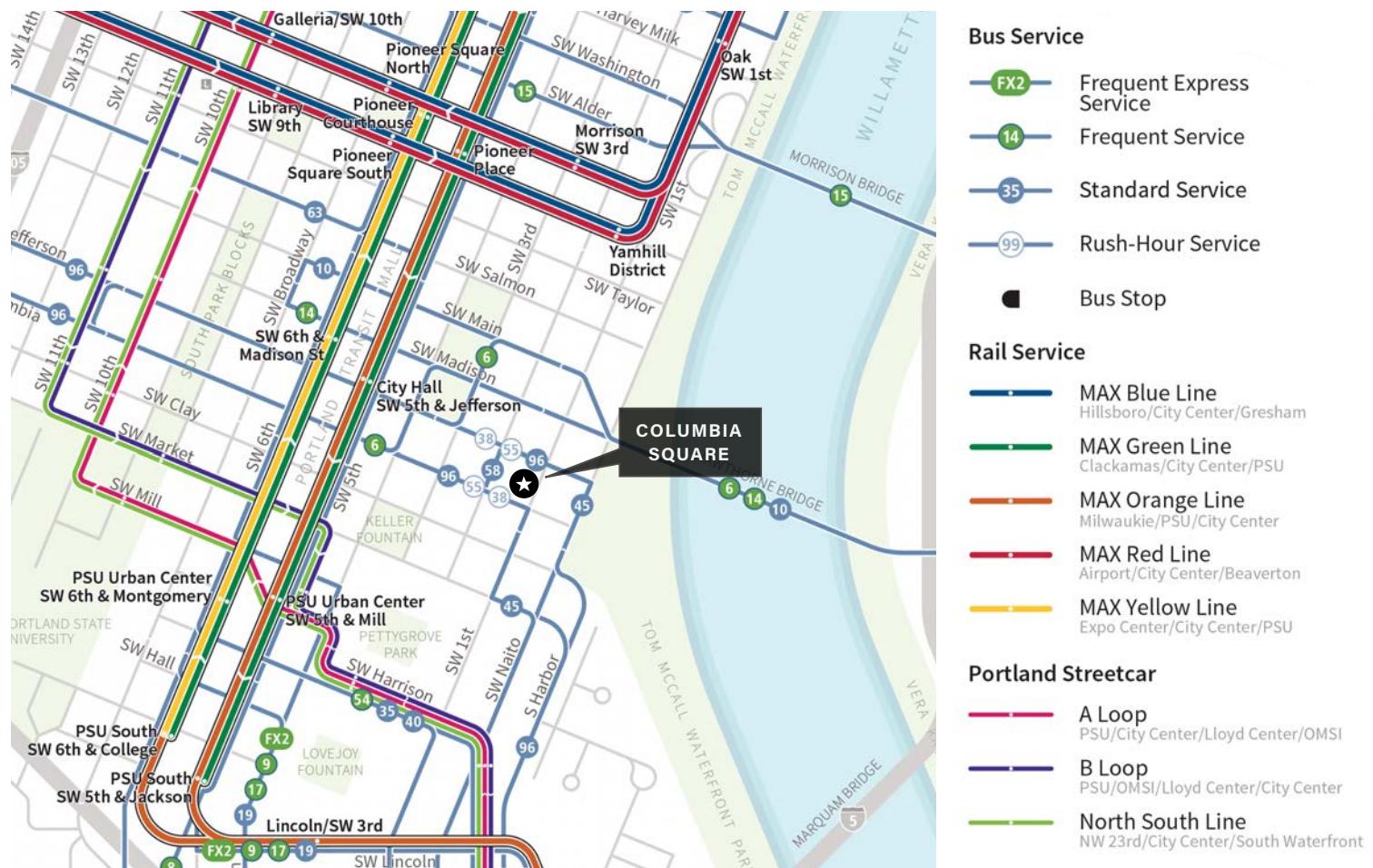
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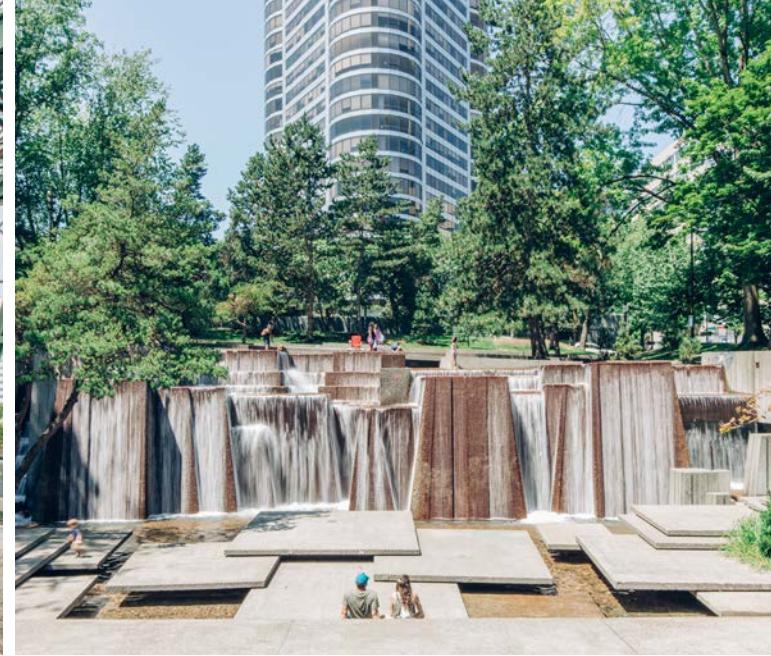
## PARKING GUARANTEED

1:1,000 RSF on site with an additional 4:1,000 RSF within one block



# DOWNTOWN TRANSIT





 **95**  
WALK SCORE

*"Walker's Paradise"*

 **94**  
TRANSIT SCORE

*"Rider's Paradise"*





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