

# Freestanding Suburban Office

10510 SW LAUREL ROAD, BEAVERTON, OR 97005



Megan McElmurry

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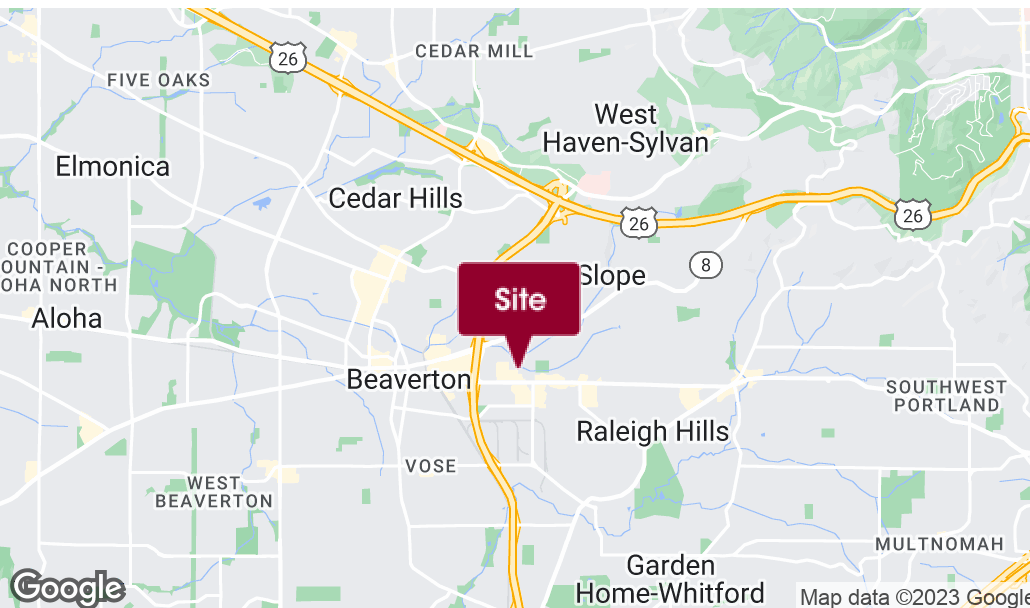
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FOR LEASE

 **MACADAM  
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COMMERCIAL REAL ESTATE SERVICES

# FOR LEASE

10510 SW Laurel Road, Beaverton, OR 97005



## PROPERTY DESCRIPTION

A freestanding single-story suburban office building well situated in the Beaverton submarket. Public transportation within one mile and surrounded by restaurants and major retailers such as Target, Home Depot, Kohl's, Fred Meyer, and Trader Joe's. The building has been well maintained.

## LOCATION DESCRIPTION

Centrally located one block away from Beaverton Hillsdale Highway, a major arterial connecting Beaverton to downtown Portland with easy access to Highway 217.

## PROPERTY HIGHLIGHTS

- Signage available
- Freestanding office building
- Functional floor plan with nine private offices, conference room, storage rooms, and reception area
- Complete HVAC system throughout
- Excellent off-street parking in front and rear of the building

## OFFERING SUMMARY

Lease Rate:	\$14.00 SF/yr (NNN)
Lot Size:	0.24 Acres
Building Size:	2,300 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	299	1,092	5,677
Total Population	684	2,365	12,525
Average HH Income	\$81,509	\$79,182	\$86,116



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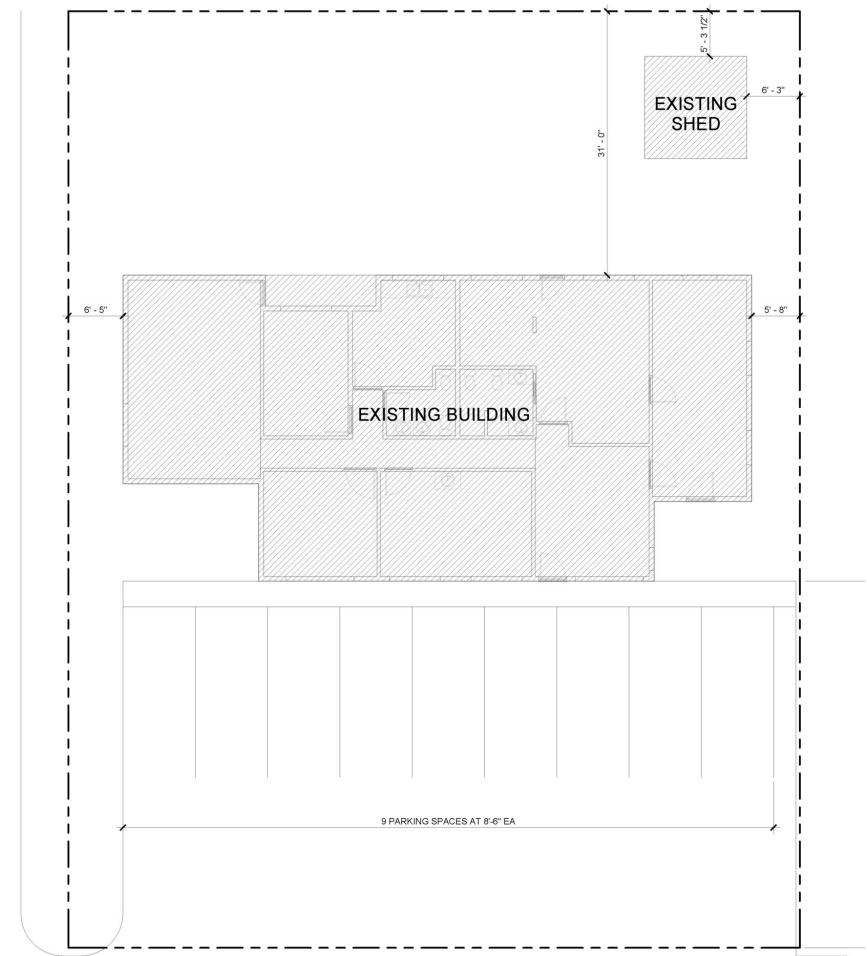
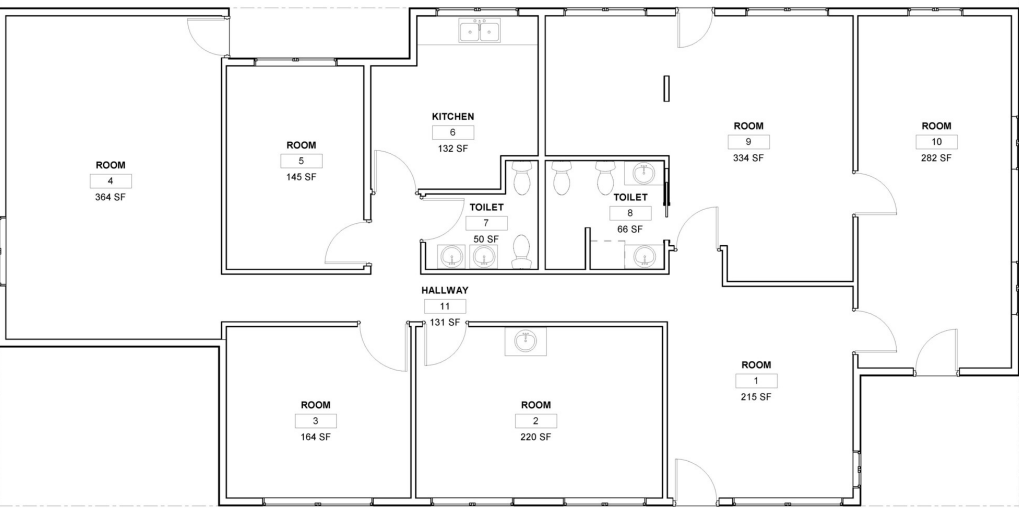
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Floor Plan

Site Plan



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