

Lake Grove Building

16325 SW BOONES FERRY ROAD | LAKE OSWEGO, OR 97035

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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

 **MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES

FOR LEASE

16325 SW Boones Ferry Road, Lake Oswego, OR 97035



PROPERTY DESCRIPTION

With new ownership in place, the subject property has undergone several recent renovations including a new roof, restroom improvements, and exterior brickwork.

PROPERTY HIGHLIGHTS

- Onsite manager
- Close access to restaurants and coffee shops
- Off-street parking

OFFERING SUMMARY

Lease Rate:	\$34.00 SF/yr (Full Service)
Available SF:	381 SF
Building Size:	13,222 SF

SPACES	LEASE RATE	SPACE SIZE
Suite 208	\$34.00 SF/yr	381 SF



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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
■ Suite 208	381 SF	Full Service	\$34.00 SF/yr	Abundant natural light with one private office and the balance is open work space. Available 6/1/24.



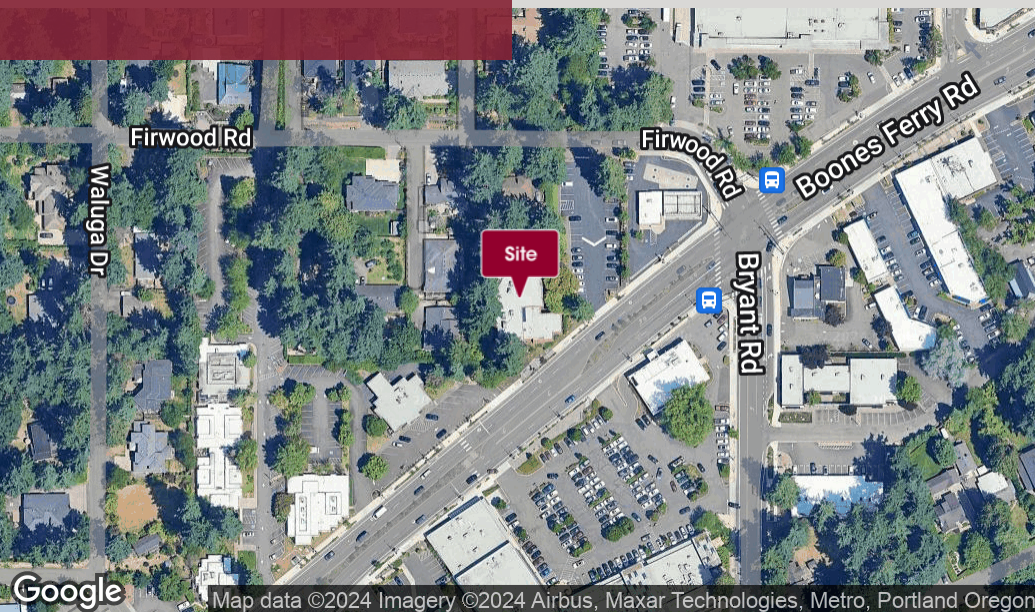
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DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total population	12,007	83,760	240,159
Median age	42.3	42.5	42.1
Total households	4,832	36,164	103,144
Total persons per HH	2.5	2.3	2.3
Average HH income	\$156,273	\$129,273	\$116,692
Average house value	\$658,249	\$549,629	\$499,083

LOCATION OVERVIEW

Located in Lake Oswego with high exposure on SW Boones Ferry Road near the Bryant Street intersection. The property benefits from many retail and restaurant shops within a short distance and very strong demographics within 1 to 5 miles of the property.



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