



I-84 Facing - Building Signage Available

For Lease

33 Nichols Parkway

Hood River, OR

Premier Medical Office Clinic

Suite 200 (full floor)

±10,197 SF

Beautifully constructed Class A+ medical office space with world-class Columbia River views

 **JLL** SEE A BRIGHTER WAY

Contacts:

John Lee

Managing Director

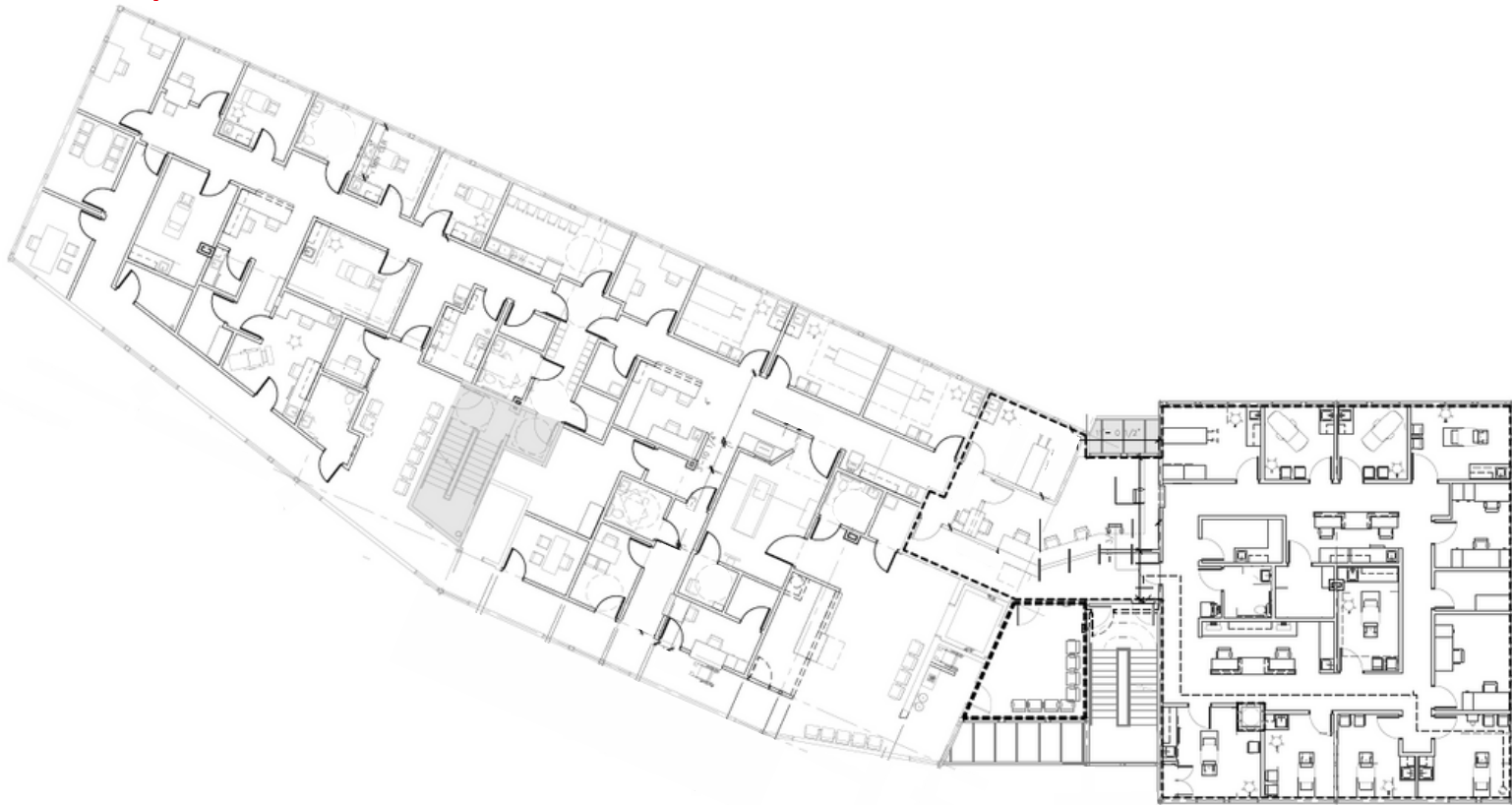
John.lee@jll.com

+1 503 548 3026

Jones Lang LaSalle Brokerage, Inc.

Space Overview

- Current configuration accomodates four specialties:
 - Orthopedics, Cardiology, Urology, and Neurology
- X-Ray suite in place with immediate lobby access
- 2 Procedure Rooms
- 15 Exam Rooms and 3 procedure rooms
- Conference Facility
- 7 Private Offices
- 4 Separate MA Stations
- 2 Connected Waiting Areas
- Built in 2018



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Interior Photos



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Hood River Amenities

- | | | |
|----------------------------|----------------------------|---------------------------|
| 1. Ferment Brewing | 6. pFriem Family Brewers | 11. Pietros Pizza |
| 2. Grasslands Barbecue | 7. Evoke Winery | 12. Bette's Place |
| 3. Solstice Wood Fir Pizza | 8. McDonalds | 13. Golden Goods Sandwich |
| 4. Romeo Gelato | 9. Double Mountain Brewery | 14. 3 Rivers Grill |
| 5. Stoked Roasters | 10. River Daze Cafe | 15. Kickstand Coffee |
| | | 16. Crush Cider Cafe |



Visible to 33,000 cars per day on I-84

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