

FOR LEASE

LASSEN BUILDING

14050 SW Pacific Hwy | Tigard, OR 97224



14050 SW Pacific Hwy, Suite 212A, Tigard, OR
503.367.0516 | www.fg-cre.com



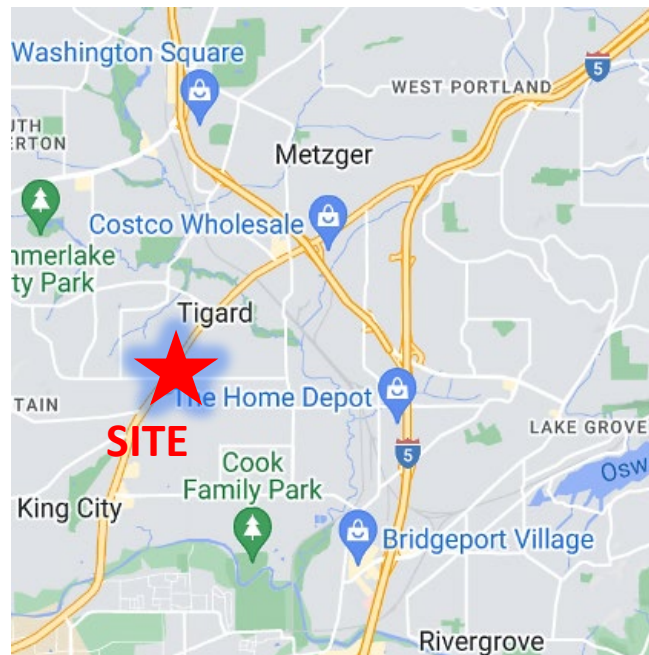
PROPERTY HIGHLIGHTS

1st Floor:

- Suite 101 - 1,575 SF, \$18 SF, (\$2,363 mo./gross)
- Suite 104 - 521 SF, \$20 SF, (\$869 mo./gross)
- Suite 109/110 - 468 SF, \$22 SF (\$858 mo./gross)

2nd Floor:

- Suite 201 – 885 SF, \$18 SF (\$1,328 mo./gross)
- Suite 203 – 225 SF, \$22 SF (\$413 mo./gross)
- Suite 204 – 1,521SF, \$18 SF (\$2,282 mo./gross)
- Suite 212-B – 645 SF, \$20 SF (\$1,075 mo./gross)
- Excellent Pacific Highway (99W) exposure at McDonald in Tigard



FOR MORE INFORMATION:

Steve Hunker, CCIM
Vice President/Broker | steve@fg-cre.com

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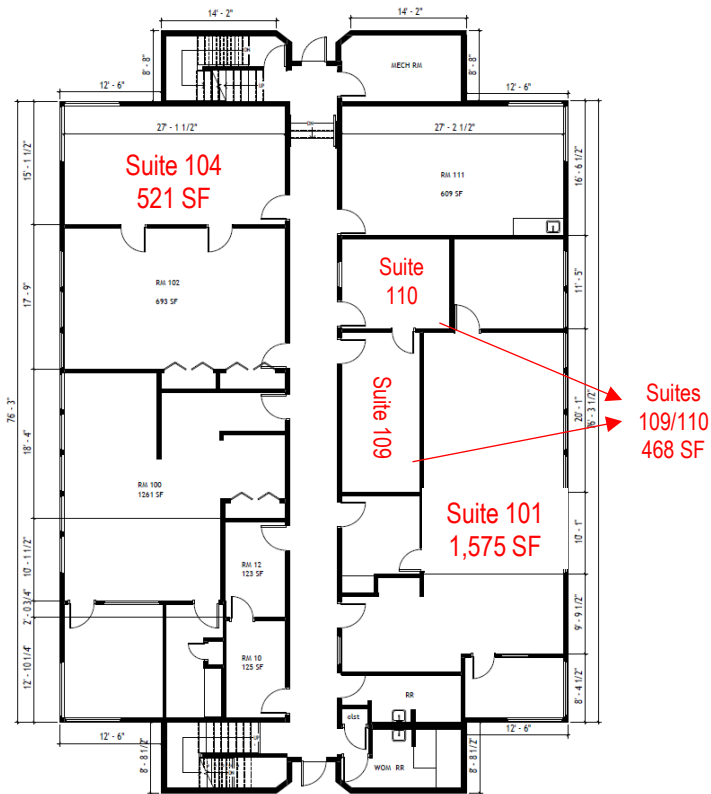
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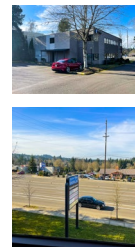
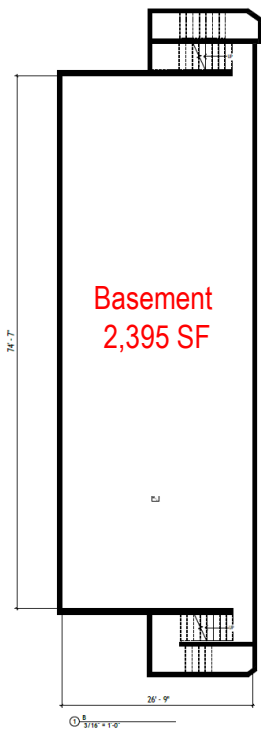
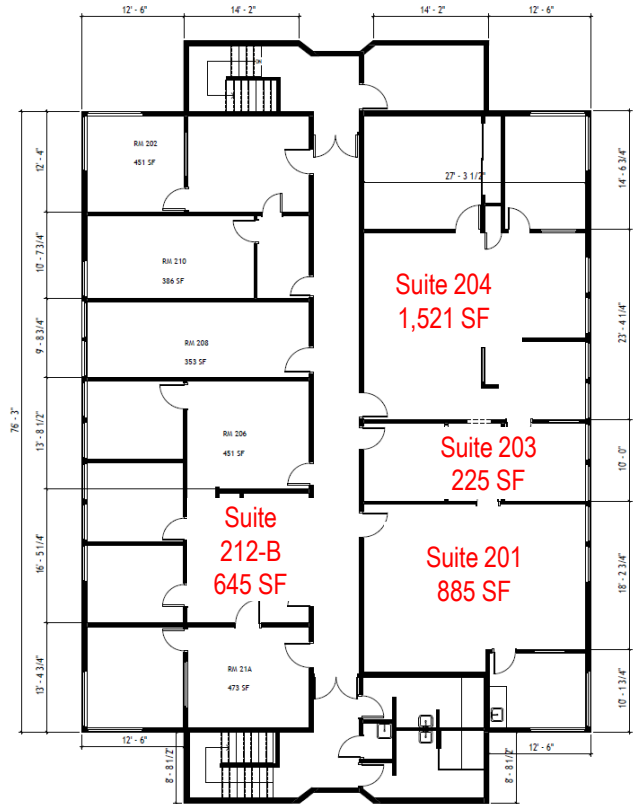


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1st Floor



2nd Floor



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Suite 101 – 1,575 SF



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Suite 204 – 1,521 SF



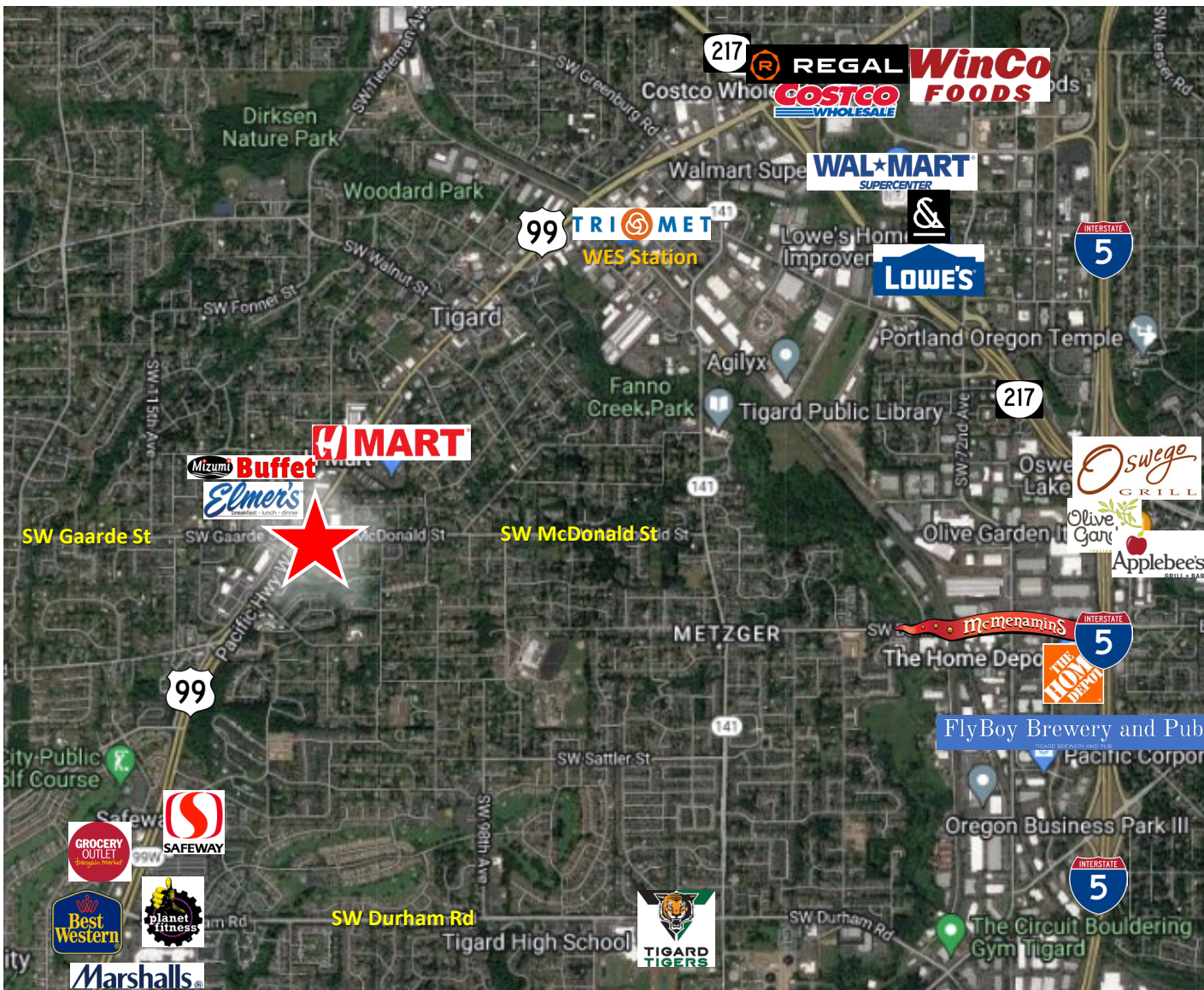
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2024 Demographics

	1 Mile	3 Mile	5 Mile
Est. Population	16,622	118,809	267,551
2029 Projected Population	16,699	119,657	269,171
Est. Average Household Income	\$109,395	\$116,398	\$124,641
Est. Total Employees	4,440	82,909	136,983

Traffic Counts

SW Pacific Hwy – 39,689

SW McDonald St @ SW 105th Ave E – 14,640

SW Gaarde St @ SW Pacific Hwy E – 16,032

This statement with the information it contains is given with the understanding that all the negotiations relating to the purchase, rental or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe to be reliable.