

For Sublease  
811 Railroad Avenue Oregon City, OR 97045



Apex Real Estate Partners  
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# FOR SUBLEASE



Available ± 2,408 RSF



Asking rate \$23.00/RSF, NNN



Headquarters opportunity in downtown Oregon City



Move-in ready build-out with open work area, 2 offices, 1 large conference room, kitchenette and 2 restrooms



Exposed brick and timber, wood fabricated cubicles and steel accents create a modern eclectic aesthetic



Plug & play opportunity



Building signage available providing for excellent identity



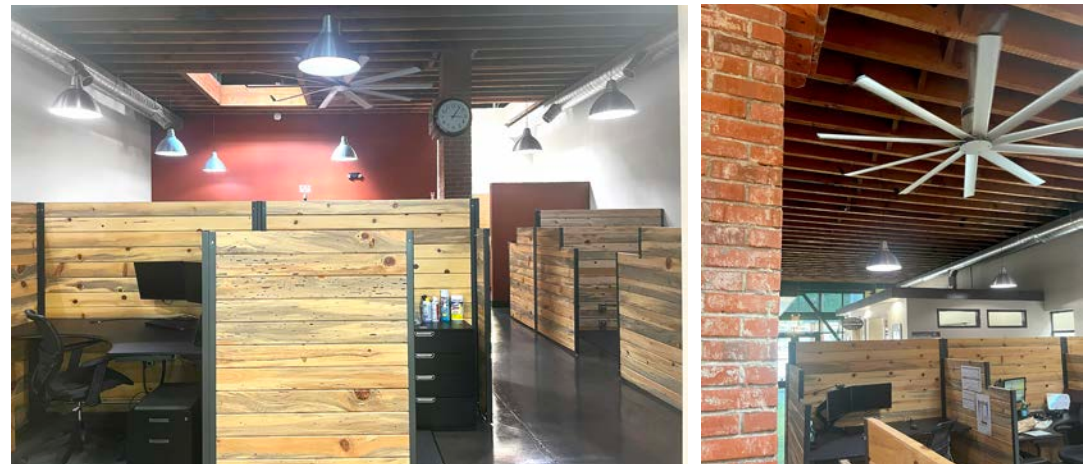
Great pedestrian street traffic and access along Oregon City's Main Street



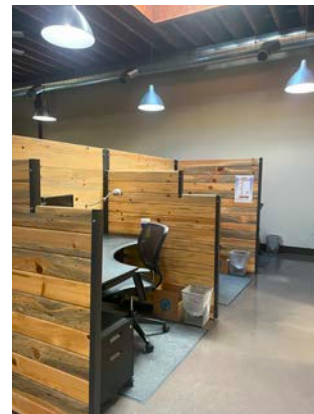
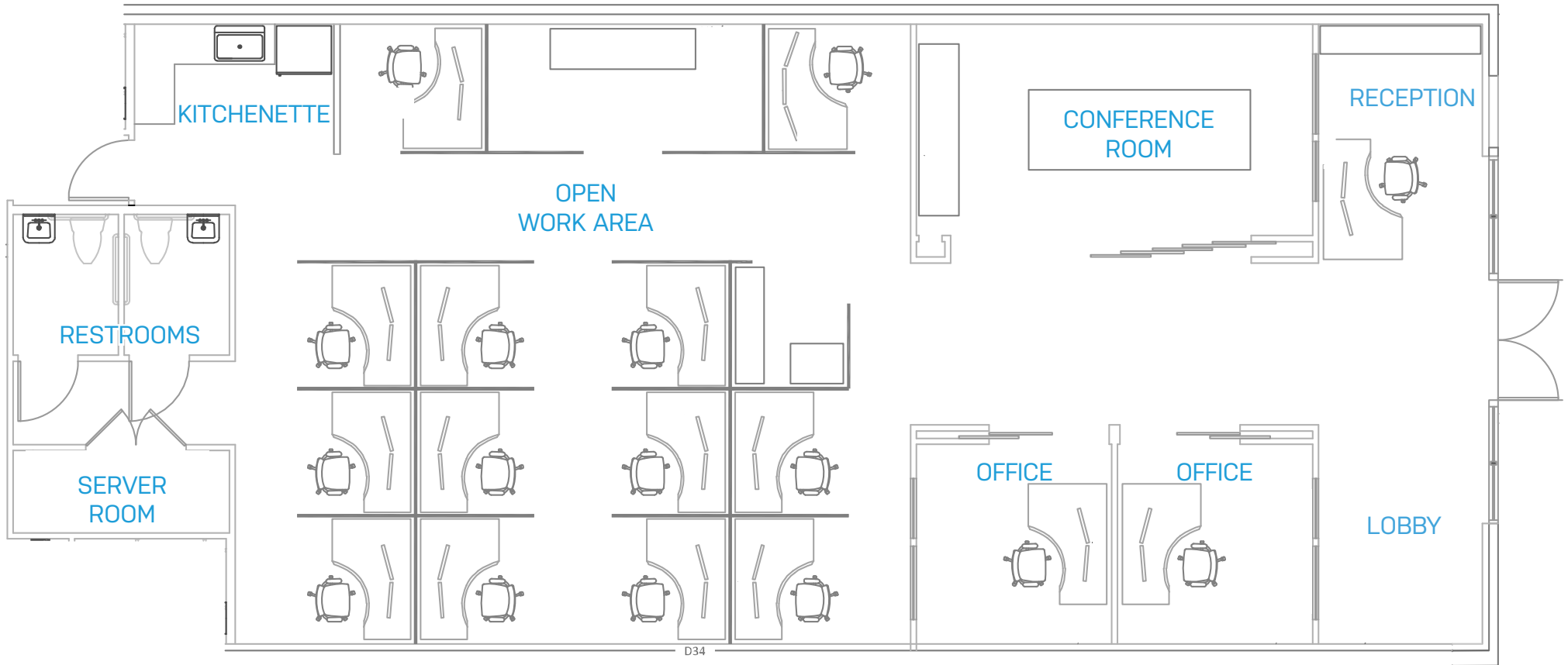
± 8 off street parking stalls along with ample street parking



Excellent proximity to TriMet transportation, restaurants, bars, entertainment and shopping



# ± 2,408 RSF AVAILABLE





# EXCELLENT LOCATION

— TriMet Bus

