

**FOR LEASE**

**5,983 SF | \$1.75/SF/MO. NNN**

# Prime Corner Restaurant

340 NW 5th Street, Suite 107, Redmond, OR 97756



**LARGE RESTAURANT ON MAJOR ONE-WAY STREET THROUGH REDMOND**



**Kristie Schmitt, CCIM | Pat Kesgard, CCIM**

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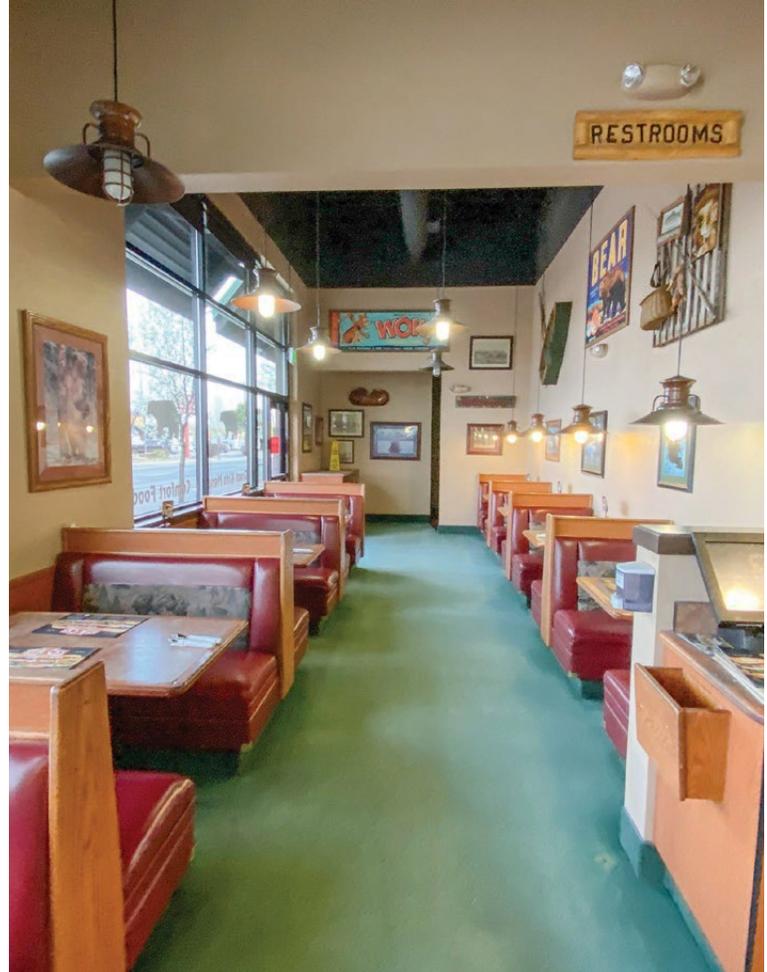
## Prime Corner Restaurant

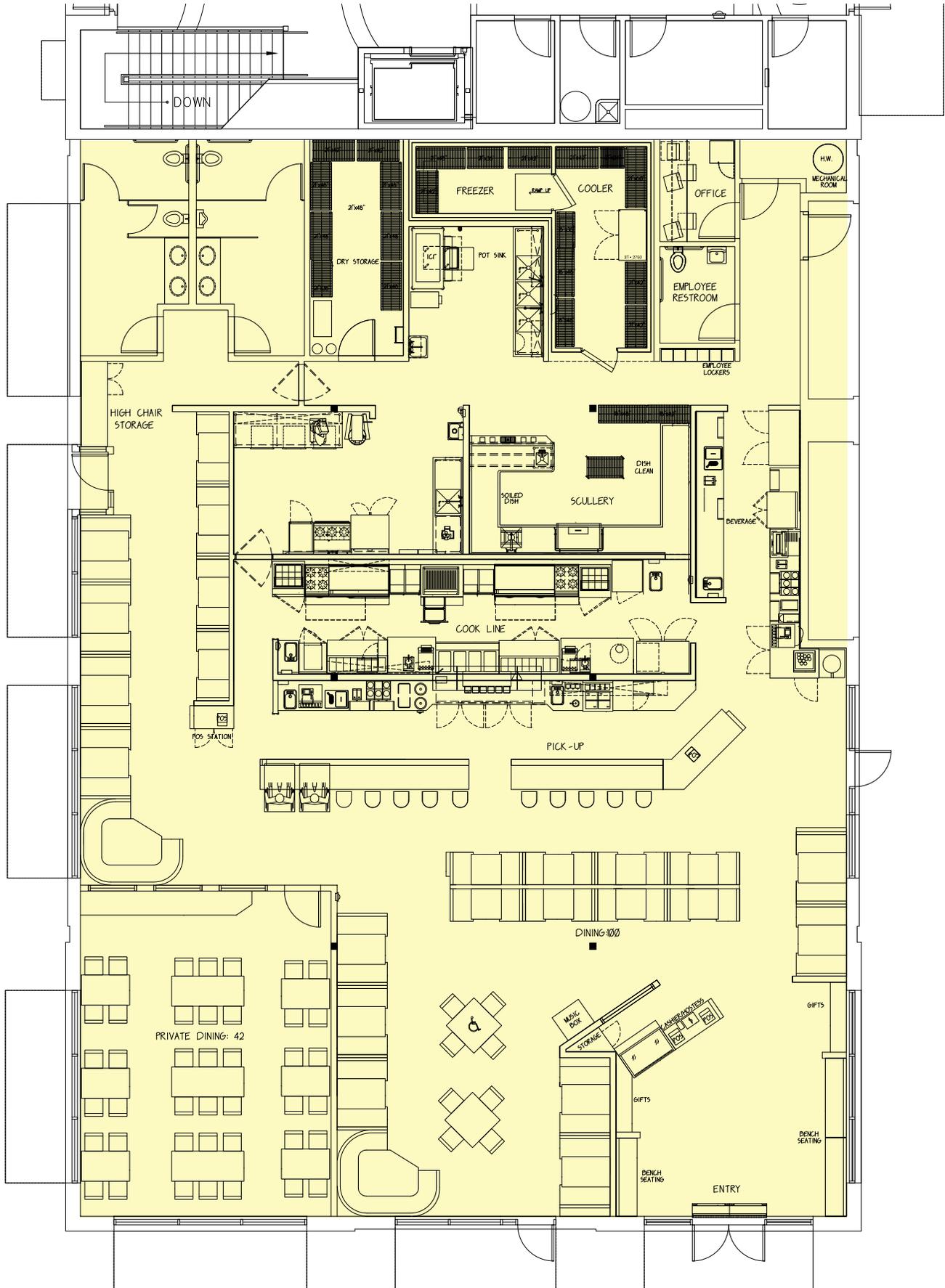
### PROPERTY DETAILS

<b>Suite 107:</b>	5,983 SF
<b>Lease Rate:</b>	\$1.75/SF/Mo. NNN
<b>CAMs:</b>	Est. at \$0.59/SF/Mo.
<b>Bldg. Size:</b>	23,586 SF
<b>Zoning:</b>	Central Business District (C2)
<b>Parking:</b>	65+ shared onsite spaces in lot

### HIGHLIGHTS

- High quality restaurant in Class A commercial building near downtown
- Excellent visibility on the corner of 5th Street and Cedar Avenue
- Prominent building signage available
- Build-out includes main dining room, counter service bar, banquet room, private restrooms, and a large commercial kitchen with 23' hood and walk-in cooler
- Dining capacity is 142 with additional patio seating on south side of building
- Other tenants in building include St. Charles Center for Women's Health and Best Care Treatment Services





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Brokers are licensed in the state of Oregon. This information has been furnished from sources we deem reliable, but for which we assume no liability. This is an exclusive listing. The information contained herein is given in confidence with the understanding that all negotiations pertaining to this property be handled through Compass Commercial Real Estate Services. All measurements are approximate.



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