

# The Barbur Business Center

9570 SW BARBUR BOULEVARD, PORTLAND, OR 97219

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## FOR LEASE

 **MACADAM  
FORBES**  
COMMERCIAL REAL ESTATE SERVICES



# FOR LEASE

9570 SW Barbur Boulevard, Portland, OR 97219

## PROPERTY DESCRIPTION

Multiple suites are available for lease at the Barbur Business Center. All suites provide a great mix of open areas and private offices. Great natural light with views of Mount Hood.

## PROPERTY HIGHLIGHTS

- 3/1000 parking
- I-5 signage and visibility
- Great access on and off I-5 with close proximity to downtown Portland
- TriMet Transit Center within two blocks
- Suite 311 and 315 can be combined to provide a total of 2,912 RSF

## OFFERING SUMMARY

Lease Rate:	\$21.00 SF/yr (Full Service)
Available SF:	1,260 - 5,100 SF
Lot Size:	1.39 Acres
Building Size:	34,722 SF

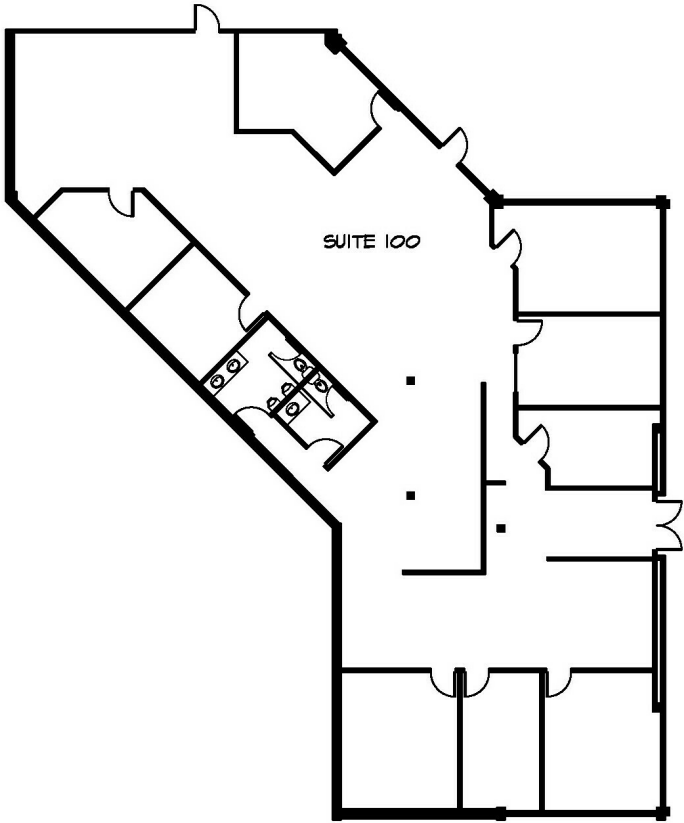
SPACES	LEASE RATE	SPACE SIZE
Suite 100	\$21.00 SF/yr	5,100 SF
Suite 306	\$21.00 SF/yr	1,730 SF
Suite 307	\$21.00 SF/yr	2,150 SF
Suite 308	\$21.00 SF/yr	1,400 SF
Suite 311	\$21.00 SF/yr	1,652 - 2,912 SF
Suite 315	\$21.00 SF/yr	1,260 - 2,912 SF



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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
■ Suite 100	5,100 SF	Full Service	\$21.00 SF/yr

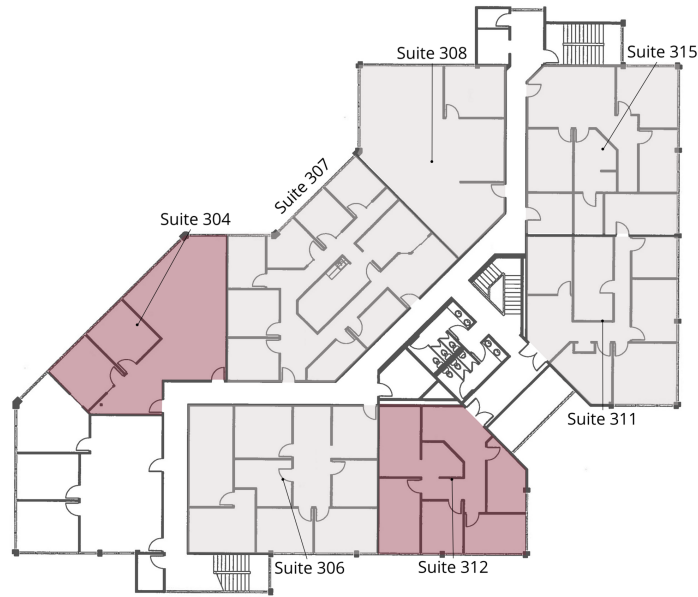


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## LEGEND

- Available
- Unavailable

## AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE	DESCRIPTION
Suite 306	1,730 SF	Full Service	\$21.00 SF/yr	-
Suite 307	2,150 SF	Full Service	\$21.00 SF/yr	-
Suite 308	1,400 SF	Full Service	\$21.00 SF/yr	-
Suite 311	1,652 - 2,912 SF	Full Service	\$21.00 SF/yr	Can be combined with Suite 315
Suite 315	1,260 - 2,912 SF	Full Service	\$21.00 SF/yr	Can be combined with Suite 311



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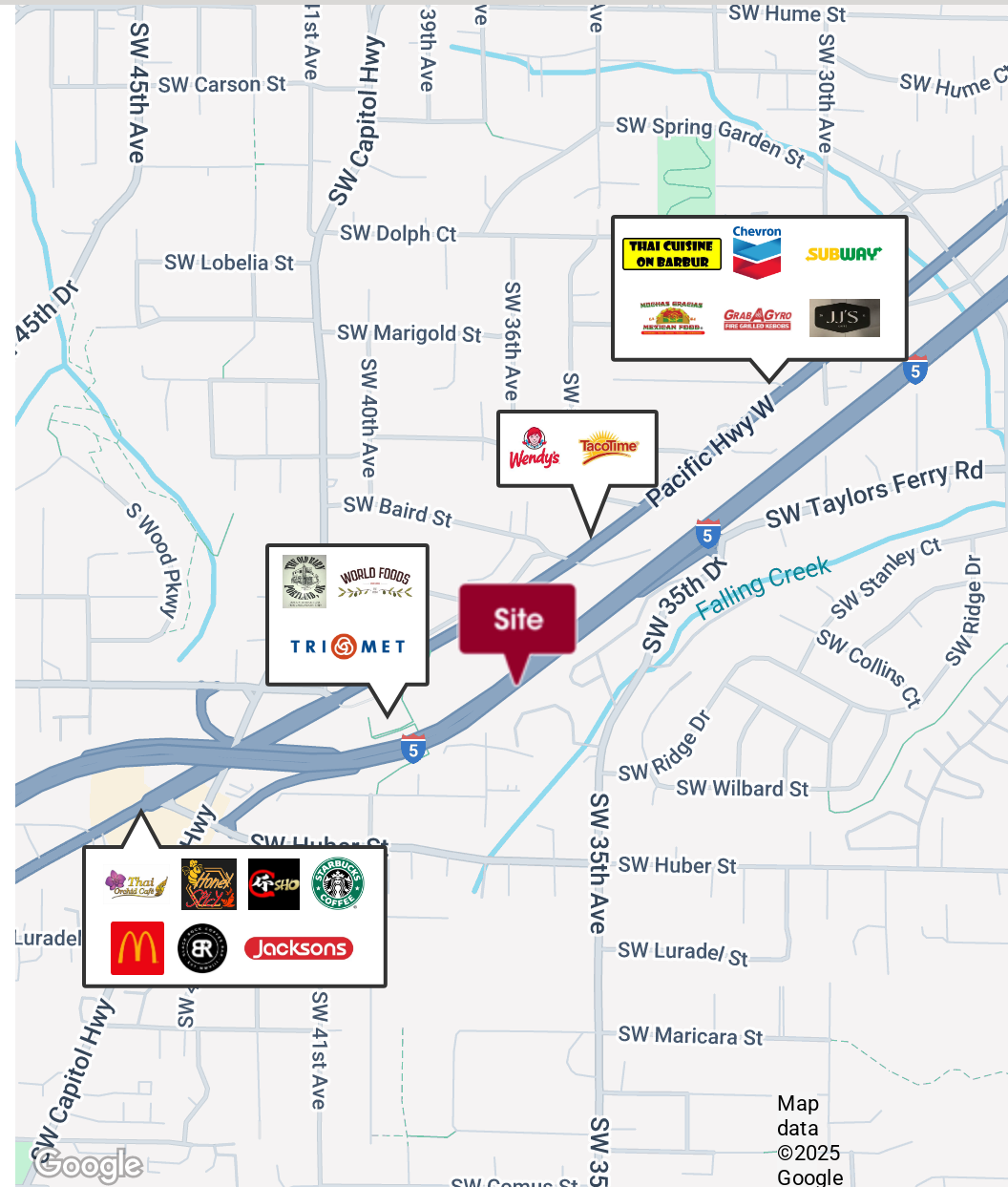
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## LOCATION OVERVIEW

The Barbur Business Center is centrally located on Barbur Boulevard near the on-ramps to both north and south-bound travel lanes. The building is located next to convenient retail and restaurant amenities along with the Barbur Transit Center.

LOCATION	DISTANCE	TIME
I-5	0.9 mi	2 min
Highway 217	3.3 mi	6 min
Portland City Center	6.6 mi	12 min



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