



FOR LEASE



THE CASCADE BUILDING

Fully Re-imagined Creative Workspaces

299 - 9,789 SF | \$23.00/RSF FS

520 SW 6th Ave, Portland, OR 97204

- Brand New Full Floor Turnkey Spaces
- Modern Creative Interior with Historic Exterior
- New Tenant Lounge, Workout Facility, and Common Conference Room
- Secured Valet Parking & Bike Parking with Fix-It Station Under Building
- **Directly adjacent to the new Nationally Renowned James Beard Public Market (coming soon!)**

MCCOY DOERRIE, SIOR

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PROPERTY SUMMARY



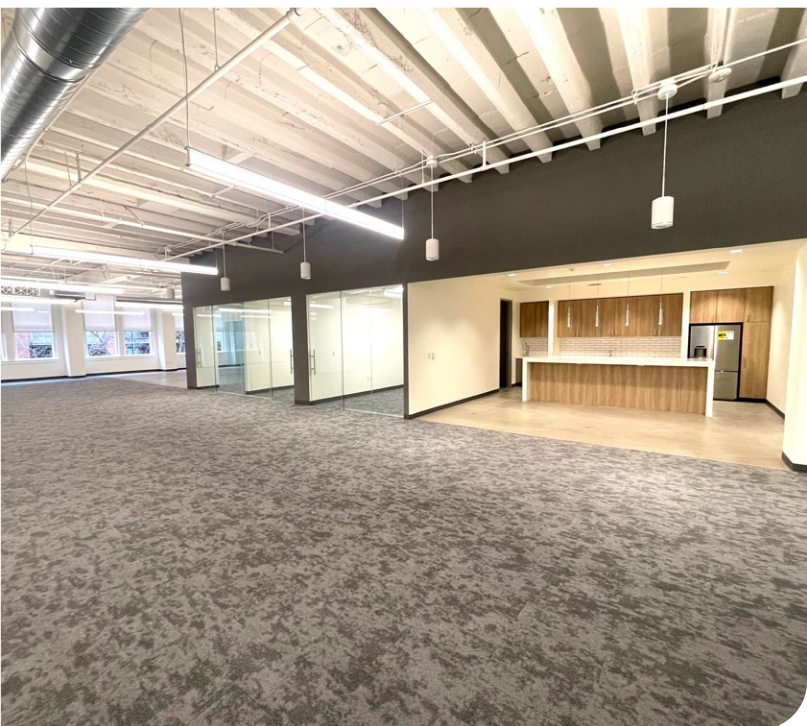
**FOR
LEASE**



PROPERTY DETAILS	
Address	520 SW 6th Ave, Portland, OR 97204
Available Spaces	299 - 9,789 SF
Lease Rate	Every Space \$23.00/RSF FS
Use Type	Office
Availability	Now

Location Features

- Excellent location on SW 6th and Alder in the heart of Downtown Portland
- Across from The Nines Luxury Hotel and adjacent to Pioneer Courthouse Square, Wells Fargo Bank, and Nike Portland
- Other nearby tenants include Muji, Departure, St. Honoré
- One block from Tri-Met MAX and Bus Hub at Pioneer Square

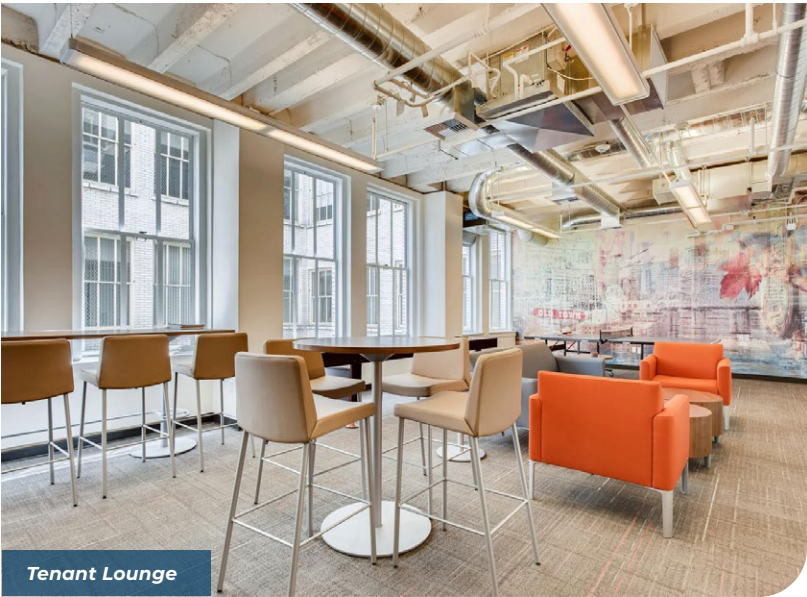




INTERIOR PHOTOS



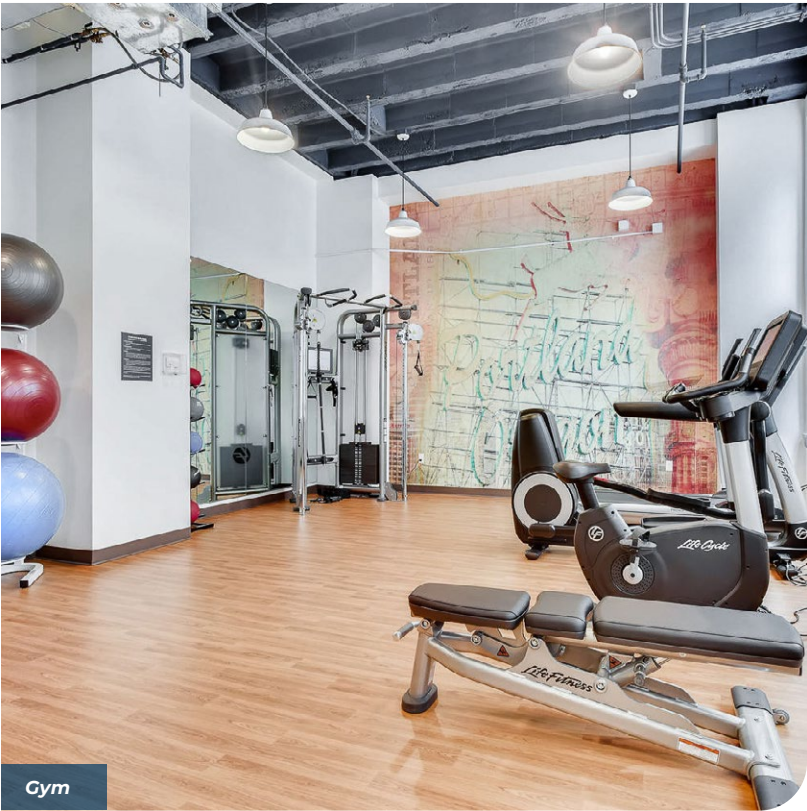
Conference Room



Tenant Lounge



Lobby



Gym



NEIGHBORHOOD HIGHLIGHTS



Pioneer Place Mall



Din Tai Fung

DOWNTOWN PORTLAND



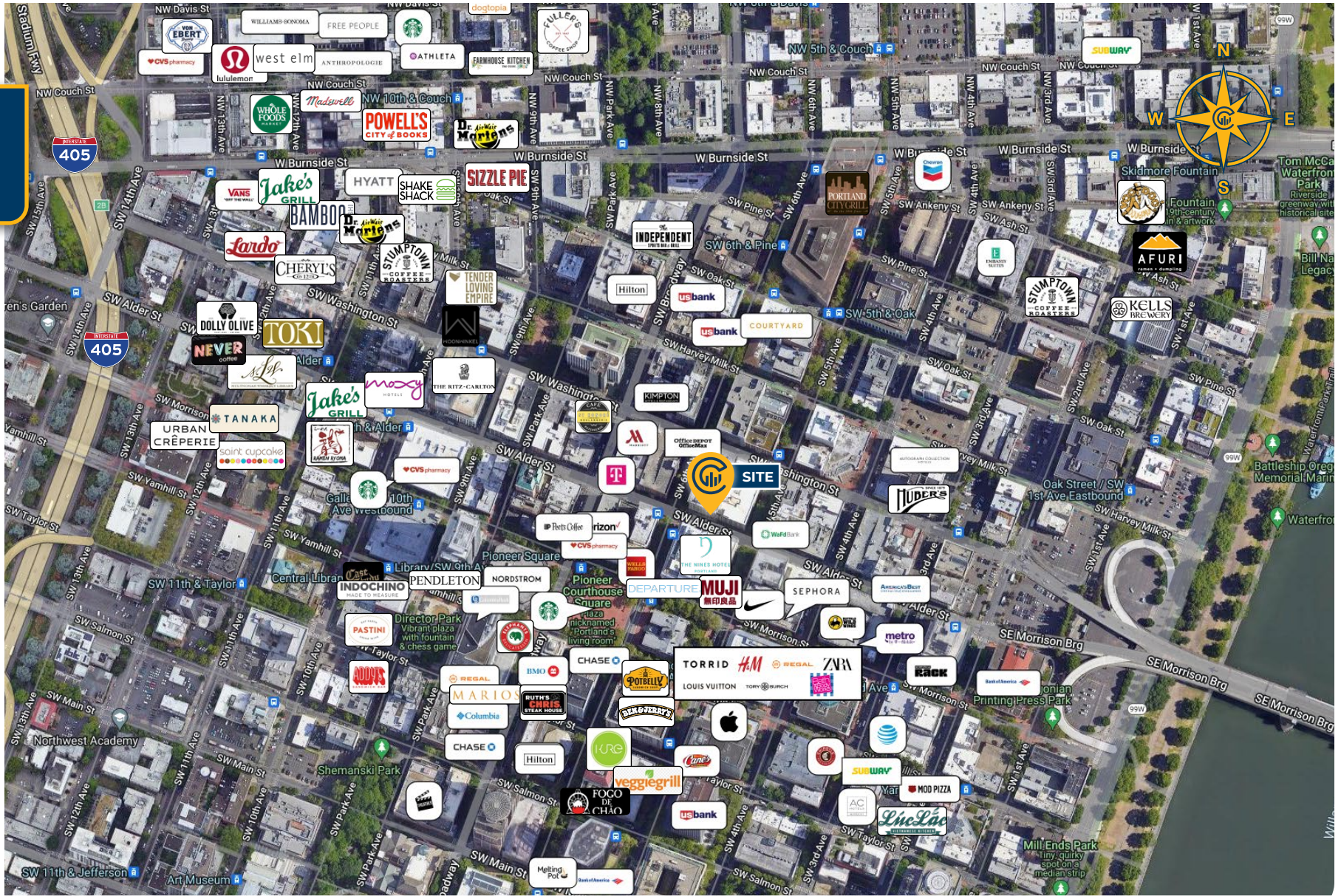
James Beard Public Market



Pioneer Courthouse Square



LOCAL AERIAL MAP



*Average Daily Traffic Volume | Traffic Counts are Provided by REGIS Online at SitesUSA.com ©2024 | Map data ©2024 Google Imagery ©2024, Airbus, CNES / Airbus, Maxar Technologies, Metro, Portland Oregon, Public Laboratory, State of Oregon, U.S. Geological Survey, USDA/FPAC/GEO

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