



FOR LEASE

PARK WAY MEDICAL BUILDING

10305 SW PARK WAY, PORTLAND, OR 97225

JOE KAPPLER

503.972.7294

joek@macadamforbes.com

**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES



PROPERTY DESCRIPTION

Well-maintained and located medical office building at the intersection of Hwy 217 and Hwy 26 with convenient access to Providence St. Vincent Hospital. The 2,266 RSF space was formerly occupied by a physical therapy group and offers a large open space, a break area, two offices, and a reception area. The space benefits from abundant natural light facing north.

PROPERTY HIGHLIGHTS

- Move-in ready space with two sinks
- Large open space with two (2) private offices
- Fully certified ambulatory surgery center on the first floor that can accommodate additional surgeons
- Spacious front lobby with water fountain

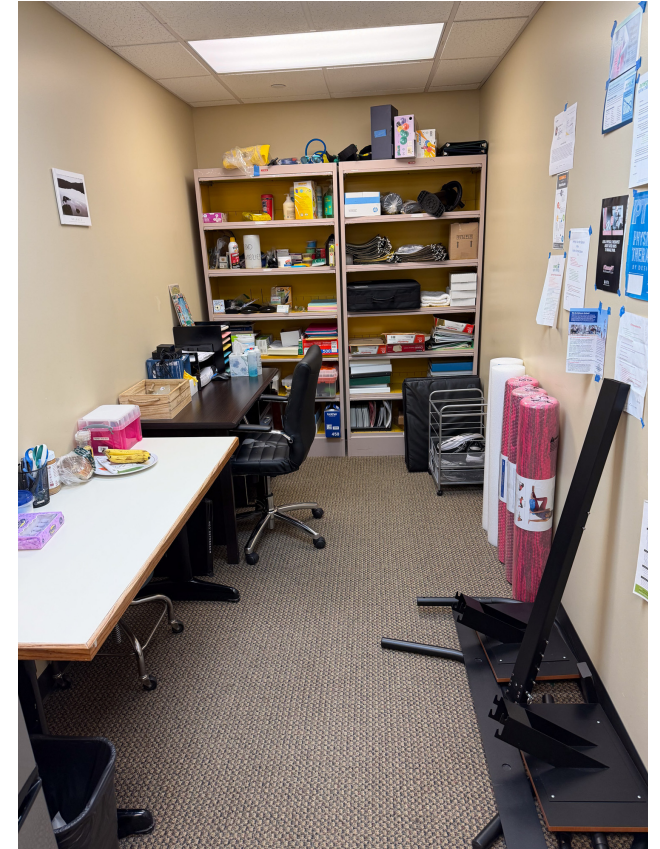
OFFERING SUMMARY

Lease Rate:	\$34.00 SF/yr (Full Service)
Available SF:	2,266 SF
Lot Size:	0.95 Acres
Building Size:	26,011 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,663	40,589	107,037
Total Population	10,020	95,868	259,549
Average HH Income	\$94,365	\$88,153	\$88,153

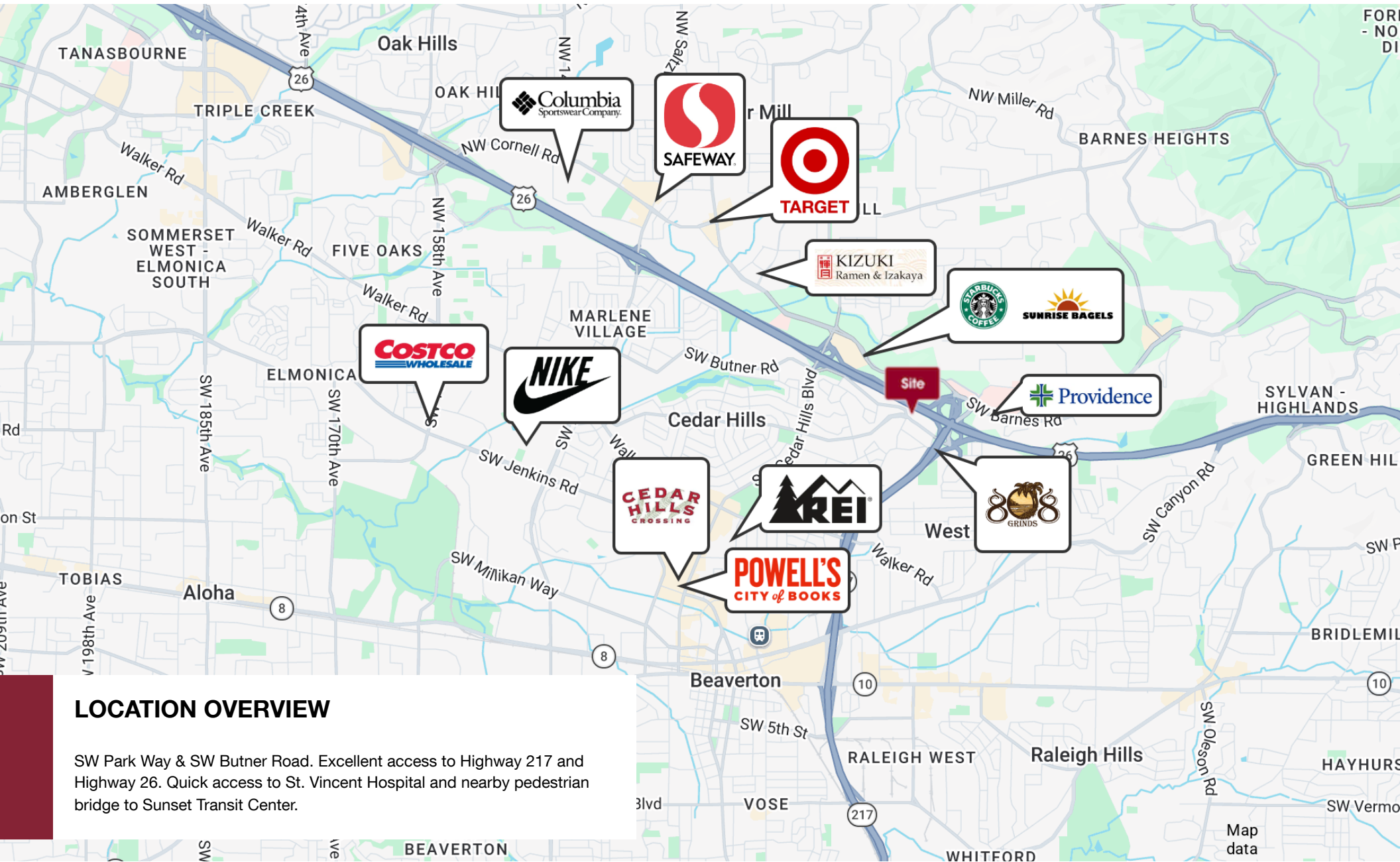
JOE KAPPLER

503.972.7294 | joek@macadamforbes.com



JOE KAPPLER

503.972.7294 | joe@macadamforbes.com



LOCATION OVERVIEW

SW Park Way & SW Butner Road. Excellent access to Highway 217 and Highway 26. Quick access to St. Vincent Hospital and nearby pedestrian bridge to Sunset Transit Center.

JOE KAPPLER

503.972.7294 | joek@macadamforbes.com