

# PARKSIDE BUSINESS CENTER

7850 SW NIMBUS AVE, UNIT 9G, BEAVERTON, OR



## *4,800 SF of Office Warehouse For Lease*

Unit 9-G 4,800 SF total

1,512 SF office

3,288 SF warehouse

2 dock doors in the back (No 53' truck access)

Available 8/1/25

NNN's estimated at \$0.465/SF (including taxes, insurance, CAM, water, sewer, garbage, and all HVAC costs)

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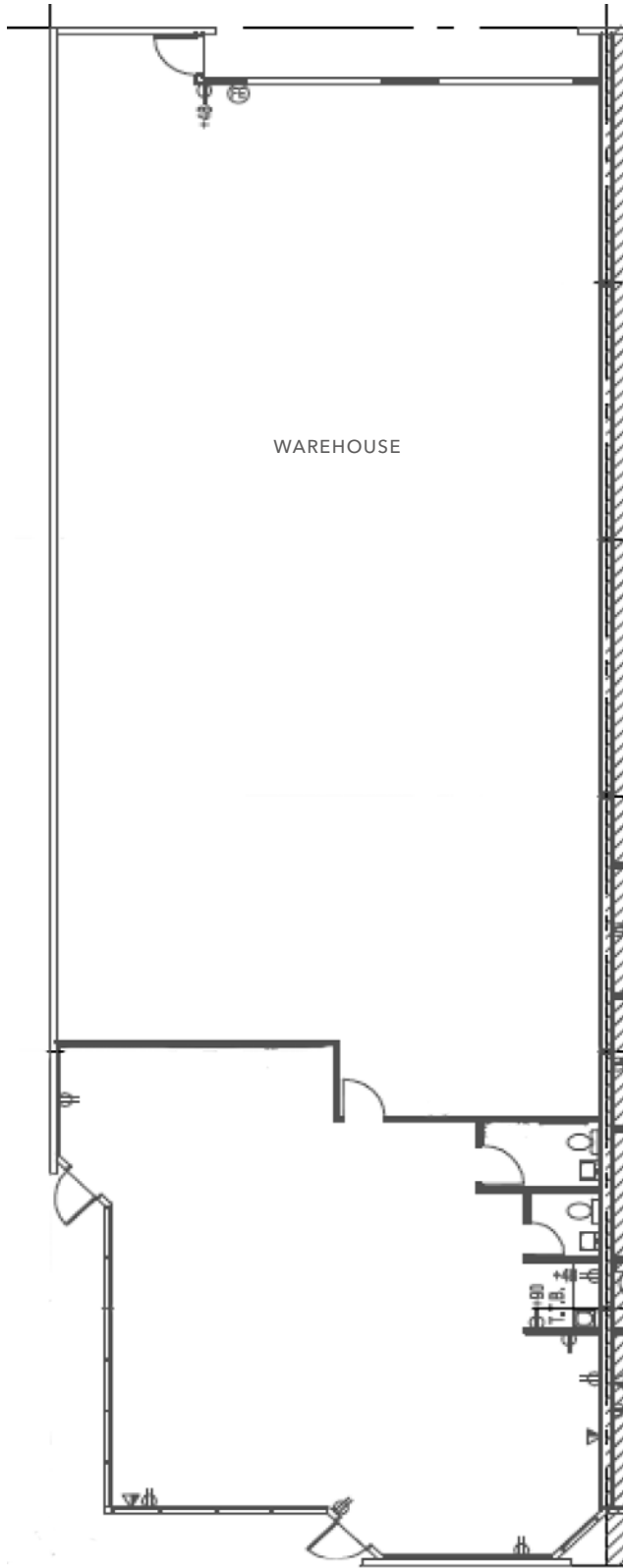
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## UNIT 9-G

*4,800 SF*

AVAILABLE

*1,512 SF*

OFFICE SPACE

*TWO*

DOCK DOORS

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# SITE PLAN



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