



**FOR LEASE**

# Ground Floor Retail

**US Bank Center**  
810 Willamette St.  
Eugene OR 97401

## PREVIOUSLY LEASED TO A SANDWICH | BAGEL | COFFEE SHOP

- Approximately 1,870 square feet
- Recently renovated, ground floor, restaurant space
- Turnkey space ideal for coffee/sandwich shop
- Space includes walk-in cooler & freezer, grease trap, Type 2 hood & floor drain
- **\$1.65 per square foot per month, modified gross**
- FF&E could be purchased from previous operator

**Evans  
Elder  
Brown &  
Seubert**

COMMERCIAL REAL ESTATE

## CONTACT

**Stephanie Seubert**  
stephanie@eebcre.com

**Jackson Seubert**  
jackson@eebcre.com

**(541) 345-4860**

Licensed in the State of Oregon.

# Photographs

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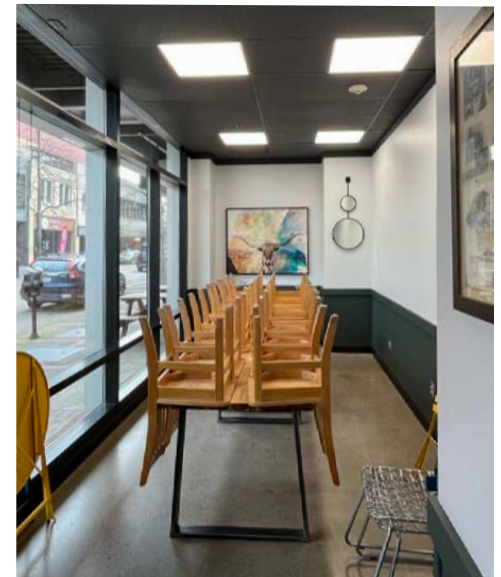
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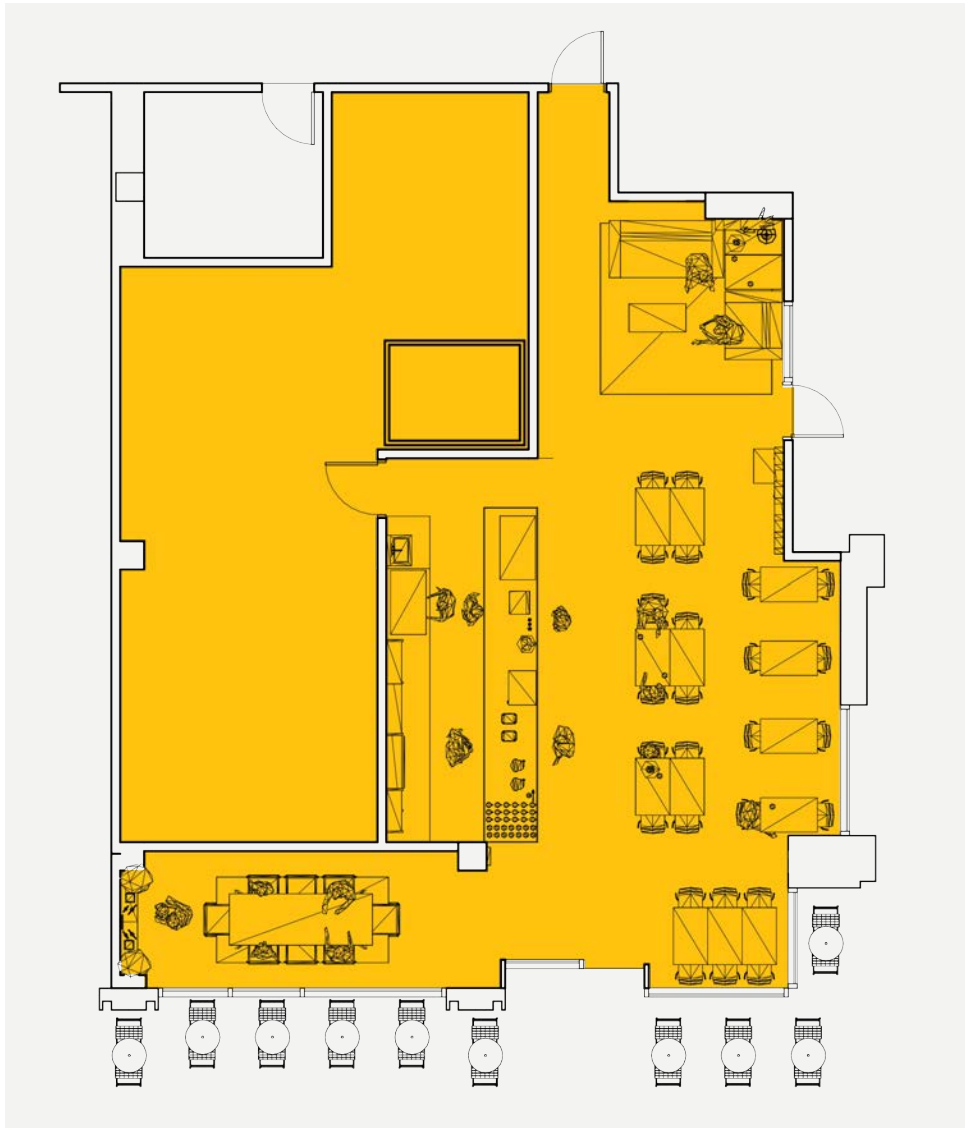
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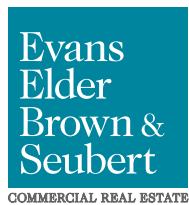
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