

FOR LEASE



## THE BASTIAN BUILDING

418 - 436 NW 6TH AVE | PORTLAND, OR 97209

For more information or a property tour, please contact:

**RAYMOND DUCHEK**

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503.225.8473

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Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to their own satisfaction.

09/21/2026

**Norris & Stevens**

INVESTMENT REAL ESTATE SERVICES



900 SW 5TH AVE, 17TH FLOOR | PORTLAND, OR 97204  
503.223.3171 • NORRIS-STEVENS.COM

# THE BASTIAN BUILDING

418 - 436 NW 6th Ave | Portland, OR 97209

## OFFICE SPACE FOR LEASE

### DETAILS

- Lease rate: \$9.00 PSF, Full Service

### SECOND FLOOR

- Suite 203: ± 2,651 SF \$1,988/month, FS
- Suite 204: ± 2,185 SF \$1,638/month, FS

### THIRD FLOOR

- Suite 303: ± 1,204 SF \$903/month, FS
- Suite 304: ± 2,708 SF \$2,031/month, FS

### FEATURES

- Elevator served
- Located on the Transit Mall, offering easy access to TriMet buses and trains
- Adjacent to a monthly parking lot
- Common area includes two-story atrium and bike storage
- Restrooms located on all floors
- Large hallways
- Seismic bracing added, including the elevator shaft, in 2000

\* All rents are quoted gross



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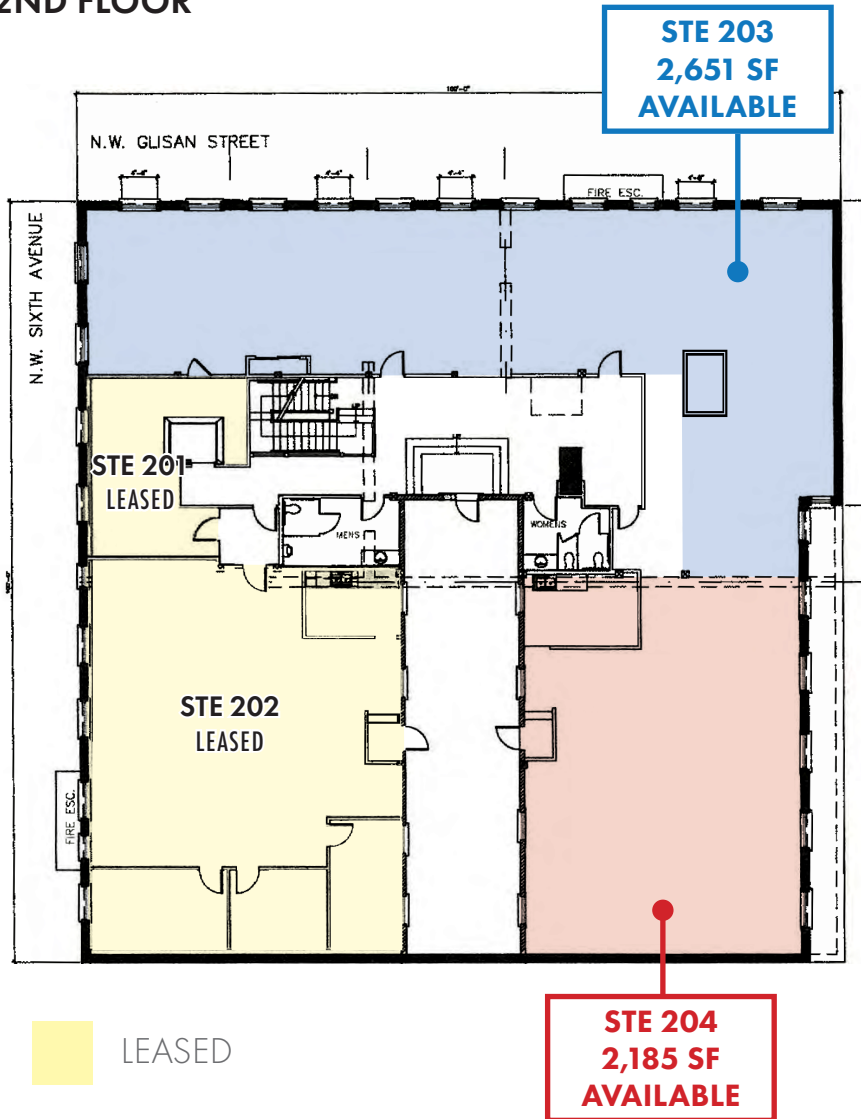
## Norris & Stevens

INVESTMENT REAL ESTATE SERVICES

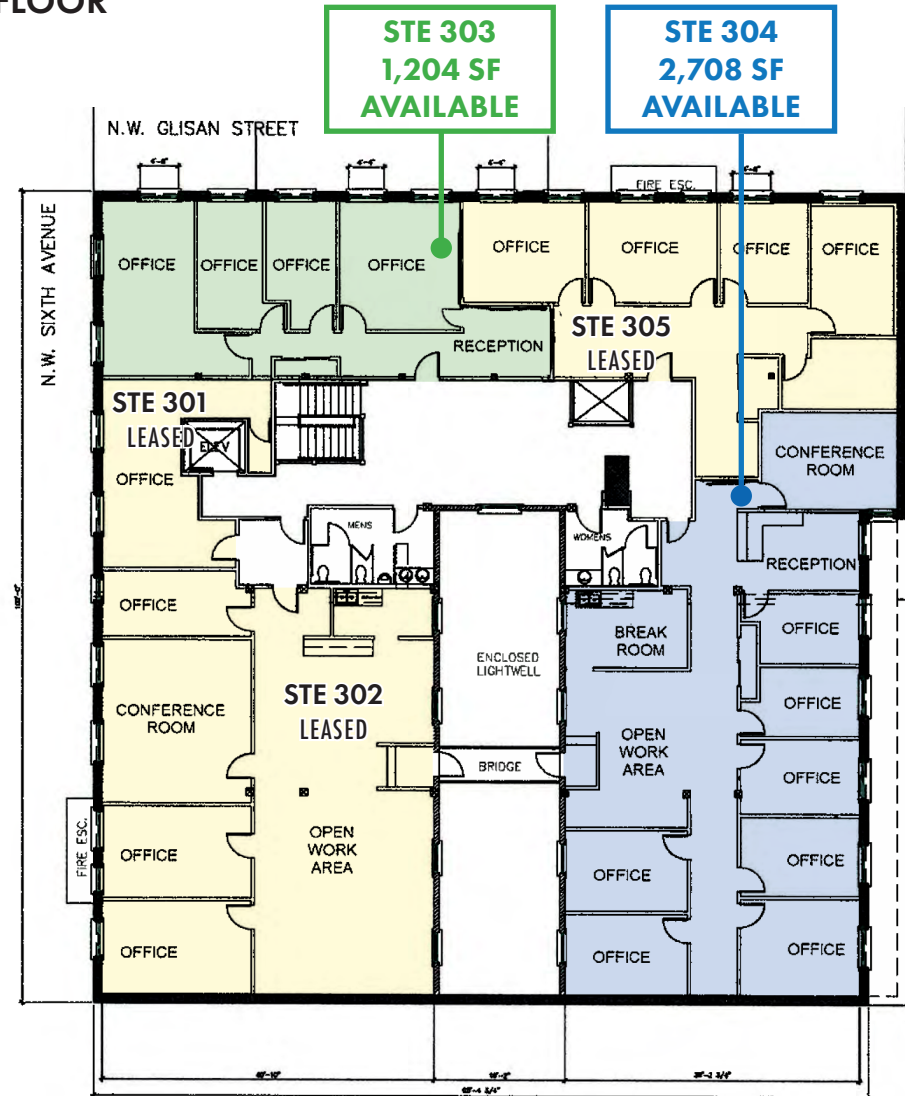


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2ND FLOOR



3RD FLOOR



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## THE BASTIAN BUILDING



Walk Score  
**99**

## Walker's Paradise

Daily errands do not require a car.

Transit Score  
**91**

## Rider's Paradise

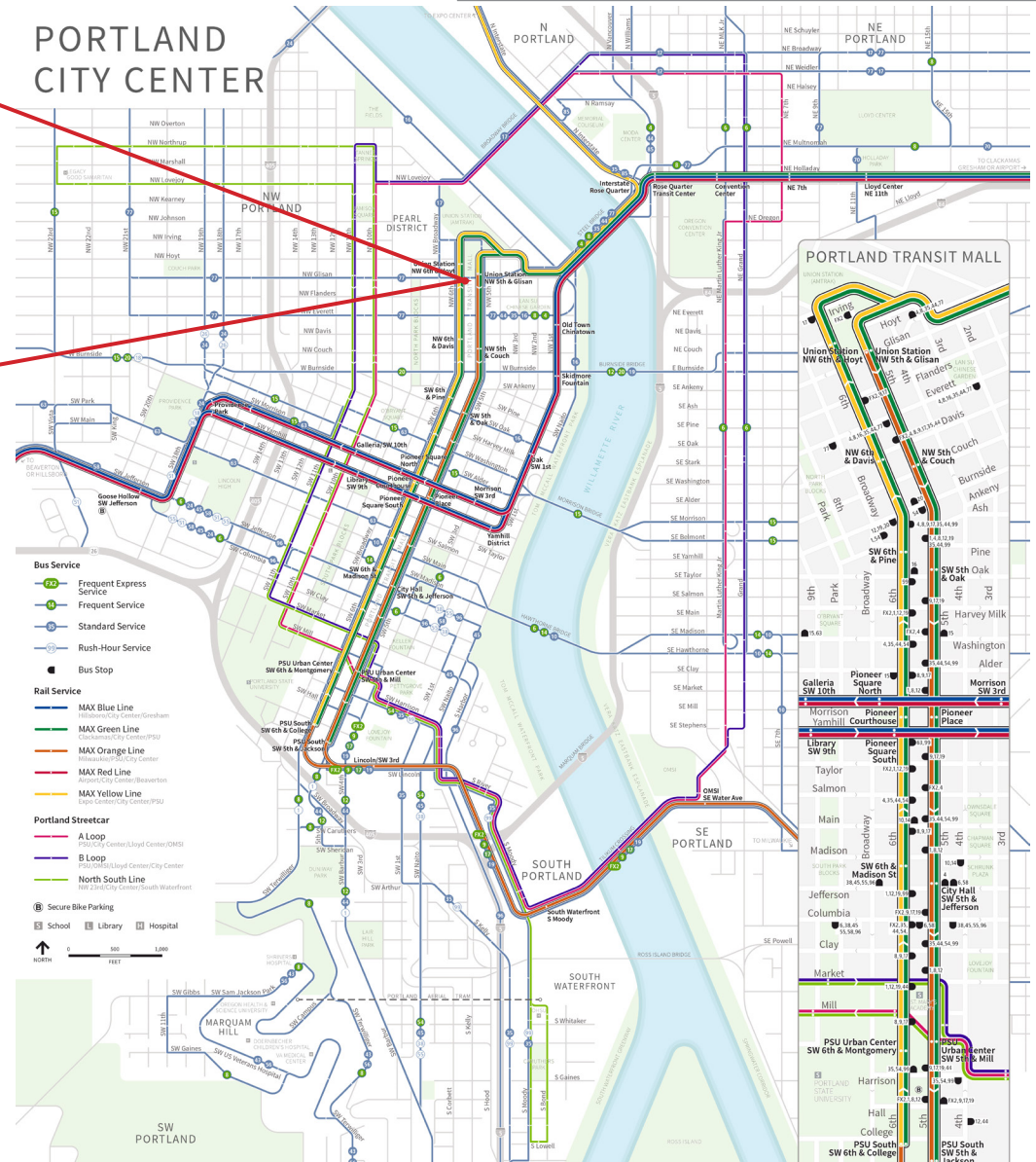
World-class public transportation.

Bike Score  
**99**

## Biker's Paradise

Daily errands can be accomplished on a bike.

## PORTLAND CITY CENTER



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