



FOR
LEASE

MM
MELVIN MARK
EST. 1945

COLUMBIA SQUARE

111 SW Columbia Street, Portland, Oregon 97201

*Suites Available from 1,788 RSF
Top Two Floors Available - up to 35,574 RSF*

\$29.95 - \$36.00 Full Service

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COLUMBIA SQUARE FOR LEASE



Unobstructed river and mountain views

COLUMBIA SQUARE AVAILABILITY

FLOOR	SUITE	RSF	FS RATE/RSF
15	1500	17,278**	\$33.50
14	1400	17,278**	\$33.50
1180	1180	4,902 (D)	\$32.00
10	1090	1,295	\$33.00
	1030	5,458* (D)	\$28.00
9	950	7,855	\$34.00
	940	3,780	\$33.00
8	895	1,788	\$31.00
7	725	5,734	\$33.00
	705 & 750	1,484-7,129	\$31-\$33.00
6	650	12,421 (D)	\$28.00
5	550	4,790-15,584	\$29.50
4	400	10,213** (D)	Call for pricing
3	300	10,222**	Call for pricing
2	250	4,042 (D)	Call for pricing

**Interconnecting stairwell *Contiguous space (D) Divisible to suit

Floors 14/15: 34,556 RSF

Floors 3/4: 20,435 RSF (Direct access to Parking)



Building signage opportunity for top floors



Ground floor restaurant opportunity



CREATIVE
WORK SPACE
AVAILABLE



CLASS A
SPACE
AVAILABLE



PROFESSIONAL
SERVICES



RETAIL
SPACE
AVAILABLE



SUSTAINABLE
PRACTICES



BIKE



COFFEE
SHOP(S)
NEARBY



DINING
NEARBY



MANAGED BY
MELVIN MARK



CENTRAL
LOCATION



PARKING
AVAILABLE



COLUMBIA SQUARE BUILDING AMENITIES



Renovated Lobby Area >>

BUILDING AMENITIES

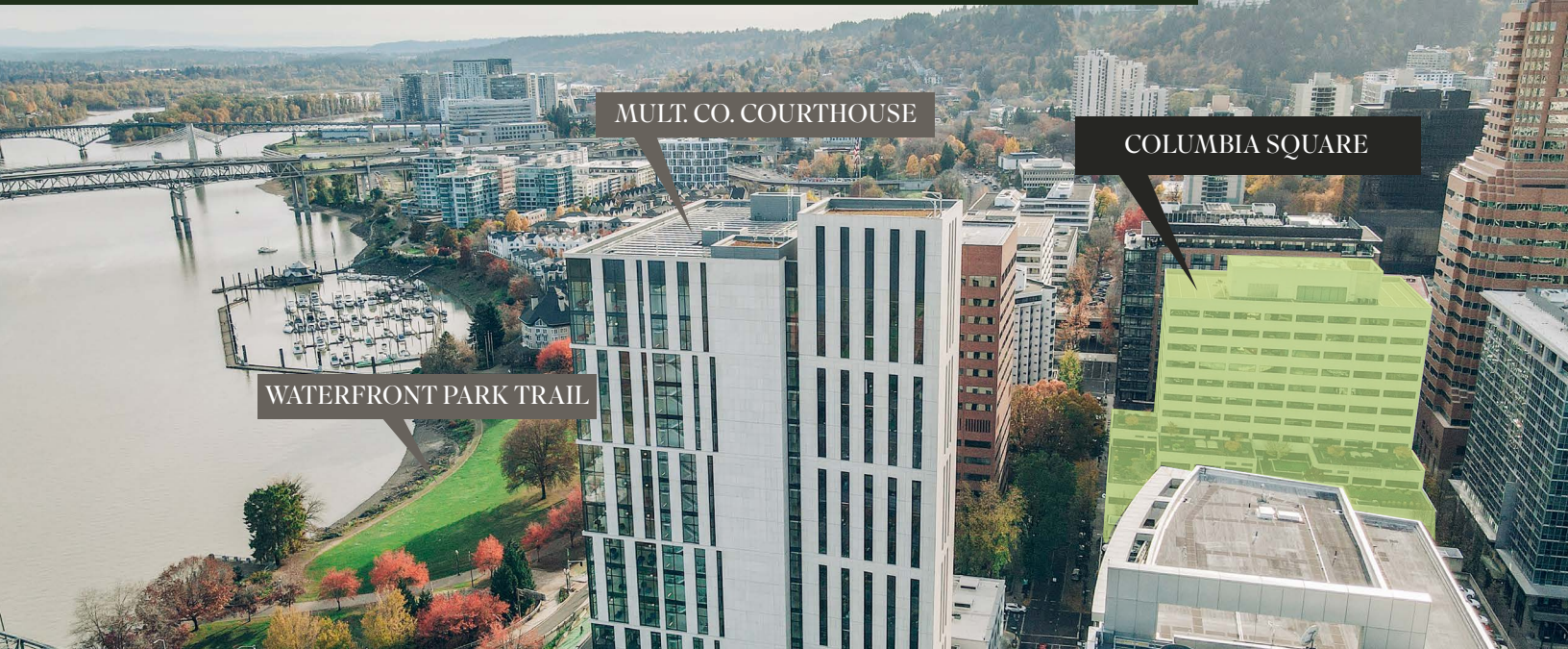
- 1/1000 covered, connected parking
- Strong well-capitalized local ownership
- On-site property management/ownership
- Ample building storage with direct loading dock access
- 24/7 security
- Bike storage
- Exterior signage opportunities
- On-site fitness center with showers & locker room plus tenants can receive a 24 Hour Fitness [membership discount](#)



8th Floor Conference Room

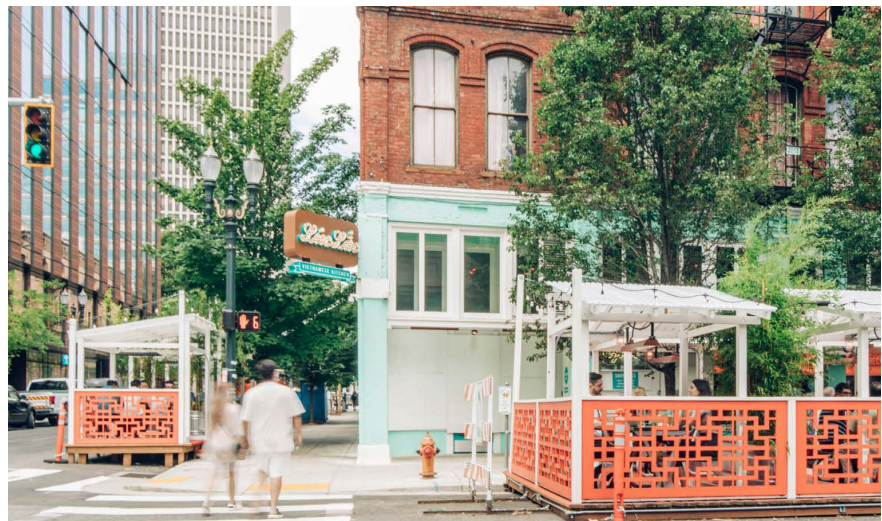


COLUMBIA SQUARE LOCATION

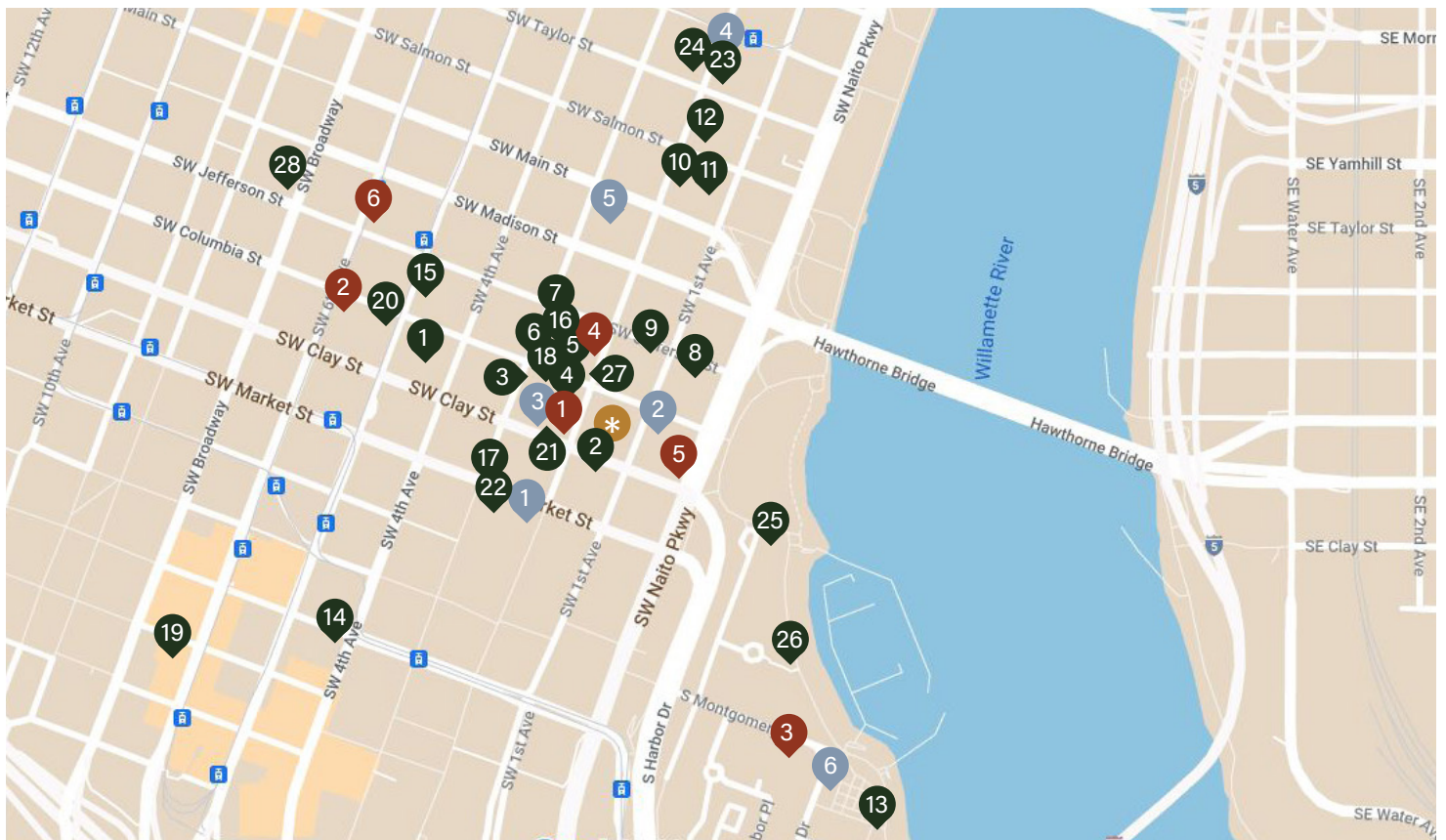


LOCATION HIGHLIGHTS

- Fountain District location
- Full complement of urban services and amenities within blocks
- Near fine dining, numerous cafes, and delis
- Easy access to I-5 North/South, US 26, I-84, Hawthorne and Morrison Bridges
- Close to Transit Mall, MAX light rail, bus routes, and Portland Streetcar lines
- Adjacent to the new Porter Hotel, Astoria Portland Apartments and Multnomah County Courthouse
- Proximate to Marriott Conferencing Facility, with 24 conference rooms and a max capacity of 2,000 people - [More information here >>](#)



COLUMBIA SQUARE NEIGHBORHOOD



QUICK LUNCH

- | | | |
|---|---|--|
| 1 ZabPinto Thai
1300 SW 5th Ave | 8 Gastro Mania
1 SW Columbia St | 15 E-san Thai
1600 SW 4th Ave |
| 2 August Moon
116 SW Clay St | 9 Caiman Cafe
120 SW Jefferson St | 16 Mizu Sushi
213 SW Clay St |
| 3 Potbelly
222 SW Columbia St | 10 40 LBS
101 SW Main St | 17 200 Market Food Kart
200 Market St |
| 4 Green Leaf Sundry
222 SW Columbia St | 11 Elephants Deli
127 SW Salmon St | 18 Portland Kettle Soup
1344 SW 3rd Ave |
| 5 House of Ramen
223 SW Columbia St | 12 Break Bread
101 SW Main St | 19 Univ. Station Food Carts
616 SW College St |
| 6 Poke Bar
1348 SW 3rd Ave | 13 Dough Zone
1910 S River Dr | 20 Awafi
622 SW Columbia St |
| 7 Bridge City Cafe
1310 SW 3rd Ave | 14 SW 4th & Hall Food Carts
SW 4th Ave & Hall St | 21 Chiosco Pizza Window
1355 SW 2nd Ave |

FORMAL LUNCH

- | |
|---|
| 22 Murata
200 SW Market St |
| 23 Q Restaurant & Bar
828 SW 2nd Ave |
| 24 Luc Lac
835 SW 2nd Ave |
| 25 King Tide Fish & Shell
1510 S Harbor Way |
| 26 Il Terrazzo
315 S Montgomery St |
| 27 Terrane Italian Kitchen & Bar
1355 SW 2nd Ave |
| 28 Higgins
1239 SW Broadway |

COFFEE

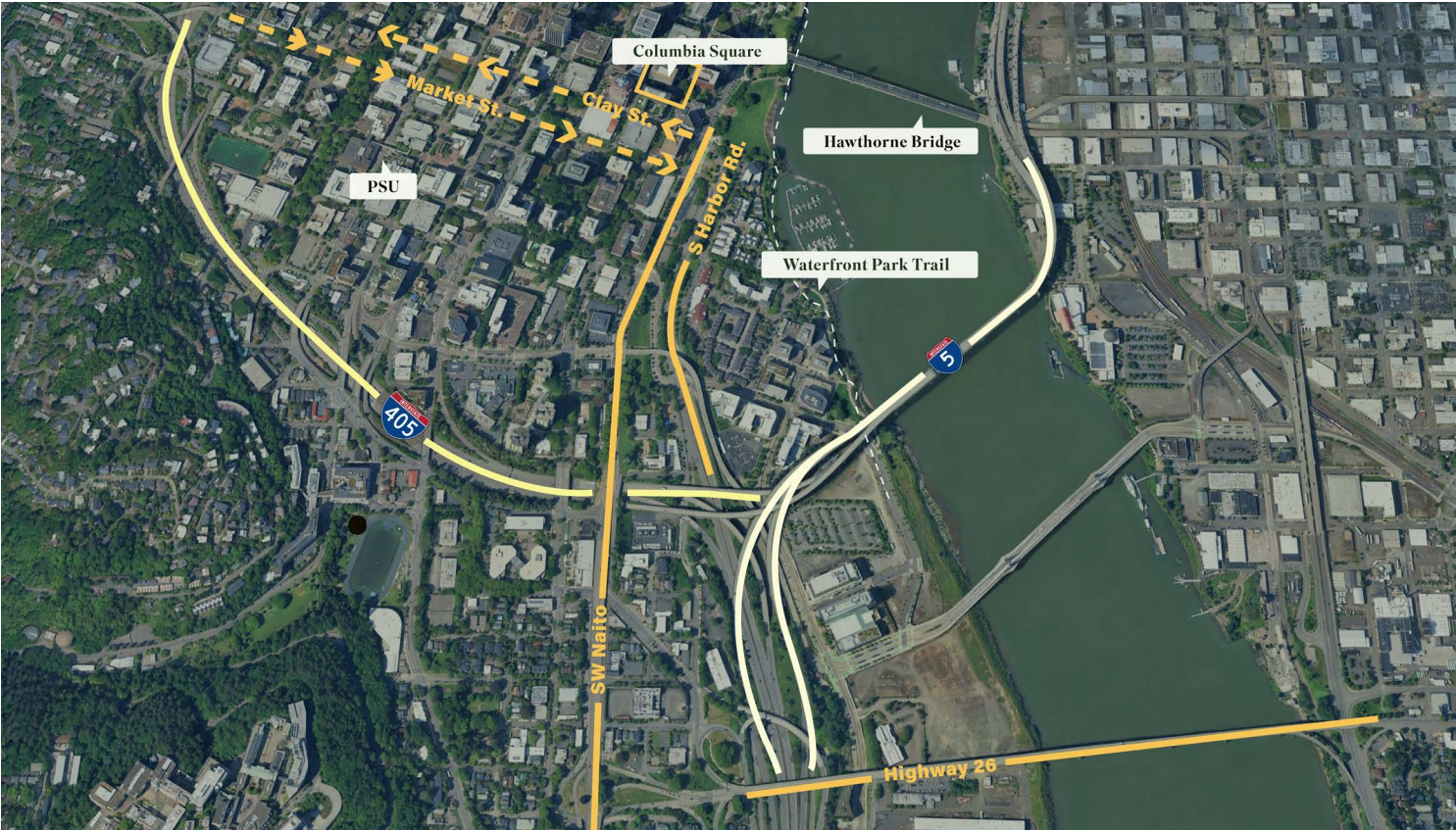
- | |
|---|
| 1 Caffè Umbria
200 SW Market St |
| 2 Press Release
1401 SW Naito Pkwy |
| 3 Roseline Coffee
222 SW Columbia St |
| 4 40 LBS Coffee Bar
824 SW 2nd Ave |
| 5 Starbucks
100 SW Main St |
| 6 Our Spot PDX
1816 S River Dr |

HAPPY HOUR

- | | | | |
|--|---|--|---|
| 1 Morton's
213 SW Clay St | 2 Zags Restaurant
598 SW Columbia St | 3 Portland Sports Bar & Grill
1811 S River Dr | 4 Xport Rooftop Lounge
1355 SW 2nd Ave |
| 5 Proof · Reader
1401 SW Naito Pkwy | 6 Migration Patio
1211 SW 5th Ave | | |



COLUMBIA SQUARE LOCATION



PDX AIRPORT

15 Minutes

INNER EASTSIDE

5 Minutes



INNER EASTSIDE

9 Minutes



ROSE QUARTER

18 Minutes

LADD'S ADDITION

15 Minutes

PROVIDENCE PARK

16 Minutes



WATERFRONT PARK

2 Minutes

PDX ART MUSEUM

11 Minutes

PSU

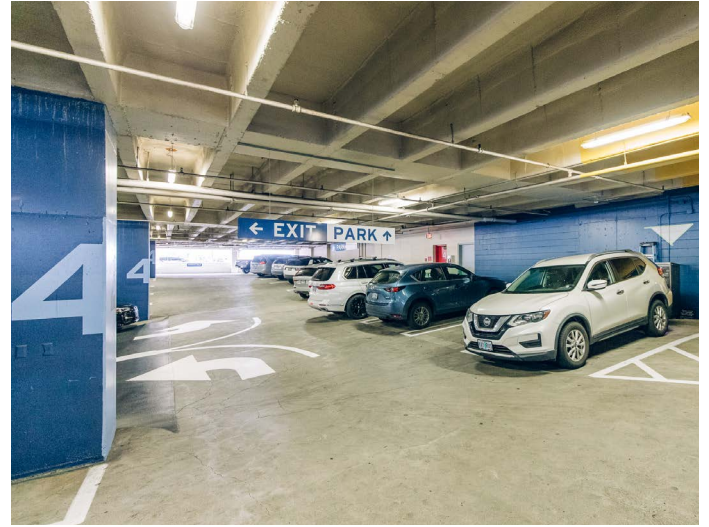
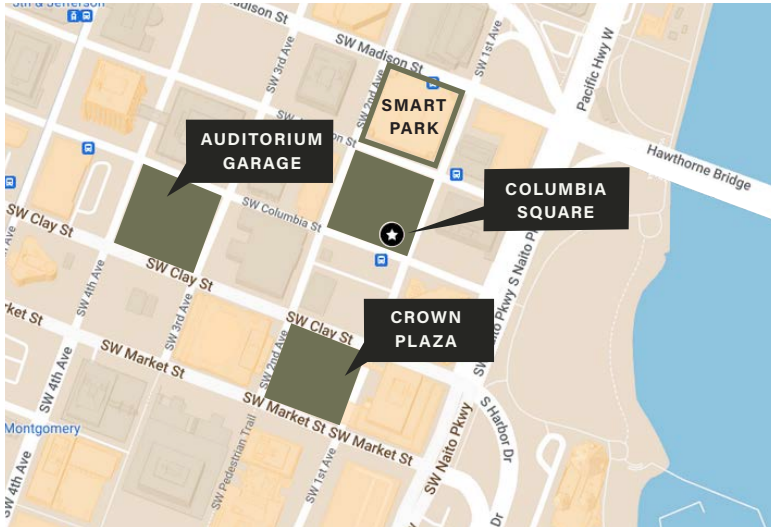
10 Minutes



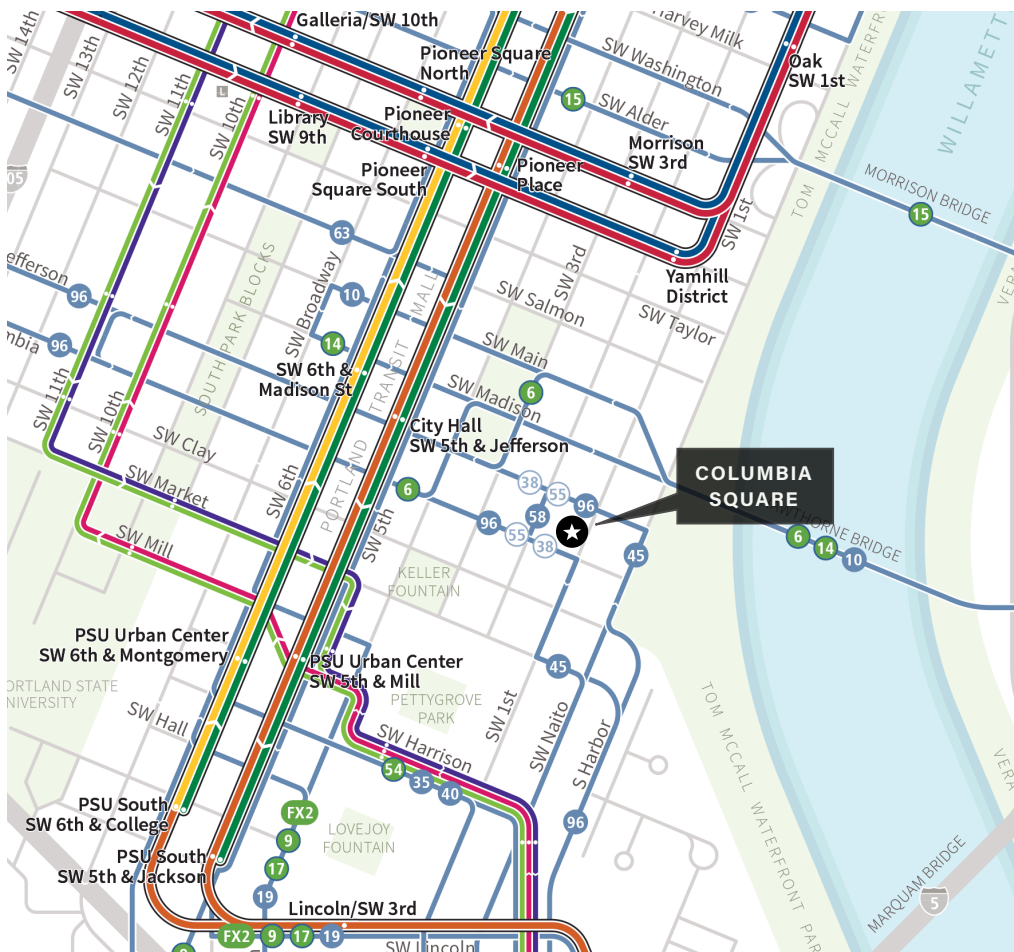
COLUMBIA SQUARE TRANSPORTATION

PARKING GUARANTEED

1:1,000 RSF on site with an additional 4:1,000 RSF within one block



DOWNTOWN TRANSIT



Bus Service

- FX2** Frequent Express Service
- 14** Frequent Service
- 35** Standard Service
- 99** Rush-Hour Service
- Bus Stop

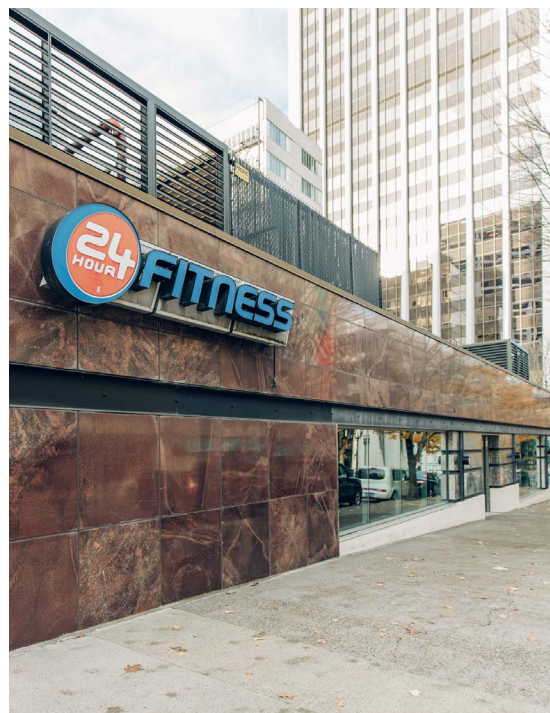
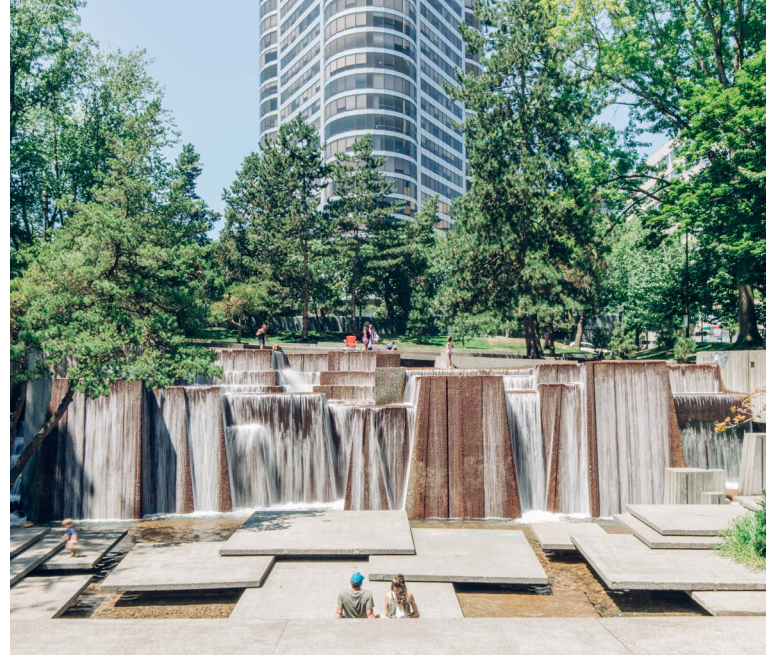
Rail Service

- MAX Blue Line**
Hillsboro/City Center/Gresham
- MAX Green Line**
Clackamas/City Center/PSU
- MAX Orange Line**
Milwaukie/PSU/City Center
- MAX Red Line**
Airport/City Center/Beaverton
- MAX Yellow Line**
Expo Center/City Center/PSU

Portland Streetcar

- A Loop**
PSU/City Center/Lloyd Center/OMSI
- B Loop**
PSU/OMSI/Lloyd Center/City Center
- North South Line**
NW 23rd/City Center/South Waterfront





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WALK SCORE

"Walker's Paradise"

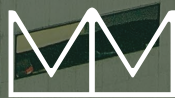


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TRANSIT SCORE

"Rider's Paradise"





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The information contained herein has been obtained from sources we deem reliable.

We do not, however guarantee its accuracy. All information should be independently verified prior to purchase or lease.