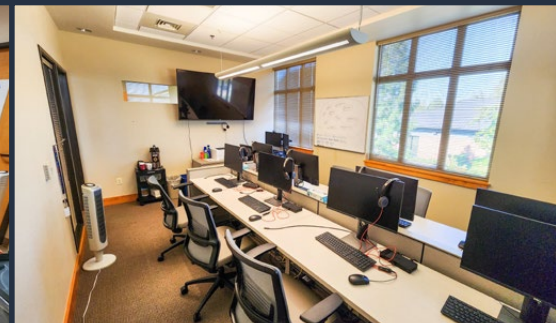


FOR SUBLEASE

3,403 SF | \$1.70/SF/MO. NNN

High-End West Side Office Space

965 SW Emkay Dr., Bend, OR 97703



PROPERTY DETAILS

| | |
|-----------------------|-------------------------|
| Suite 202: | 3,403 SF |
| Sublease Rate: | \$1.70/SF/Mo. NNN |
| Sublease Exp.: | October 31, 2025 |
| Zoning: | Mixed Use Urban (MU) |
| Parking: | 48 onsite shared spaces |

HIGHLIGHTS

- High-end office on Bend's west side
- Three offices, two conference rooms, break room, large open office area, and restroom with shower
- Lots of windows and natural light
- Highly visible building along busy Colorado Avenue
- Close to the Old Mill District and Deschutes River

Peter May, CCIM | Jay Lyons, SIOR, CCIM

600 SW Columbia St., Ste. 6100 | Bend, OR 97702

541.383.2444 | www.CompassCommercial.com

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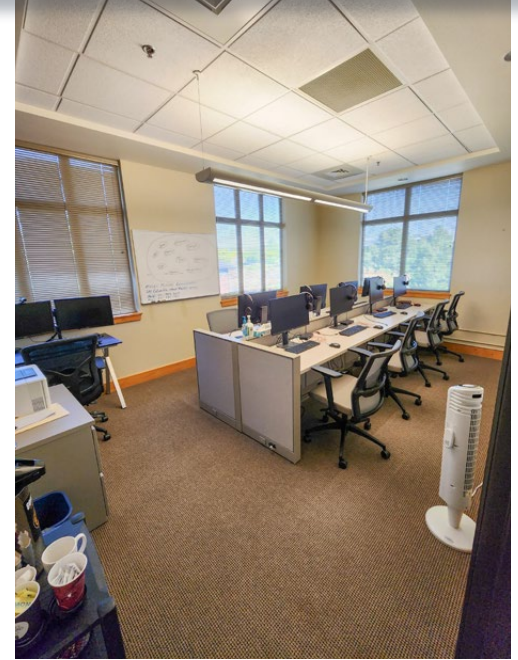
REAL ESTATE SERVICES

FOR SUBLEASE

3,403 SF | \$1.70/SF/MO. NNN

High-End West Side Office Space

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Brokers are licensed in the state of Oregon. This information has been furnished from sources we deem reliable, but for which we assume no liability. This is an exclusive listing. The information contained herein is given in confidence with the understanding that all negotiations pertaining to this property be handled through Compass Commercial Real Estate Services. All measurements are approximate.



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