

The Barbur Business Center

9570 SW BARBUR BOULEVARD, PORTLAND, OR 97219



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FOR LEASE

 **MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES

FOR LEASE

9570 SW Barbur Boulevard, Portland, OR 97219

PROPERTY DESCRIPTION

Multiple suites are available for lease at the Barbur Business Center. All suites provide a great mix of open areas and private offices. Great natural light with views of Mount Hood.

PROPERTY HIGHLIGHTS

- 3/1000 parking
- I-5 signage and visibility
- Great access on and off I-5 with close proximity to downtown Portland
- TriMet Transit Center within two blocks
- Suite 311 and 315 can be combined to provide a total of 2,912 RSF

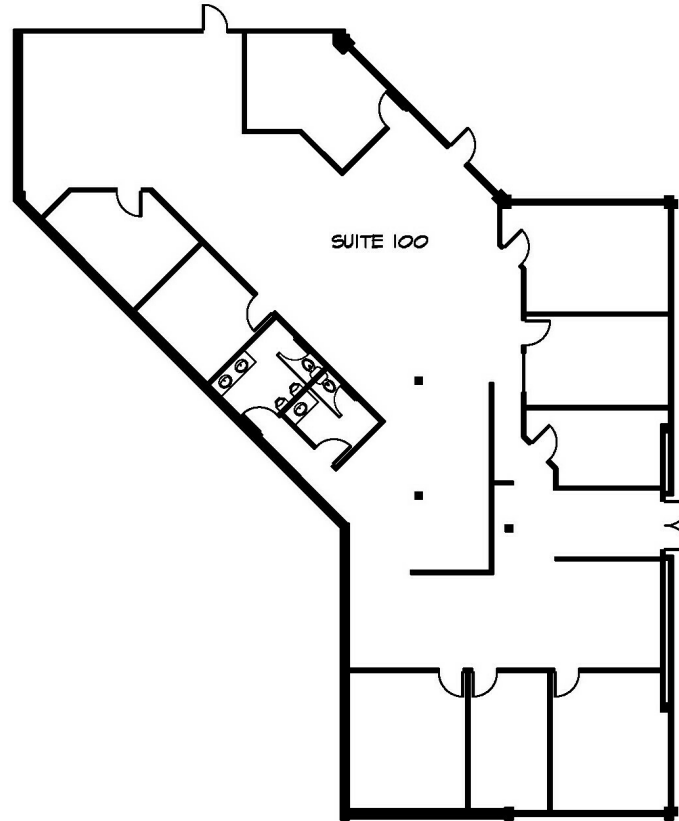
OFFERING SUMMARY

Lease Rate:	\$21.00 SF/yr (Full Service)
Available SF:	1,260 - 5,100 SF
Lot Size:	1.39 Acres
Building Size:	34,722 SF

SPACES	LEASE RATE	SPACE SIZE
Suite 100	\$21.00 SF/yr	5,100 SF
Suite 302	\$21.00 SF/yr	1,370 SF
Suite 306	\$21.00 SF/yr	1,730 SF
Suite 308	\$21.00 SF/yr	1,400 SF
Suite 311	\$21.00 SF/yr	1,652 - 2,912 SF
Suite 315	\$21.00 SF/yr	1,260 - 2,912 SF



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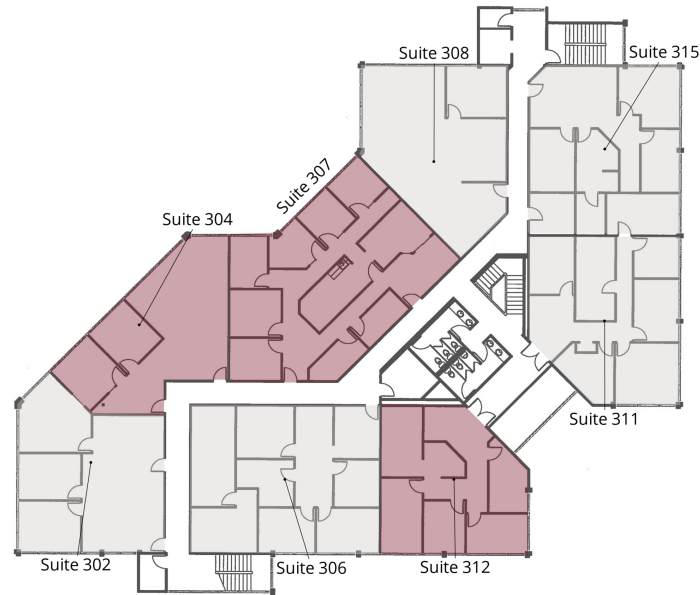


AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
■ Suite 100	5,100 SF	Full Service	\$21.00 SF/yr



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LEGEND

- Available
- Unavailable

AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE	DESCRIPTION
■ Suite 302	1,370 SF	Full Service	\$21.00 SF/yr	-
■ Suite 306	1,730 SF	Full Service	\$21.00 SF/yr	-
■ Suite 308	1,400 SF	Full Service	\$21.00 SF/yr	-
■ Suite 311	1,652 - 2,912 SF	Full Service	\$21.00 SF/yr	Can be combined with Suite 315
■ Suite 315	1,260 - 2,912 SF	Full Service	\$21.00 SF/yr	Can be combined with Suite 311

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LOCATION OVERVIEW

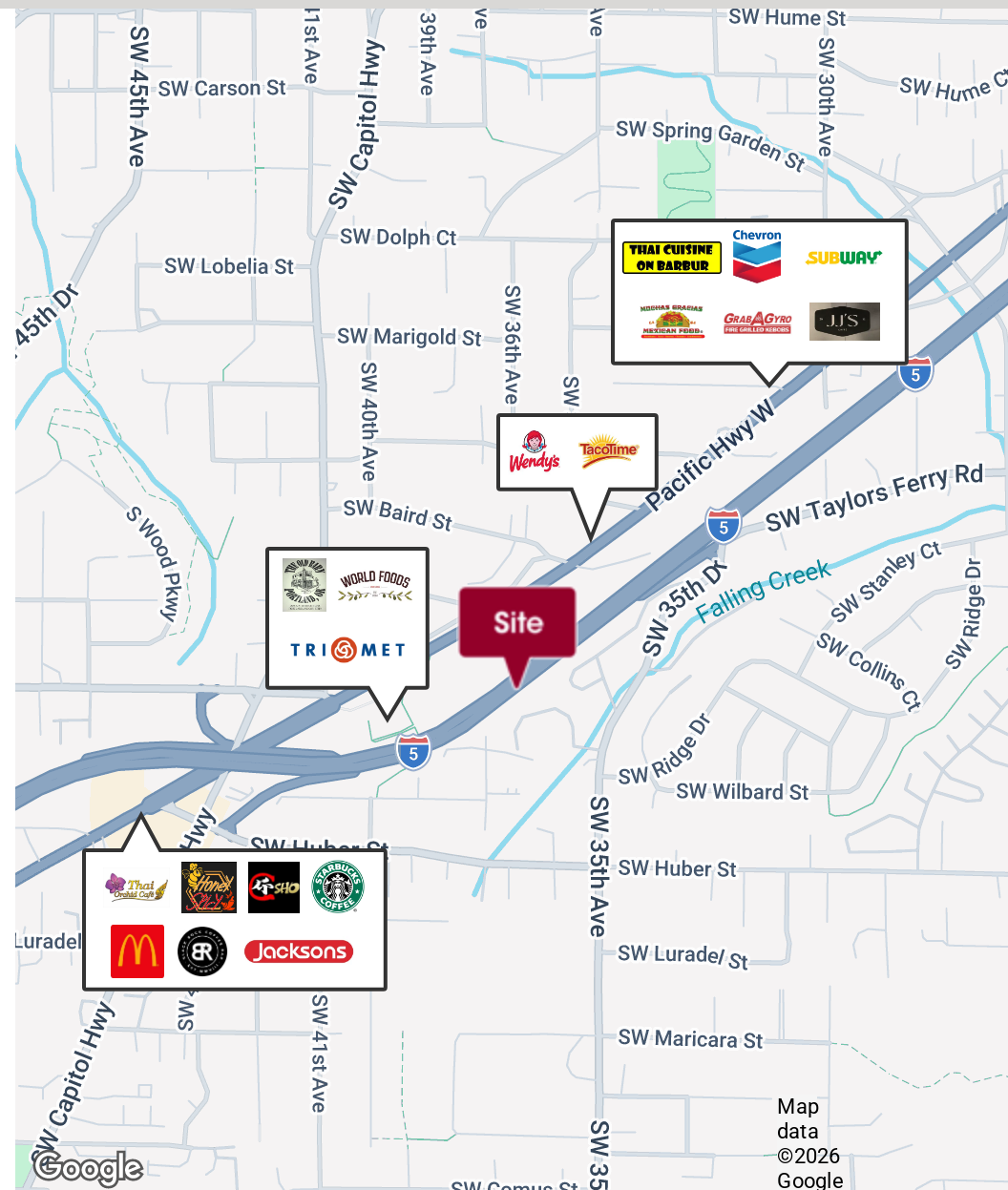
The Barbur Business Center is centrally located on Barbur Boulevard near the on-ramps to both north and south-bound travel lanes. The building is located next to convenient retail and restaurant amenities along with the Barbur Transit Center.

LOCATION

DISTANCE

TIME

I-5	0.9 mi	2 min
Highway 217	3.3 mi	6 min
Portland City Center	6.6 mi	12 min



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