

FOR SUBLEASE

1000 NW Wall St | Bend, OR 97703

ONE SUITE LEFT!



Downtown Turn-Key Office Space For Short-Term Sublease

Beautiful second floor loft office space in the heart of downtown Bend. Views of Oregon Avenue from large windows that fill the suite with natural light. Original brick and open beams are complemented by modern finishes throughout the space.

Large open office with conference area, lounge/meeting area, and open bullpen.

The building features a common area lounge with well-appointed kitchen and bistro-style seating.

Turn-key creative space for professional services, finance, architecture, design, engineering, tech, marketing, consulting, real estate or small business headquarters. Large open space also lends itself to movement such as pilates, yoga or dance.

Nearby downtown amenities including top-quality restaurants and shopping. City parking garage less than two blocks away.

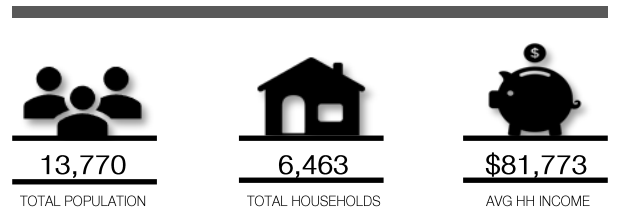
Master lease expires June 2025 with potential for a direct lease. Short-term lease is ideal for a start-up or new business!

Gently used high-end Steelcase furniture, various high-end AV, and other equipment included.

OFFERING SUMMARY

LEASE SPACE	2,288 RSF
LEASE RATE	\$2.00/SF/MO
NNN	\$0.65/SF/MO
BUILDING SIZE	33,915 SF
YEAR BUILT	1928/2012
ZONING	CBD (Central Business District)

5 MILE DEMOGRAPHICS

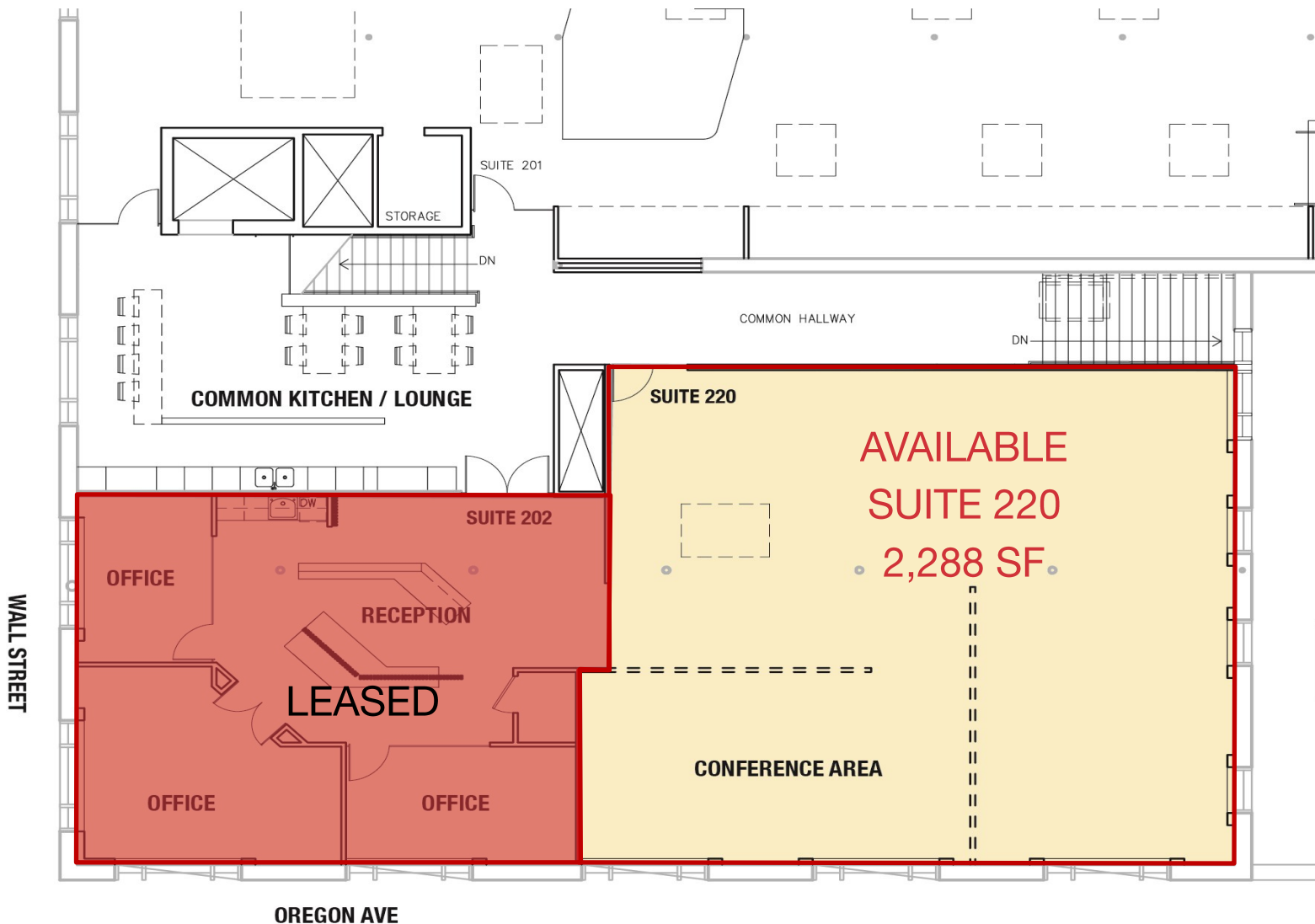


FOR SUBLEASE

1000 NW Wall St | Bend, OR 97703

Space Highlights:

- State of the art LEED Certified renovated historic building with ample natural light
- Loft style office space with high exposed ceilings
- Common kitchen and seating area
- Common area elevator, bike storage, restrooms, and shower facilities
- Professionally managed and well maintained
- Prime location in the heart of Downtown Bend
- ***Gently used high-end Steelcase furniture, various high-end AV, and other equipment included.***



Paul Evers
Licensed Oregon Broker
+1 541 390 4021
pevers@naicascade.com

The information contained in the Marketing Brochure has been obtained from sources we believe to be reliable; however, Broker has not verified, and will not verify, any of the information contained herein, nor has Broker conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided including but not limited to square footage. All potential purchasers must take appropriate measures to verify all of the information set forth herein.

NAICascade

FOR SUBLEASE

1000 NW Wall St | Bend, OR 97703

Lease Space



Common Area



 Paul Evers
Licensed Oregon Broker
+1 541 390 4021
pevers@naicascade.com

The information contained in the Marketing Brochure has been obtained from sources we believe to be reliable; however, Broker has not verified, and will not verify, any of the information contained herein, nor has Broker conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided including but not limited to square footage. All potential purchasers must take appropriate measures to verify all of the information set forth herein.

 NAI Cascade

FOR SUBLEASE

1000 NW Wall St | Bend, OR 97703



 Paul Evers
Licensed Oregon Broker
+1 541 390 4021
pevers@naicascade.com

The information contained in the Marketing Brochure has been obtained from sources we believe to be reliable; however, Broker has not verified, and will not verify, any of the information contained herein, nor has Broker conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided including but not limited to square footage. All potential purchasers must take appropriate measures to verify all of the information set forth herein.

