



elevate

AT CORNELIUS PASS



For Lease

TOWER I | 50,393 SF AVAILABLE
TOWER II | 64,125 SF AVAILABLE

CBRE



Rise to the Next Level

TOWER I 2025 NE CORNELIUS PASS ROAD

TOWER II 2035 NE CORNELIUS PASS ROAD



Two distinctive five-story office buildings to heighten the workplace experience.





Connect. Collaborate. Elevate.

Experience the blend of modern Class A design and Oregon's natural beauty at Hillsboro's premier office park. With over 225,000 SF of office space in a park-like setting, make your name in the Sunset Corridor at Elevate.



FULL-SIZED BASKETBALL COURT IN ADDITION TO VOLLEYBALL COURT AND WALKING TRACK



TENANT SUITE READY FOR TENANT IMPROVEMENTS



TENANT CAFÉ SERVING BREAKFAST AND LUNCH



- Bike Locker & Bike Storage
- Fitness Center
- Monument Signage Opportunity
- Loading Dock
- Outdoor Basketball Court
- Beach Volleyball Court
- Security Guard
- 3.4:1,000 Free Parking
- Tenant Café
- Walking Track

NE CORNELIUS PASS RD

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Availabilities

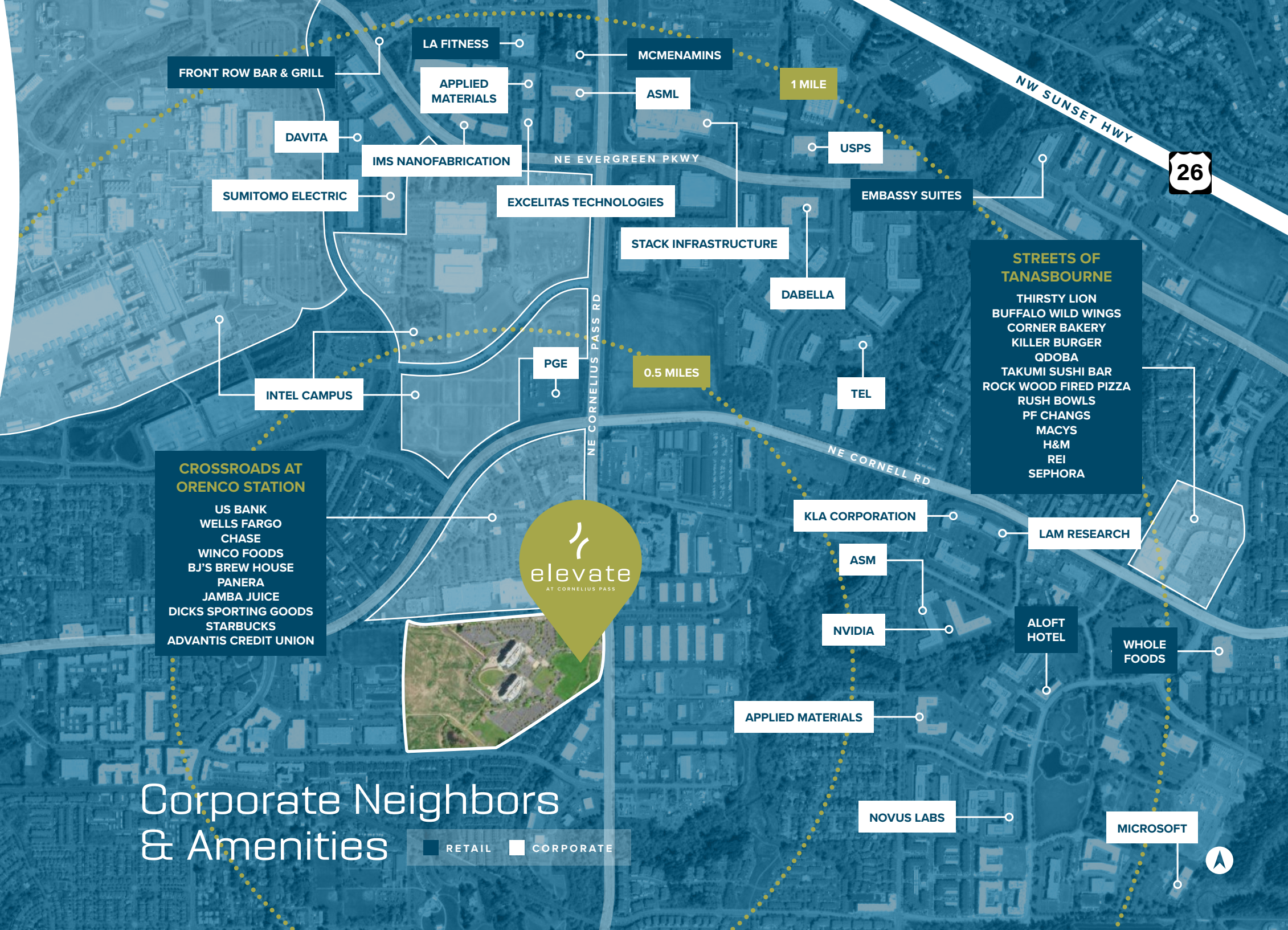
CLICK ON FLOOR PLANS TO DOWNLOAD



MCAFFEE LATTICE

Corporate Neighbors & Amenities

■ RETAIL ■ CORPORATE



FRONT ROW BAR & GRILL

LA FITNESS

MC MENAMINS

1 MILE

APPLIED MATERIALS

ASML

DAVITA

IMS NANOFABRICATION

NE EVERGREEN PKWY

USPS

SUMITOMO ELECTRIC

EXCELITAS TECHNOLOGIES

EMBASSY SUITES

STACK INFRASTRUCTURE

DABELLA

0.5 MILES

PGE

INTEL CAMPUS

TEL

CROSSROADS AT ORENCO STATION

- US BANK
- WELLS FARGO
- CHASE
- WINCO FOODS
- BJ'S BREW HOUSE
- PANERA
- JAMBA JUICE
- DICKS SPORTING GOODS
- STARBUCKS
- ADVANTIS CREDIT UNION



KLA CORPORATION

ASM

LAM RESEARCH

NVIDIA

ALOFT HOTEL

WHOLE FOODS

APPLIED MATERIALS

NOVUS LABS

MICROSOFT

- ### STREETS OF TANASBOURNE
- THIRSTY LION
 - BUFFALO WILD WINGS
 - CORNER BAKERY
 - KILLER BURGER
 - QDOBA
 - TAKUMI SUSHI BAR
 - ROCK WOOD FIRED PIZZA
 - RUSH BOWLS
 - PF CHANGS
 - MACYS
 - H&M
 - REI
 - SEPHORA





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KRISTIN HAMMOND

Senior Vice President
+1 503 221 4860
kristin.hammond@cbre.com

MICHELLE FRANCESCHI

First Vice President
+1 503 221 4838
michelle.franceschi@cbre.com

CBRE