



For Sale

16045 SW Upper Boones Ferry Rd Tigard, OR 97224

Overview

Building:	16045 SW Upper Boones Ferry Rd Tigard, OR 97224
Premises:	5,052 SF Building 28,314 SF Site
Price:	Call for Price
Year Built:	1989, Renovated in 2007
Building Class:	Class B Office
Parking:	23 spaces - 4.55/1,000 SF Parking Ratio

Building Specs

- 100% leased, free-standing office building with private offices, lobby entrance, conference room, storage, and open areas
- Long-term income stream with recently signed 5 year lease with a lease expiration of 6/30/2029 with a tenant that has been in operation since 1974: [Van Beek & Co](#)
- NNN Lease with minimal Landlord responsibility
- Prime location at the intersection of SW Upper Boones Ferry Rd & SW 72nd Ave
- Suitable for other future medical, retail, or commercial use
- Located in Washington County with 18,725 Traffic Volume (2022)
- Excellent visibility from SW Upper Boones Ferry Rd
- Access to nearby amenities such as restaurants, shopping centers, and residential neighborhoods

For more information:



Michael Whitten
541.840.7990 mobile
mwhitten@cresa.com

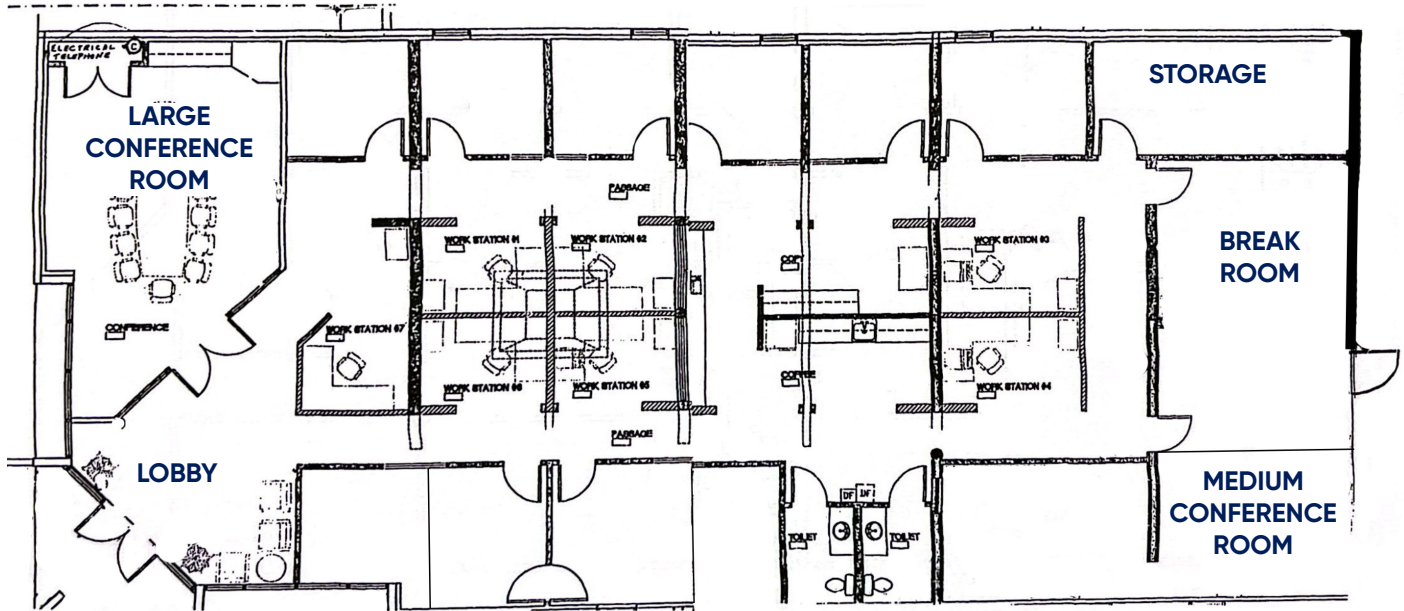


Blake St. Onge
971.258.4631 mobile
bstonge@cresa.com

Cresa

1355 NW Everett St, Suite 100
Portland, OR 97209

16045 SW Upper Boones Ferry Rd Tigard, OR 97224



Disclaimer: This floor plan is for general reference only; updates and modifications have been made since its original creation.

Building Space Profile:

- Reception area/lobby area
- Large conference room
- Break room kitchenette with rear entrance
- Medium conference room/large office with break area
- +/- 6 Workstations
- +/- 12 Private offices
- Supply/copy area
- Storage room
- 2 individual restrooms

For Sale

cresa

16045 SW Upper Boones Ferry Rd Tigard, OR 97224

Open Workspace



Large Conference Room



Break Room

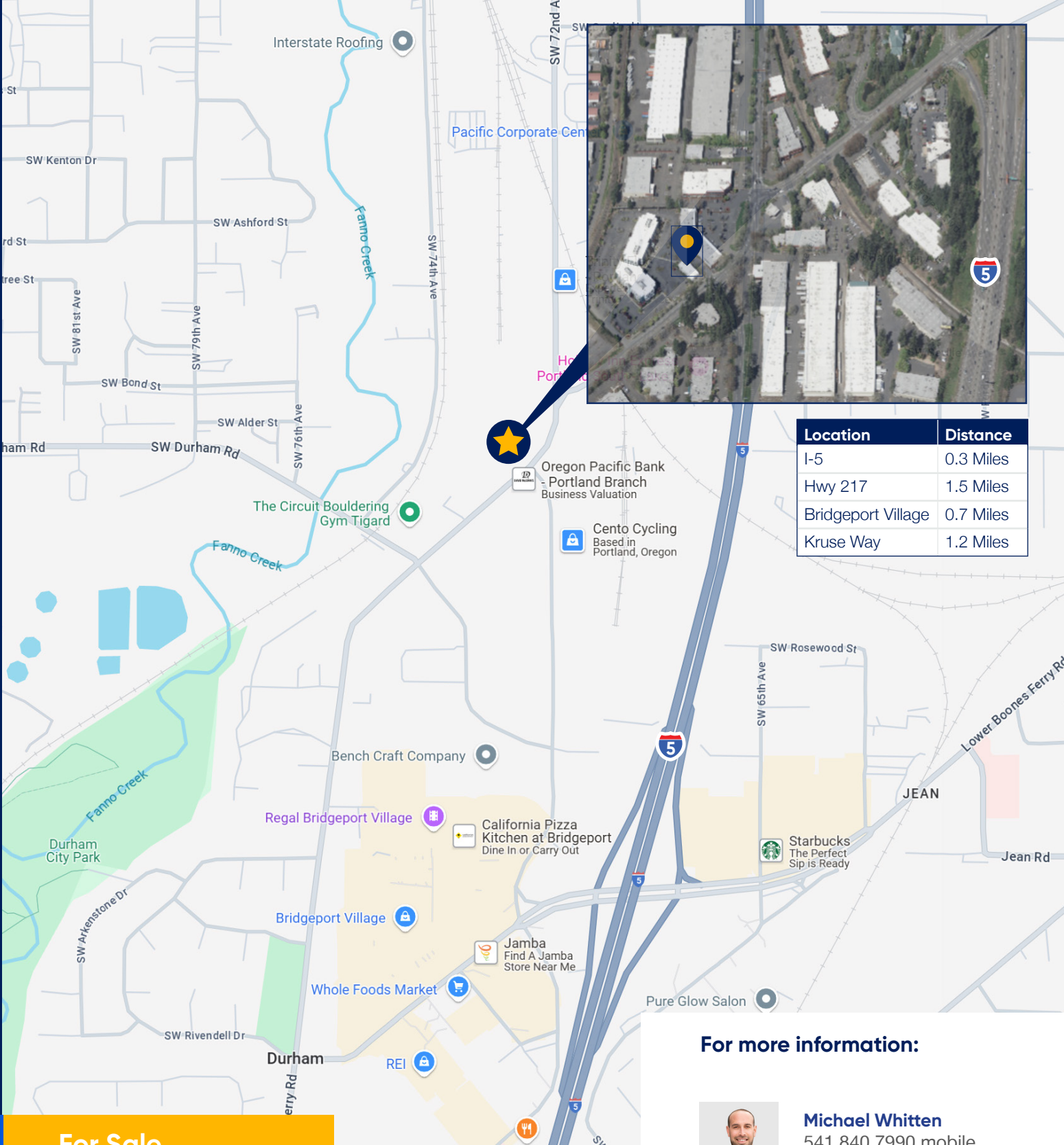


Small Conference Room



Prominent Location





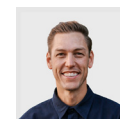
For Sale

**16045 SW Upper Boones Ferry Rd
Tigard, OR 97224**

For more information:



Michael Whitten
541.840.7990 mobile
mwhitten@cresa.com



Blake St. Onge
971.258.4631 mobile
bstonge@cresa.com



Cresa
1355 NW Everett St, Suite 100
Portland, OR 97209