

FOR LEASE:

16400 SW HART ROAD, BEAVERTON, OR 97007



PROPERTY DESCRIPTION

Discover an exceptional leasing opportunity at 16400 SW Hart Road in Beaverton, OR. This prime location offers ideal features for a variety of commercial endeavors, boasting ample space, and modern amenities. With its prominent visibility, the site presents a compelling storefront for businesses seeking excellent street exposure. Interior provides a blank canvas for customization, while efficient utilities ensure seamless operations. Ample parking and easy accessibility further enhance the property's appeal, making it an attractive choice for businesses seeking a vibrant and dynamic location to establish their presence in Beaverton's thriving commercial landscape.

PROPERTY HIGHLIGHTS

- **NO MESSAGE**
- Prime storefront visibility
- Upgraded utilities
- Ample parking for customers and staff
- Prominent signage opportunities
- High foot and vehicle traffic area
- Ideal for retail, or office
- Customization options for unique branding
- Proximity to major roads and transportation
- Please do not disturb Tenants
- Available September 2025

OFFERING SUMMARY

Lease Rate:	\$28.00 SF/yr (NNN)
Available SF:	1,575 SF
NNN's:	\$1,040 / NNN
Lot Size:	2.45 Acres
Building Size:	4,400 SF

RUDY PUENTE

director
Licensed in Oregon and Washington
C: 503.803.4760
O: 503.222.5100
rpuente@dougbear.com

Doug Bean & Associates, Inc. | 1200 NW Naito Parkway #180 | Portland, OR 97209

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Lease Spaces

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AVAILABLE SPACES

Suite	Size (SF)	Lease Type	Lease Rate
1-C	1,575	NNN	\$28.00 SF/yr

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Additional Photos

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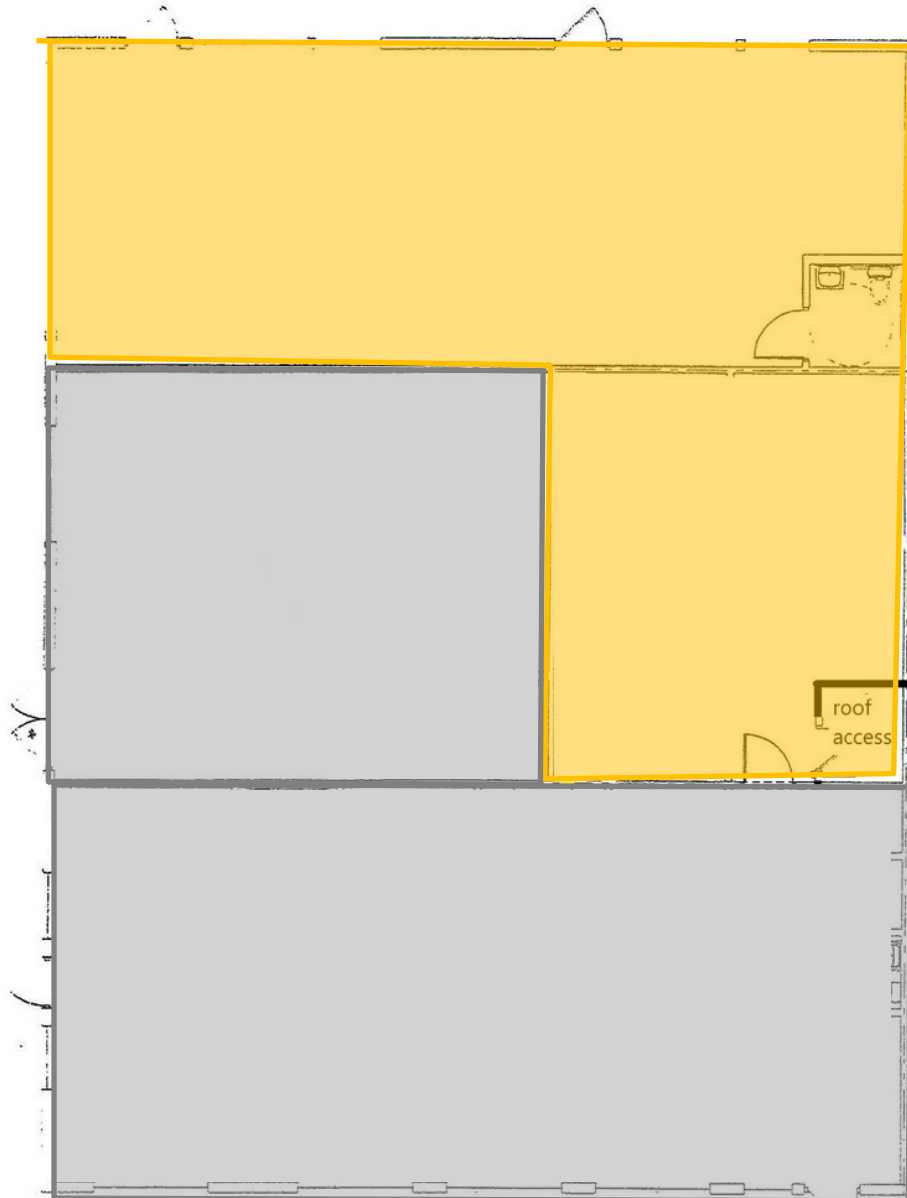
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Suite 1-C: 1,575 SF (+/-)

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