

FOR LEASE



1730 WILLOW CREEK CIRCLE | EUGENE, OR

5,190 SF OFFICE SPACE WESTEC BUSINESS PARK

- Professional office space with large open area and private offices
- Established West Eugene business park with abundant parking and mature landscaping
- Close proximity to West 11th Ave and Beltline

\$0.85/SF, NNN – Available Now (NNN - \$0.51/SF)



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PROPERTY OVERVIEW

1730 Willow Creek Circle offers 5,190 SF of professional office space located within the established Westec Business Park in West Eugene. The suite features an efficient layout with **large open work areas, perimeter private offices, and dedicated support spaces including a break room and server room**, accommodating a wide range of office users.

The property is positioned in one of Eugene's primary business and industrial corridors, with close proximity to West 11th Avenue, providing access to Beltline Highway and Interstate 5, allowing efficient connectivity throughout the region.

Westec Business Park is in close proximity to a strong mix of regional and national tenants, including Yogi Tea, Thermo Fisher Scientific, and Burley Design, reinforcing the area's reputation as a hub for professional and industrial users.

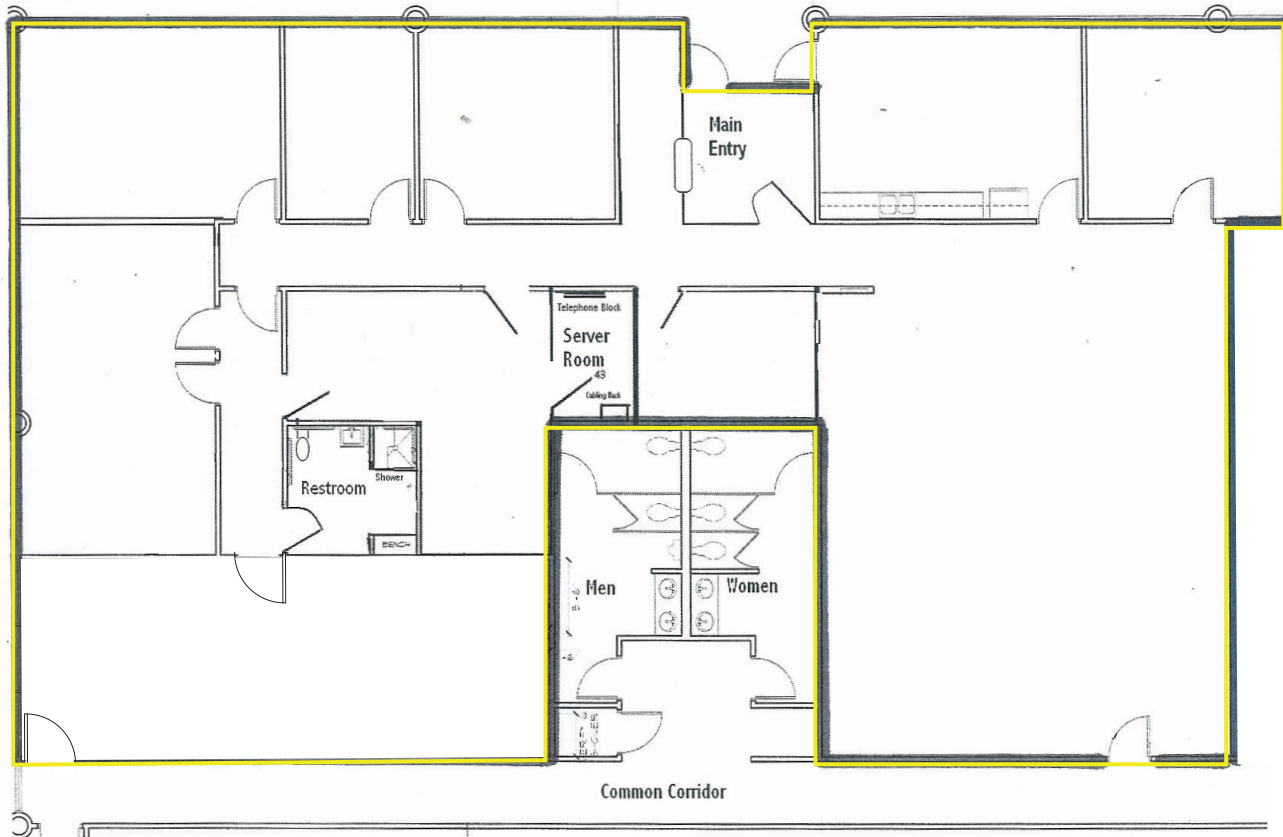
KEY FEATURES

- 5,190 SF professional office suite
- Large open work areas with perimeter private offices
- Break room and dedicated server room
- Located within Westec Business Park
- Abundant on-site parking
- Close proximity to W 11th Ave & Beltline Hwy



WESTEC BUSINESS PARK

Office Space | 5,190 SF



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Prime West Eugene Location

Immediate access to Beltline Hwy & I-5 with convenient proximity to major West Eugene retailers and employers.

Nearby Retail & Services

- Walmart
- Target
- Fred Meyer
- The Home Depot
- Lowe's

Nearby Industrial / Employers

- Yogi Tea
- Thermo Fisher Scientific
- Burley Design
- BHS Pharmacy

