

FOR LEASE



1500, 1580 & 1600 Valley River Drive | Eugene, OR

VALLEY RIVER OFFICE PARK

Premier Office Campus Adjacent to Valley River Center

800 – 3,700+ SF AVAILABLE

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VALLEY RIVER OFFICE PARK

OVERVIEW

Located in Eugene's highly desirable Valley River corridor, this multi-building office campus offers a professional setting with immediate access to Valley River Center, Beltline Highway, and surrounding retail amenities. Tenants benefit from flexible suite configurations, abundant on-site parking, and a park-like environment adjacent to the Willamette River and trail system.

PROPERTY HIGHLIGHTS

- Premier office campus in a park-like setting
- Adjacent to Valley River Center amenities
- Suites available from 800 - 3,700+ SF
- Abundant on-site parking
- Easy access to Beltline, Delta Hwy & Downtown Eugene



AVAILABLE SUITES

Flexible Office Suites | Valley River Office Park

1500 VALLEY RIVER DR

Suite 200	3,534 SF
Suite 240	1,208 SF

1580 VALLEY RIVER DR (Suites with river views)

Suite 100	2,490 RSF	
Suite 160	2,673 RSF	
Suite 250	801 RSF	} Combined 3,612 RSF
Suite 260	2,811 RSF	

1600 VALLEY RIVER DR

Suite 100	2,811 SF
Suite 265	2,452 SF

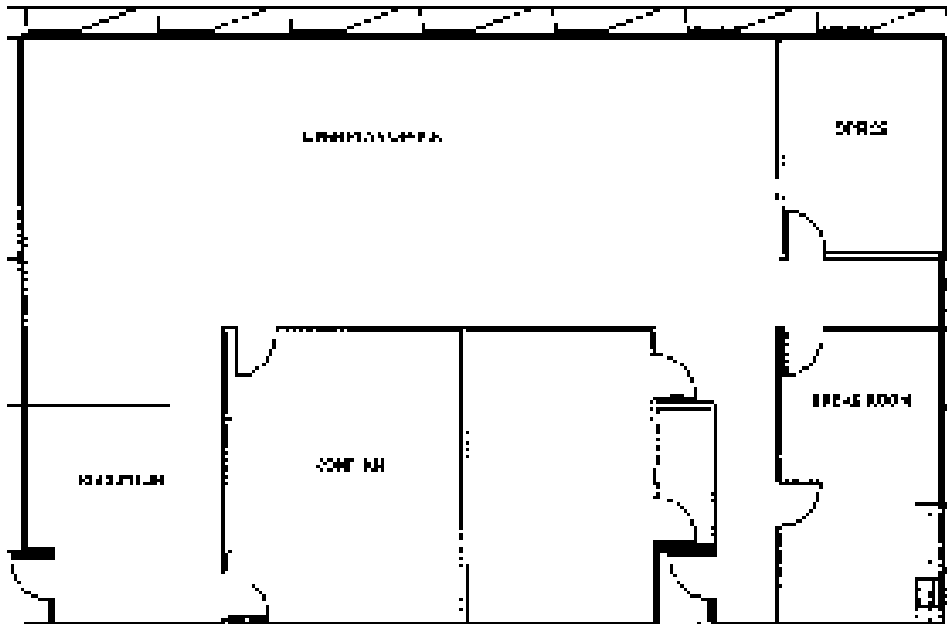
\$1.85/SF FULL SERVICE



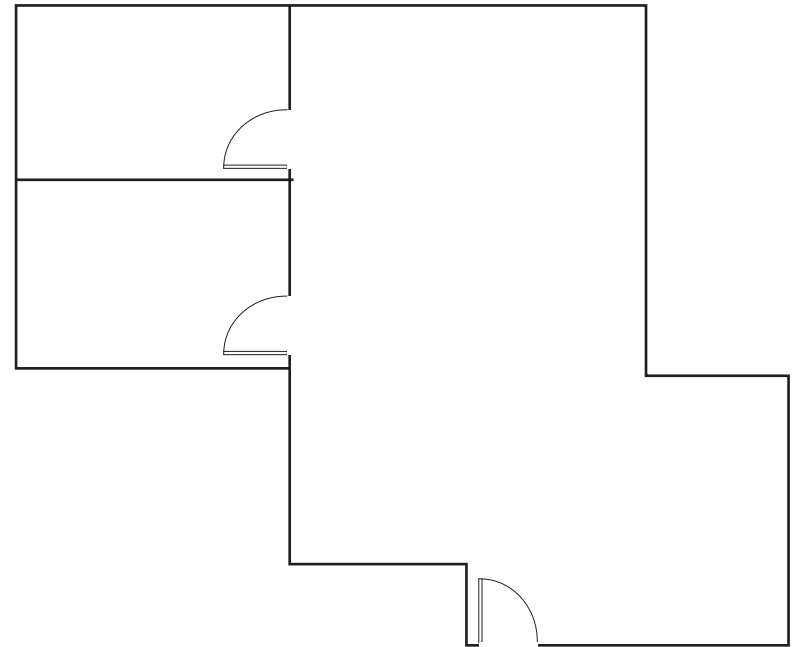
Valley River Office Park + Valley River Center

1500 VALLEY RIVER DRIVE

SUITE 200 - 3,534 RSF



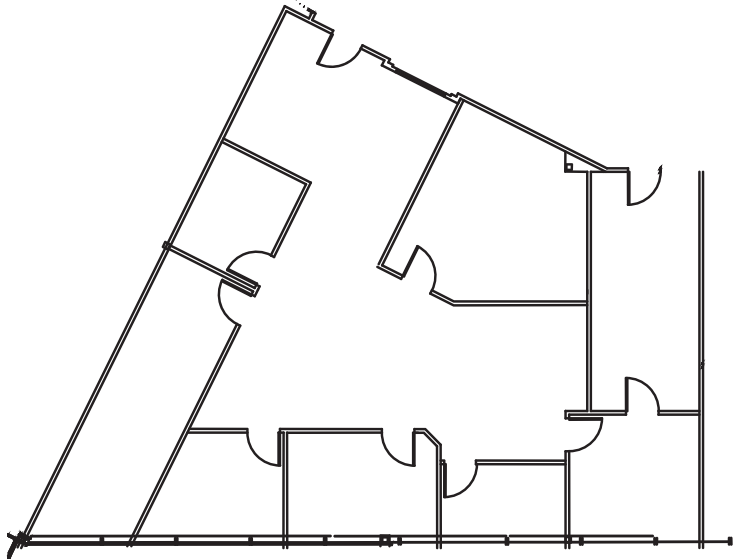
SUITE 240 - 1,208 RSF



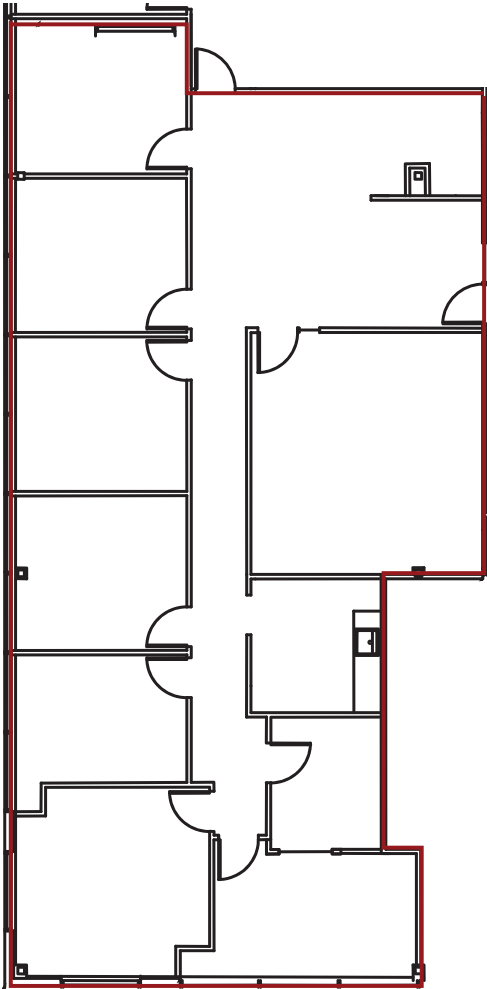
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1580 VALLEY RIVER DRIVE

SUITE 100 - 2,490 RSF



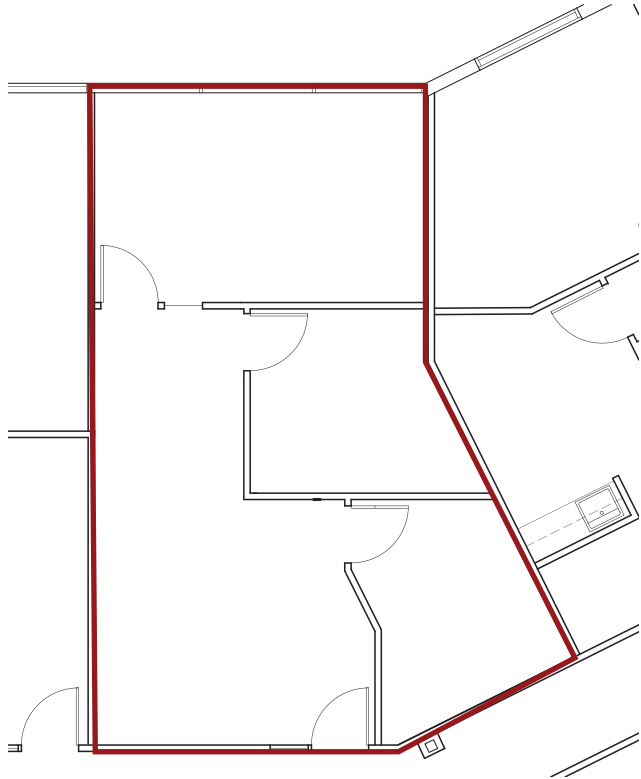
SUITE 160 - 2,673 RSF



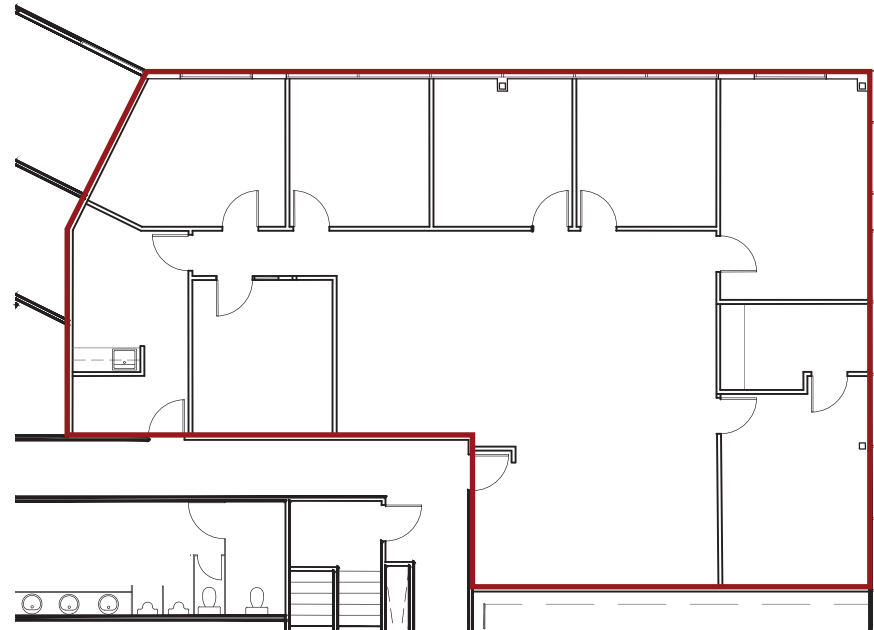
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1580 VALLEY RIVER DRIVE

SUITE 250 - 801 RSF*



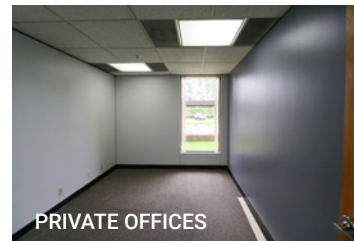
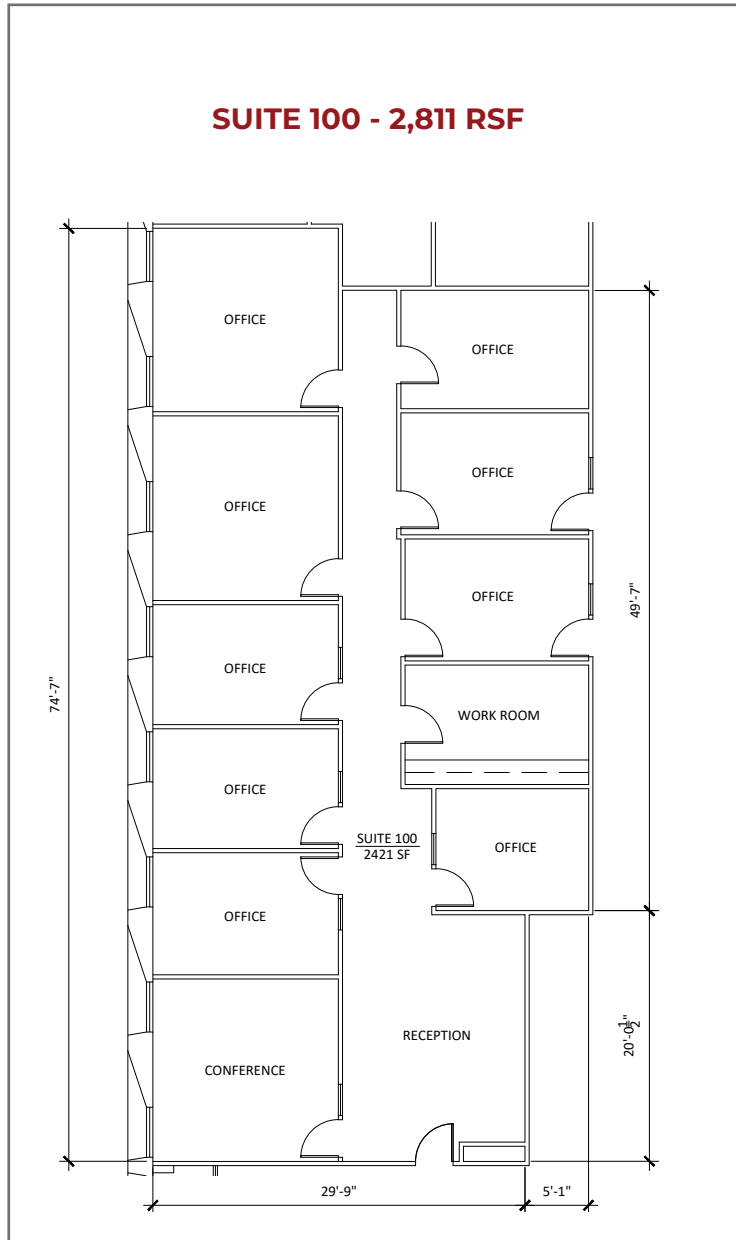
SUITE 260 - 2,811 RSF*



***SUITES CAN BE COMBINED - 3,612 RSF**

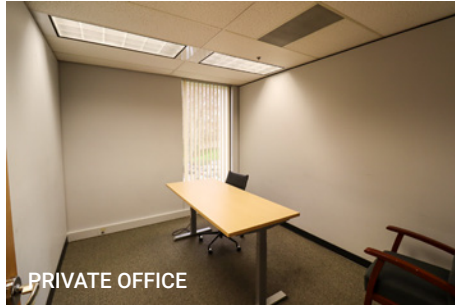
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1600 VALLEY RIVER DRIVE

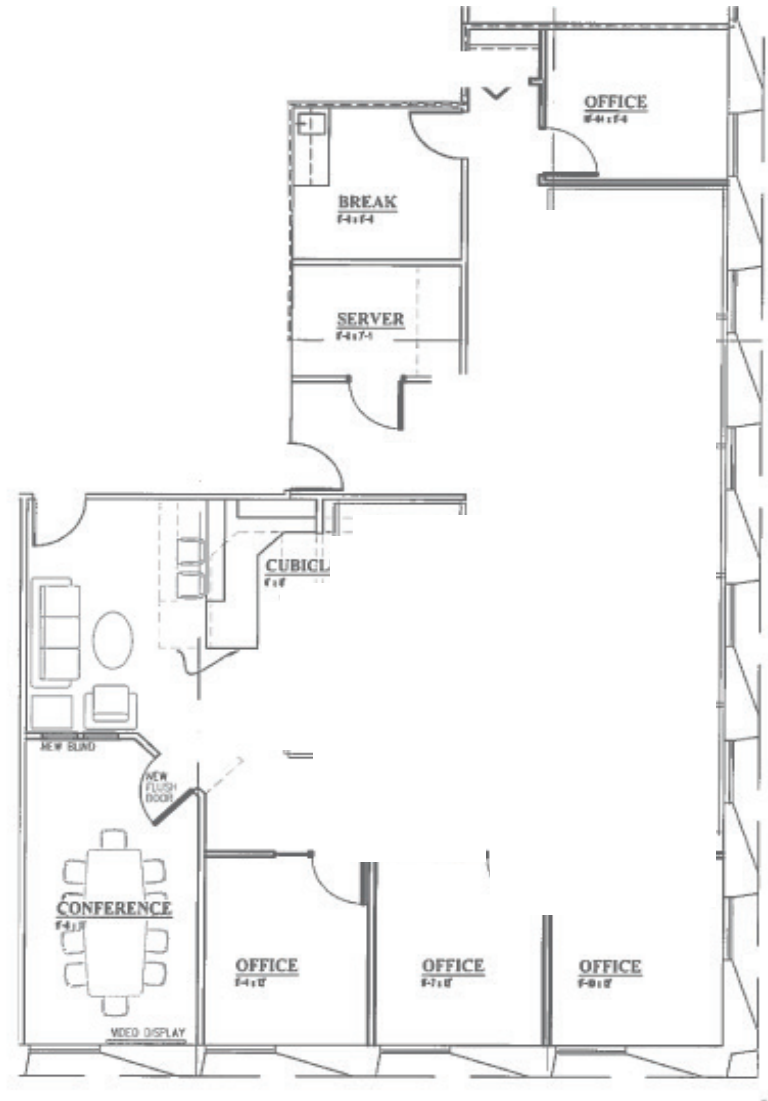


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1600 VALLEY RIVER DRIVE



SUITE 265 - 2,452 RSF



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AMENITIES & LOCATION

- Adjacent to Valley River Center
- Minutes to Beltline & Delta Hwy
- Walkable access to riverfront trails



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