



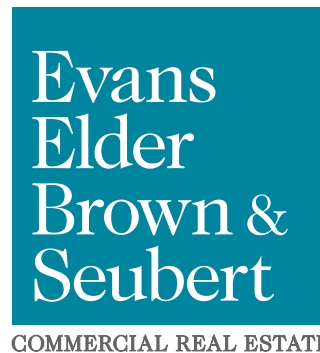
FOR LEASE

S. Eugene Retail | Office | Warehouse

Southtowne Shoppes
23 East 28th Avenue
Eugene, OR 97405

HIGH TRAFFIC LOCATION ON WILLAMETTE STREET

- UNIT A | Approximately 2,564 square feet of ground floor retail/office space
- Consists of open area with back storage/inventory area, kitchenette and private restroom
- UNIT B | Approximately 1,430 square feet consisting of office/warehouse space
- Consists of approximately 380 sf of office with private restroom with approximately 1,050 sf of warehouse space
- South Eugene location near Long's Meat Market and Barry's Deli.



CONTACT

Stephanie Seubert
stephanie@eebcre.com

541.345.4860

Licensed in the State of Oregon.

Unit A

Evans
Elder
Brown &
Seubert

COMMERCIAL REAL ESTATE

CONTACT

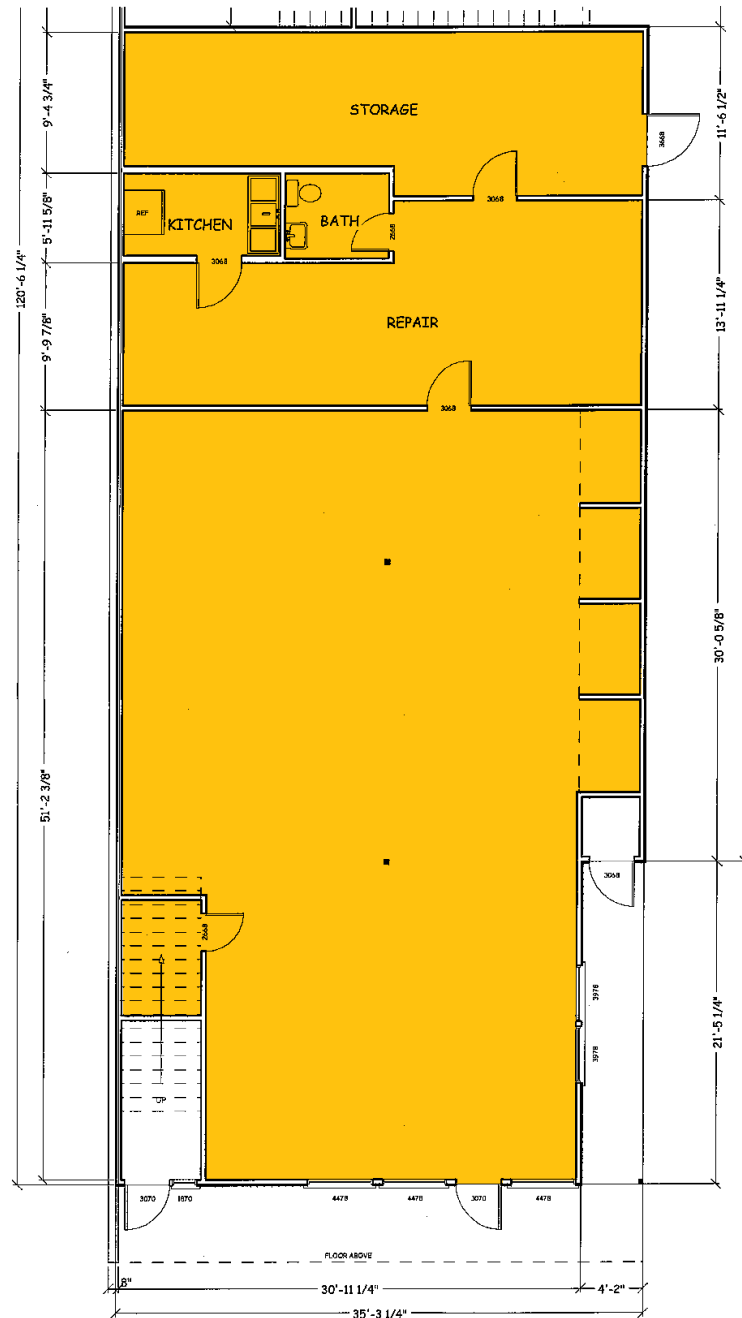
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Seubert**

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101 East Broadway
Suite #101
Eugene, OR 97401

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Eugene, OR 97405

Unit A

**APPROXIMATELY
2,564 SQ. FT**

- Open Area
- Back storage or inventory area
- Kitchenette
- Private restroom
- \$1.20/sf/month, NN.
(NN's are $\approx$ 23¢/sf/mo. for taxes, insurance/garbage)
Tenant is responsible for utilities and janitorial

Unit B

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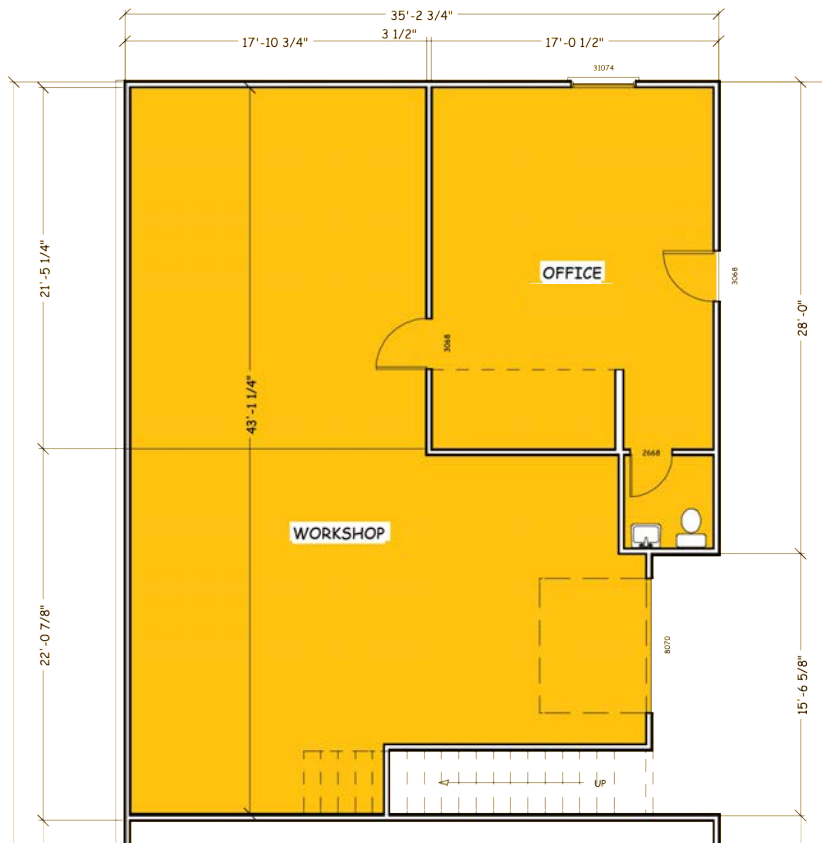
101 East Broadway
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Unit B

APPROXIMATELY 1,430 SQ. FT

- Small office of ≈ 380 sf
- Warehouse area of $\approx 1,050$ with roll-up door
- Private restroom
- \$1,700.00 per month, modified gross
Tenant is responsible for utilities, garbage service and janitorial



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