

**FOR LEASE**

2498 S Highway 97, Redmond, OR 97756



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1,556 SF | \$2.00/SF/MO. NNN

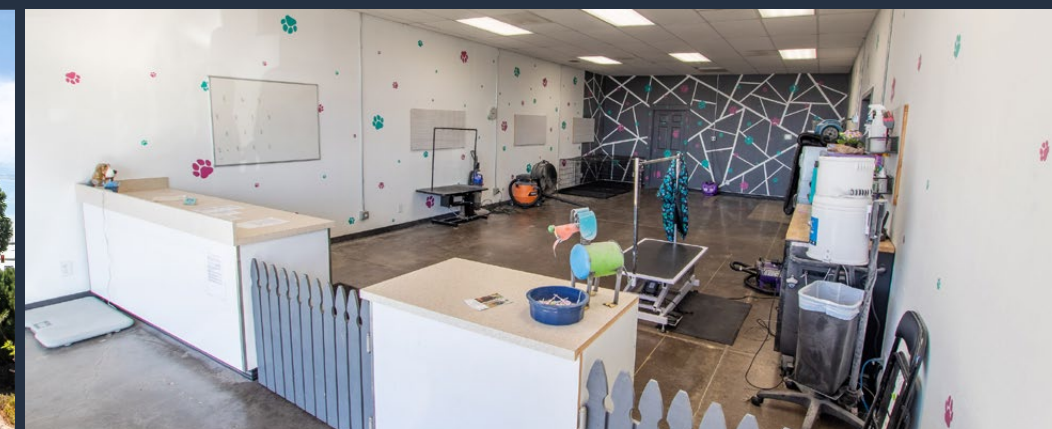
Redmond Cascade Plaza  
Retail Space with Highway Frontage  
2498 S Highway 97, Redmond, OR 97756



**HIGH VISIBILITY LOCATION ON HIGHWAY 97**



MONUMENT SIGN



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**COMPASS COMMERCIAL** REAL ESTATE SERVICES

## Retail Space with Highway Frontage

### PROPERTY DETAILS

- Suite F:** 1,556 SF
- Lease Rate:** \$2.00/SF/Mo. NNN
- CAMs:** Est. at \$0.46/SF/Mo.
- Suite Layout:** Open retail storefront with large storage area, private office and restroom
- Available:** Within 30 days

### HIGHLIGHTS

- Frontage and signage on Highway 97
- Co-tenants include Bedmart Mattress Superstore, Aziz Crew Barber Shop, Nam Son Asian Fusion, Substance, Connection Rio Brazilian Jiu-Jitsu, and Chavez Market
- Shadow-anchored by Wagner Square, which includes Grocery Outlet, Ross Dress for Less, Wilco Farm Store and the Redmond Cinema
- Daily traffic counts exceeding 28,076 on S Highway 97 (2022 TrafficMetrix)
- Monument and building signage
- Excellent parking and access

### CASCADE PLAZA - SITE PLAN

