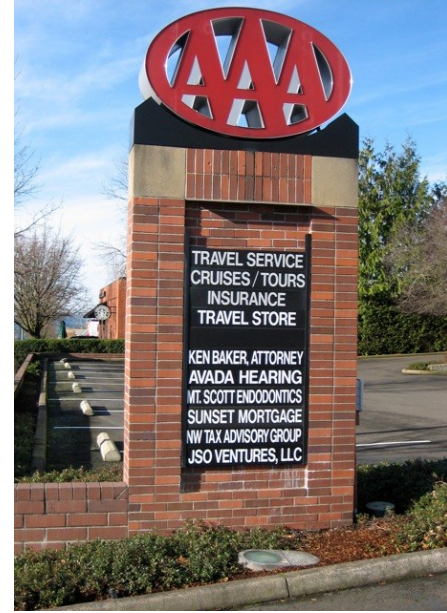


FOR LEASE

AAA CLACKAMAS • 34,000 SF CLASS A OFFICE BUILDING



10365 SE SUNNYSIDE RD • CLACKAMAS, OREGON

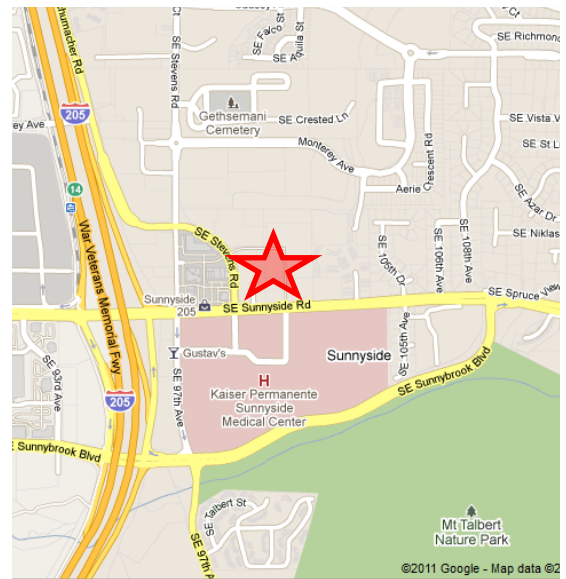
Available: Suite 310: 1,288 RSF*
Suite 315: 943 RSF*
Suite 380: 929 RSF
* contiguous up to 2,231 RSF

Rate: \$29.00 Full Service Gross

Parking: 3 per 1,000 RSF

Features:

- Attractive third floor offices with great glass line
- Monument signage available on Sunnyside
- Easy access to I-205 freeway
- Close to restaurants & shopping



For Information, Please Contact:

John Brandhorst

Licensed in Oregon

jbrandhorst@dougbean.com

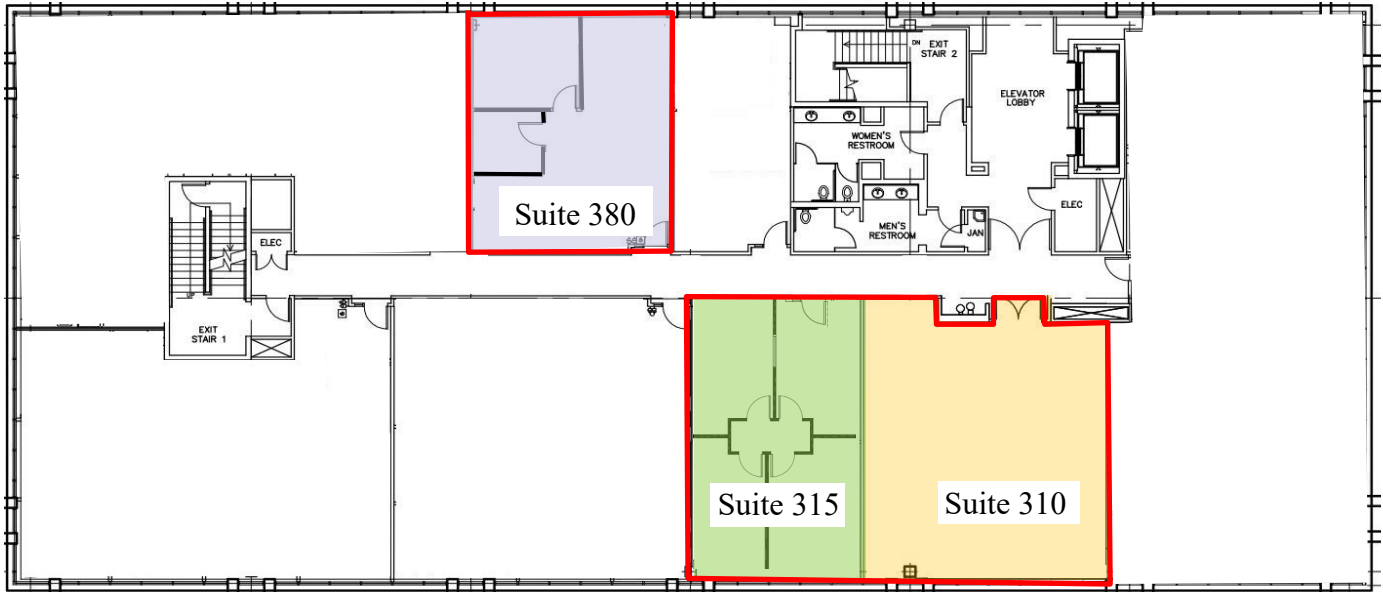
1200 NW Naito Parkway • Suite 180 • Portland, OR 97209 • (503) 222-5100

Information contained herein has been obtained from others and is considered to be reliable. However, a prospective purchaser or lessee is expected to verify all information to their own satisfaction. www.dougbean.com

Adam Bean, SIOR

Licensed in Oregon

adambean@dougbean.com

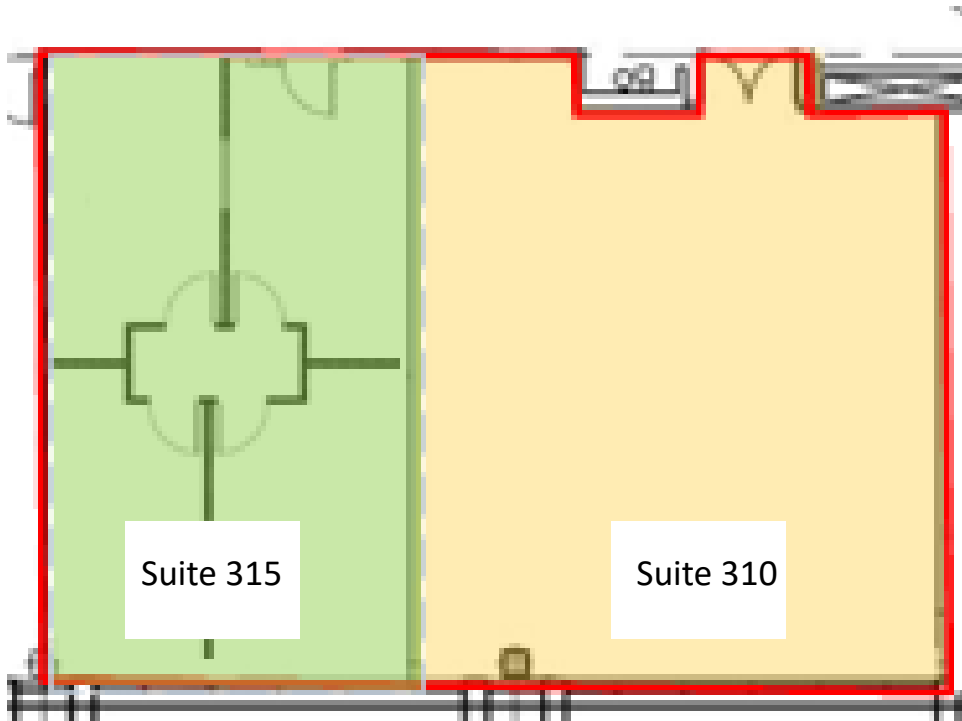




Suite 310: 1,288 RSF (sublet or direct - 11/30/24 expiration)

Suite 315: 943 RSF

* combined 2,231 RSF



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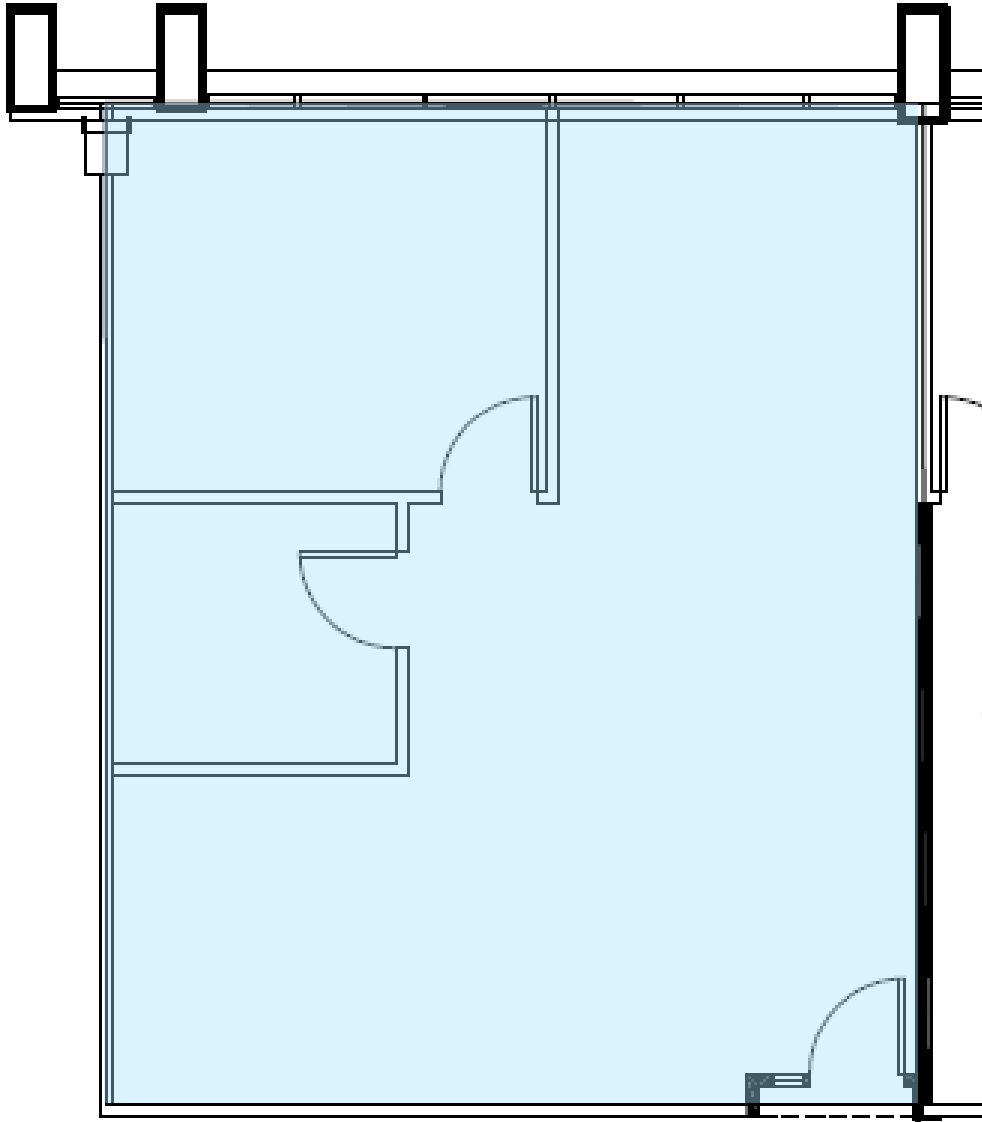
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Suite 380: 929 RSF



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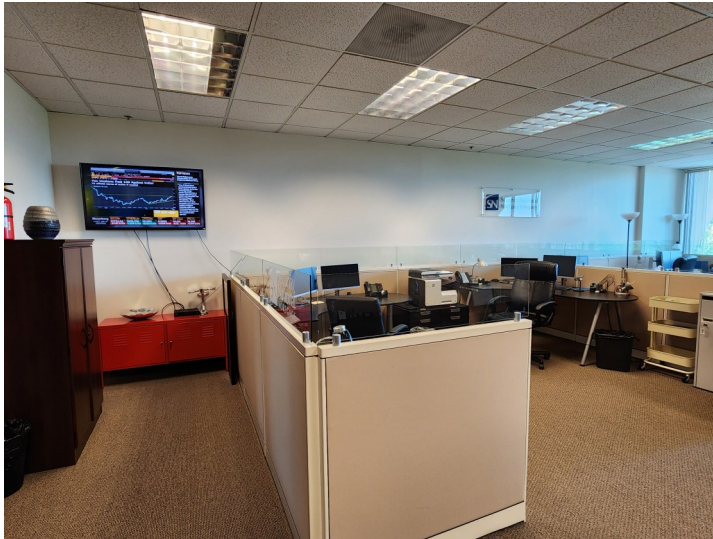
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Suite 310 — 1,288 RSF (furniture available)



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