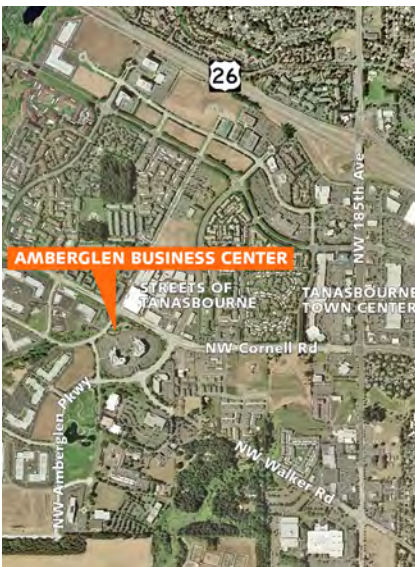


AmberGlen Business Center

20450 NW Amberwood Dr
Beaverton, OR 97006



The 20450 Building at AmberGlen is a 63,708 SF, uniquely designed single-story brick/concrete building located on 6.3 acres on Amberwood Drive adjacent to N.W. 206th Avenue. The building features 90 foot bay depths, extensive storefront glass, and recessed dock high and grade level loading. The 20450 Building is fully landscaped and provides a minimum of 3.6/1,000 parking for tenants and visitors, and is directly accessible via both Amberwood Drive and N.W. 206th.

AVAILABLE SPACE

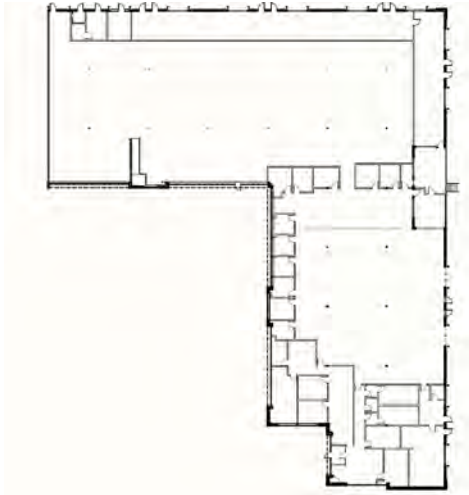
Suite	Square Footage	Asking Rate
100	31,270	\$1.20 NNN
122	5,781	\$1.20 NNN
130	9,711	\$1.20 NNN

Contact

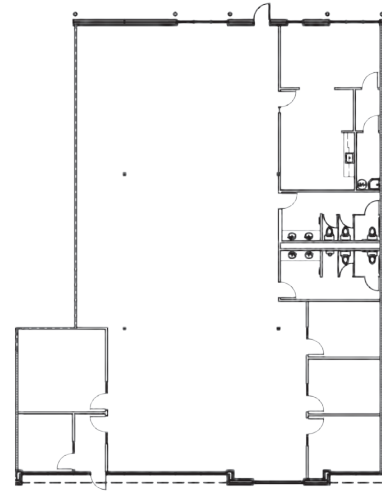
Keith Young
503.221.2275
kyoung@kiddermathews.com

AmberGlen Business Center

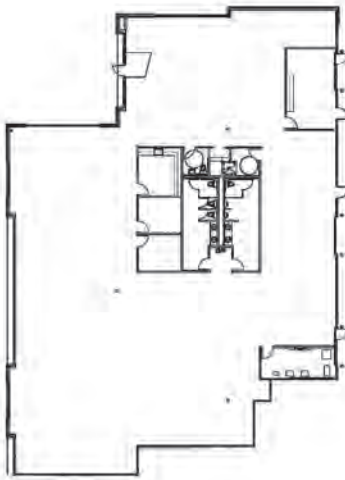
First Floor | Suite 100 | ±31,270 RSF



First Floor | Suite 122 | ±5,781 RSF



First Floor | Suite 130 | ±9,711 RSF



Contact

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503.221.2275
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