

# **OFFICES FOR LEASE**

**123 East Powell Boulevard  
Gresham, Oregon 97030**



**Randy Hoaglin**  
**Randyh@crrealestate.com**  
**Phone 503.224.9554**



**C&R Real Estate Services Co.**  
**1440 SW Taylor Street**  
**Portland, OR 97205**  
**Fax 503.595.0968**  
**www.crrealestate.com**

## **Full Service Lease at \$14.00/SF**

- ◆ Located in the heart of Historic Downtown Gresham
- ◆ High quality office space
- ◆ Elevator serviced to all three floors
- ◆ ADA accessible
- ◆ On-site parking with 21 stalls
- ◆ Tall ceilings and classic historic touches throughout
- ◆ Daily traffic counts: E. Powell and NE Robert St = 26,800
- ◆ Demographics (1 mile radius): Avg. household income = \$64,484

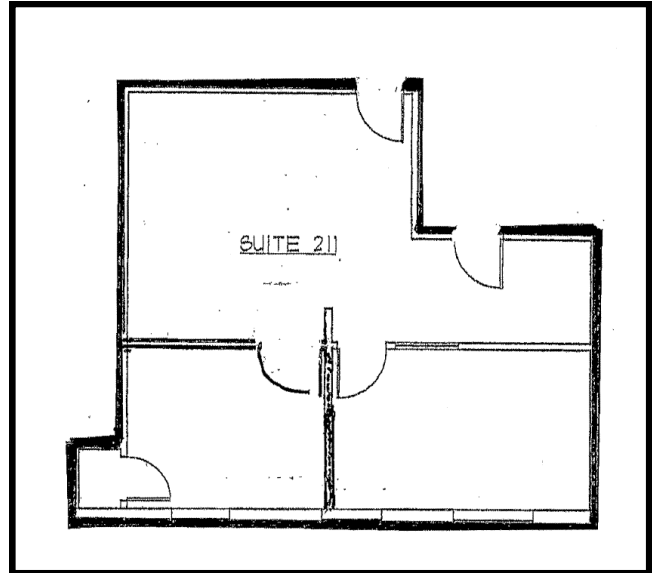
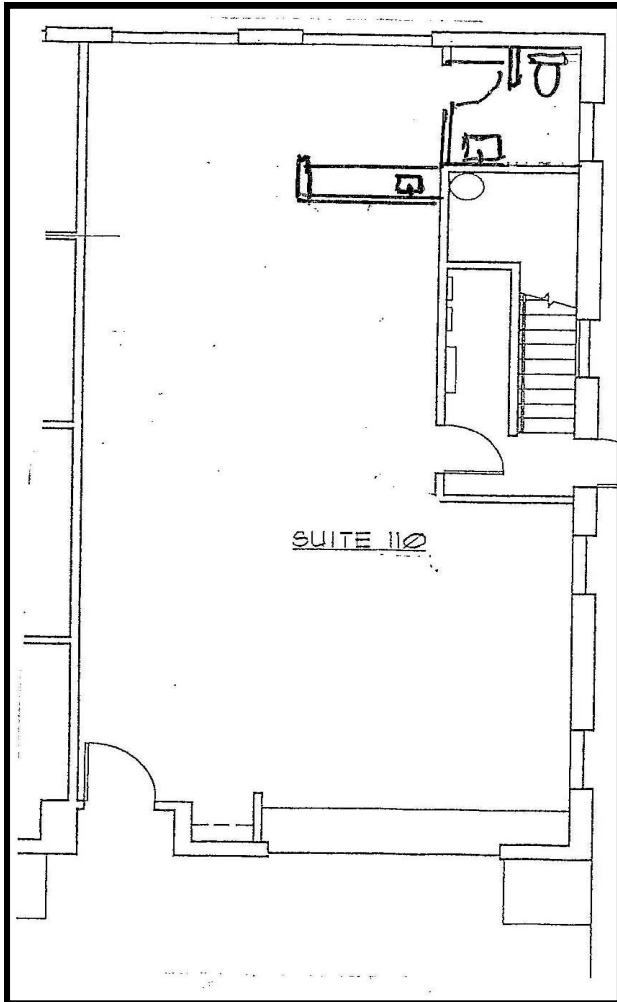
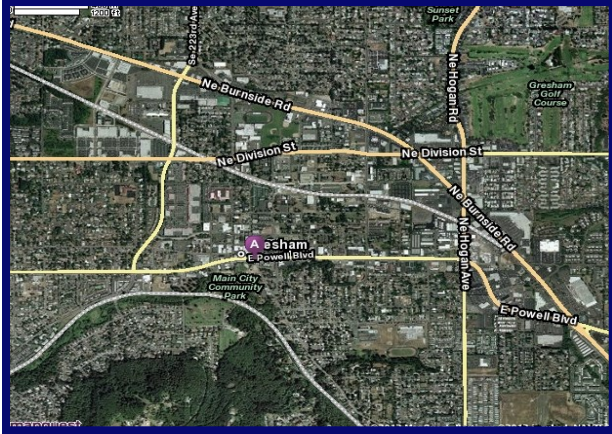
## **Current Spaces Available**

**Suite 110:** 1,248 SF, Ground floor with outside entrance with a NEW ADA restroom and kitchenette.

**Suite 211:** 762 SF, 2nd Floor, near Elevator. South view. Two private offices and open area.

# OFFICE FOR LEASE

## 123 East Powell Boulevard



The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your sole responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.