

FOR LEASE  
WESTSIDE OFFICE



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OFFICE SPACE

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606 NW Arizona | Bend OR



Beautiful two story LEED Gold building close to the Old Mill and Downtown, in the Old Bend Historic District. The building can be divided into two Class A office users or available to a single tenant for the entire building. Elevator served, ADA compliant, shower room, plenty of bike parking, very efficient building with great corner exposure. Zoned CC. CAMs are \$0.45 PSF PM and electrical, gas, and water utilities will be established in the name of the tenant. Contact a listing broker for more information and showing instructions.

**Ground Floor: 3,500 +/- SF  
\$2.00/SF/Mo NNN**  
**Second Floor: 3,500 +/- SF  
\$1.85/SF/Mo NNN**

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**FRATZKE**  
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With You Every Square Foot of the Way.

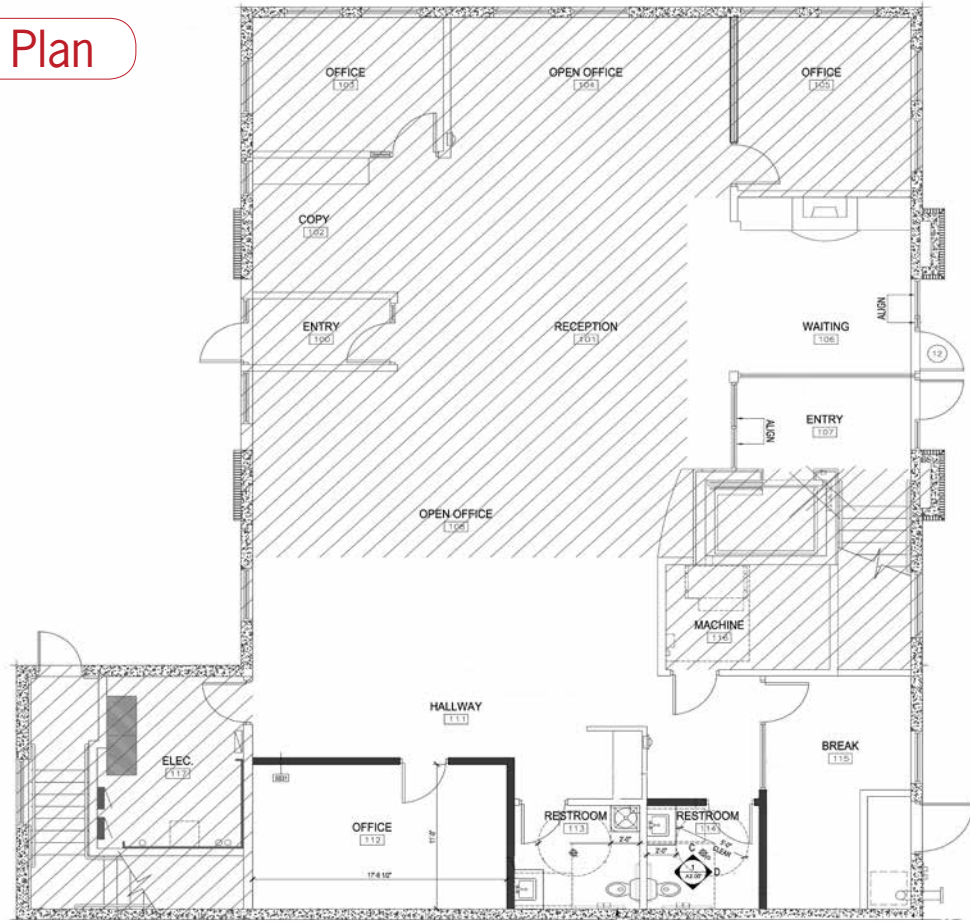
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1st Floor Plan



2nd Floor Plan

