

FIVE SOUTH

Headquarters Opportunity for Lease

9275 SW PAYTON LANE, WILSONVILLE, OR 97070

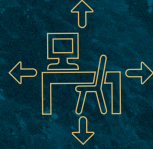


km Kidder
Mathews

FIVE SOUTH



**ALL BUILDING SYSTEMS
RENOVATED OR REPLACED
IN 2013**



**PLUG & PLAY
OPPORTUNITY**



**±120,180 SF
TOTAL AVAILABLE**



**AMPLE PARKING
WITH OVER
700 SURFACE STALLS**



EXCELLENT ACCESS TO I-5



**2 BLOCKS FROM
TRIMET WES STOP AND
SMART BUSLINES**



**LED LIGHTING
THROUGHOUT**



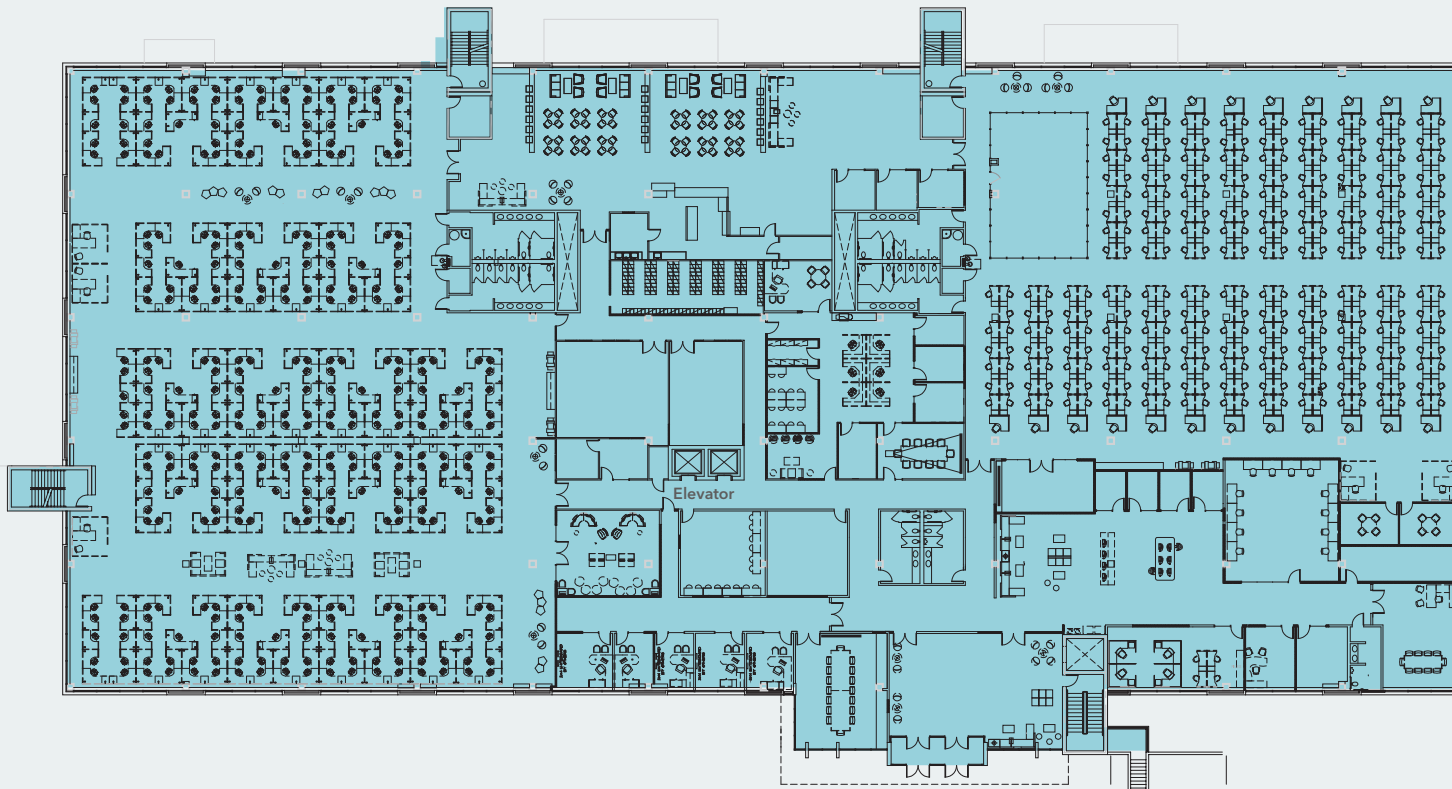
**AMPLE FIBER
THROUGHOUT**



LOADING DOCK

Large open work areas, private offices, conference and training rooms, break room, cafeteria, locker room, showers, and elevators

FIVE SOUTH



UPPER
LEVEL

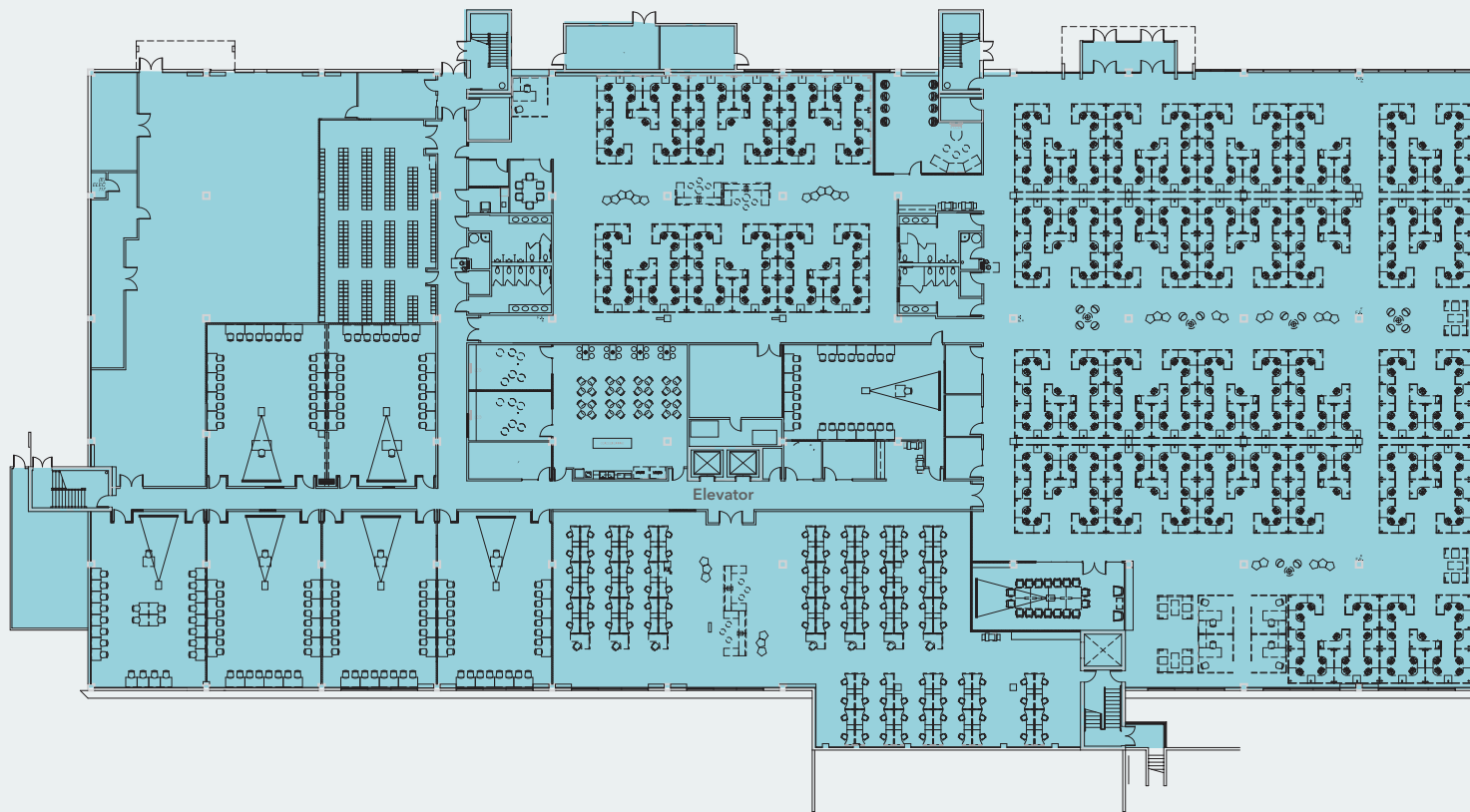
30,000-
60,090

SQUARE FEET AVAILABLE

\$16.00/SF

BUILDING LEASE RATE

FIVE SOUTH



**LOWER
LEVEL**

**30,000-
60,090**

SQUARE FEET AVAILABLE

\$16.00/SF

BUILDING LEASE RATE

FIVE SOUTH



SUBJECT PROPERTY



O'Reilly's, Ordinance Brewing, Sonic, Starbucks, McMenamins, Anytime Fitness, WOW! Burger, Walgreens, Qdoba, Fred Meyer, US Bank, Oswego Grill

Goodwill, Papa Murphy's, Safeway, Starbucks, Rite Aid, Subway, Dollar Tree, Bellagio's Pizza, Shari's, Wendy's TacoBell



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