

JEFFERSON STREET BUILDING

1221 SW Jefferson, Portland, OR 97201

(available space not shown in photo)



\$19.17 per square foot, NNN (Base Rent of \$1,000 / mo.)

- Approx. 750 rentable sq ft. Includes approx. 495 sq. ft. of usable space, and shared use of customer restrooms with adjacent tenant.

- Estimated Monthly NNN expenses:

HVAC Maintenance (basic only)	15
Insurance	40
Property Taxes	103

*Utilities – Electricity (separate meter)

* Tenant also responsible for gas, water, sewer, garbage, and HVAC preventative maintenance and repairs

For Additional Information Contact:

Kelly W. Rea

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Mainlander Investments

310 SW 4th Avenue, Ste. 512
Portland, OR 97204

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and is subject to errors, omissions, change of price or other conditions and withdrawal without notice.

JEFFERSON STREET BUILDING

1235 SW Jefferson, Portland, OR 97201



\$16.00 per square foot, NNN

- Approx. 2,500 rentable sq ft. Includes approx. 1,992 sq. ft. of usable space, plus shared use of customer restrooms with adjacent tenant.

- Estimated Monthly NNN expenses:

CAM	50
HVAC Maintenance (basic only)	45
Insurance	85
Property Taxes	210

*Utilities (separately metered)

* Tenant also responsible for gas, water, sewer, garbage, and HVAC preventative maintenance and repairs

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