

FOR LEASE
OFFICE SPACE

WATERSIDE BUILDING

2445 NE Division Street | Bend OR



One suite available on the upper level. Serene office space in park-like setting on the Deschutes with great river views. Off street parking. Convenient north side location near Boneyard Brewpub, with easy access to downtown and points north and west. Estimated NNN of \$0.58 per foot includes all utilities. Substantial face-lift recently completed. Call to schedule a showing!

Lease Rate:
\$1.25/SF/Mo + NNN

- Suite 303: 922 +/- SF
- Minimum 3 year term with 3% increase in base rent each year
- Available May 15, 2021 +/-

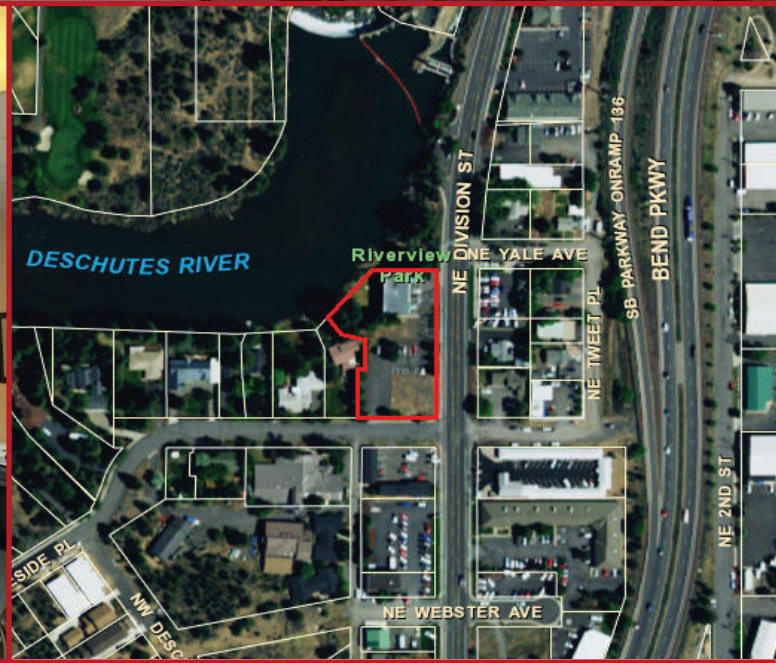
Dan Steelhammer, Broker

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With You Every Square Foot of the Way.

DISCLAIMER: This information is from sources we deem reliable, but for which we assume no liability. This is an exclusive listing. The information contained herein is given in confidence with the understanding that all negotiations pertaining to this property be handled through Fratzke Commercial Real Estate. All measurements are approximate.