

FOR LEASE
WESTSIDE MEDICAL OFFICE

WESTSIDE MEDICAL CENTER

1693 SW Chandler Avenue | Bend, Oregon

TI's NEGOTIABLE



Suites are available in this well-maintained 15,294 +/- SF professional building conveniently located in SW Bend off of Century Drive across from the OSU-Cascades Campus. Access from both Chandler Avenue and Nancy Way. Neighborhood businesses include Cascade Lakes Brewpub, Bend Chamber, Tech Soft 3D, The Leffel Center and Marriott Towne Place Suites.

NOTE: Showings require 24 hours notice and listing broker must attend. Landlord willing to negotiate TI's based on credit worthiness of tenant and intended use.

Lease Rate:
\$1.50-1.75/SF/Mo NNN

- Suite 120: 2,302 +/- SF \$1.50/SF
- Suite 140: 2,092 +/- SF \$1.75/SF
- Suite 270: 1,075 +/- SF \$1.50/SF
- Great west side location
- Est. NNN: \$0.54/SF/Mo

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For Lease



Suite 120



Suite 270

AVAILABLE SUITES:

- **Suite 120: 2,302 +/- SF**

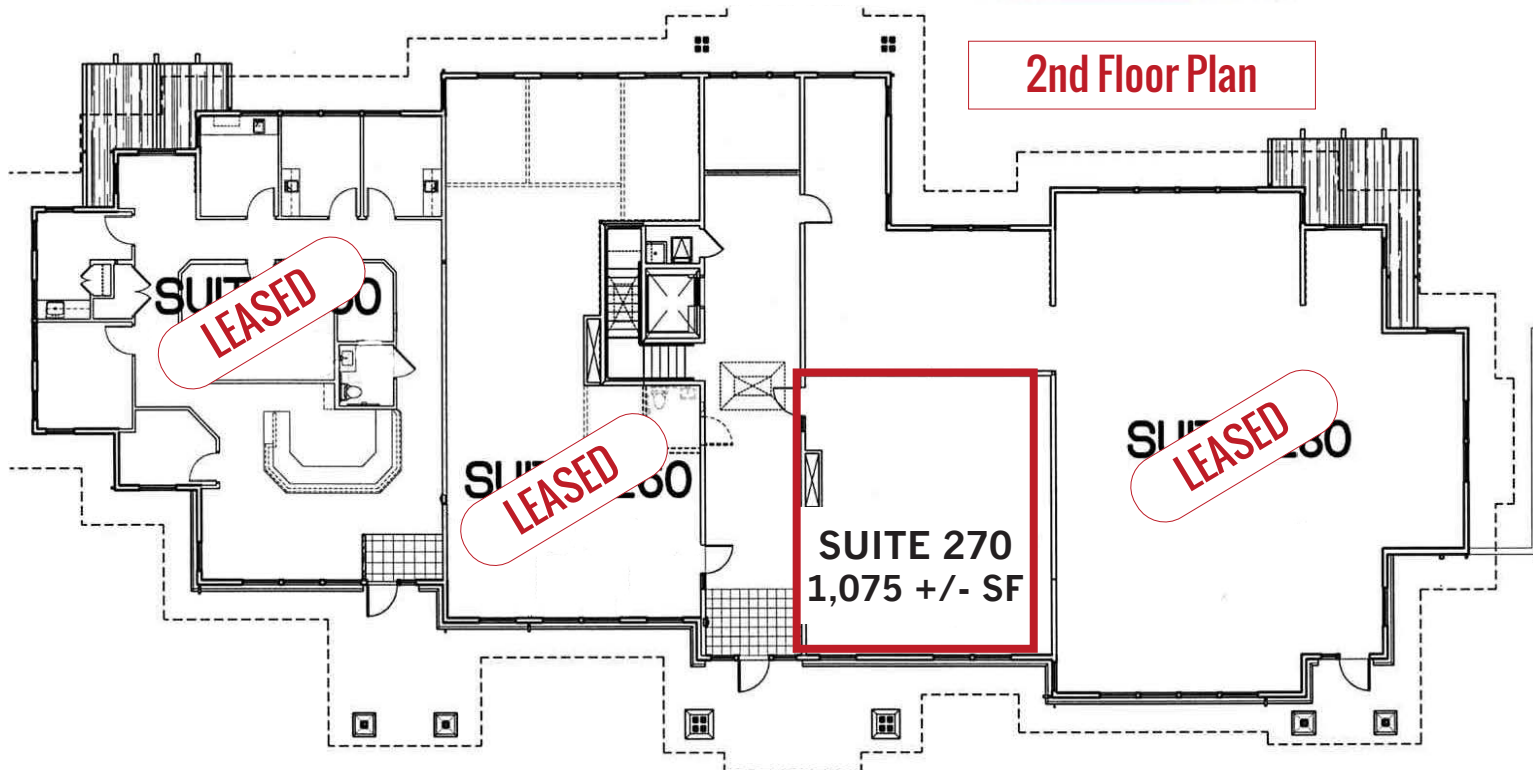
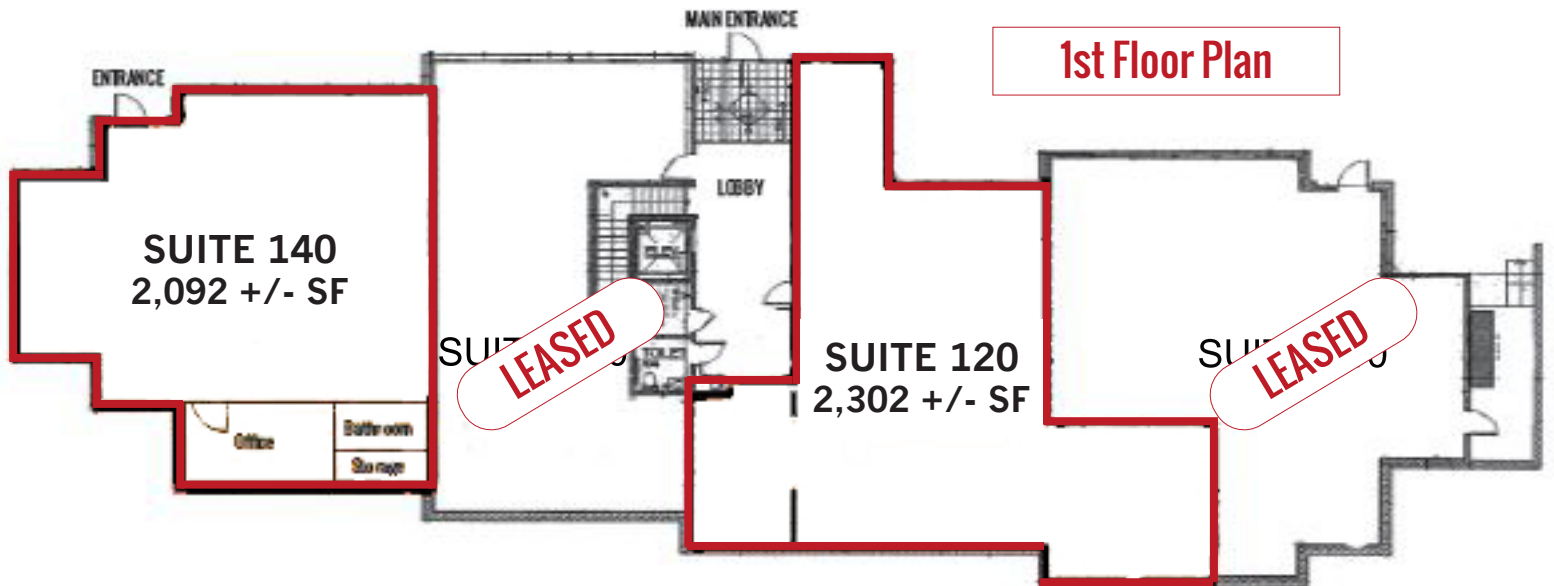
1 executive office, conference room, 3 patient rooms, breakroom, 5 sinks, 1 ADA rest-room, 1 full-size 50 gallon hot water heater, W/D connections

- **Suite 1400: 2,092 +/- SF**

1 conference room, 2 offices, open work area & 1 bathroom

- **Suite 270: 1,075 +/- SF**

1 treatment room, 1 office & 1 bathroom



FOR LEASE
WESTSIDE MEDICAL



Suite 120



Suite 140



Suite 140



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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.