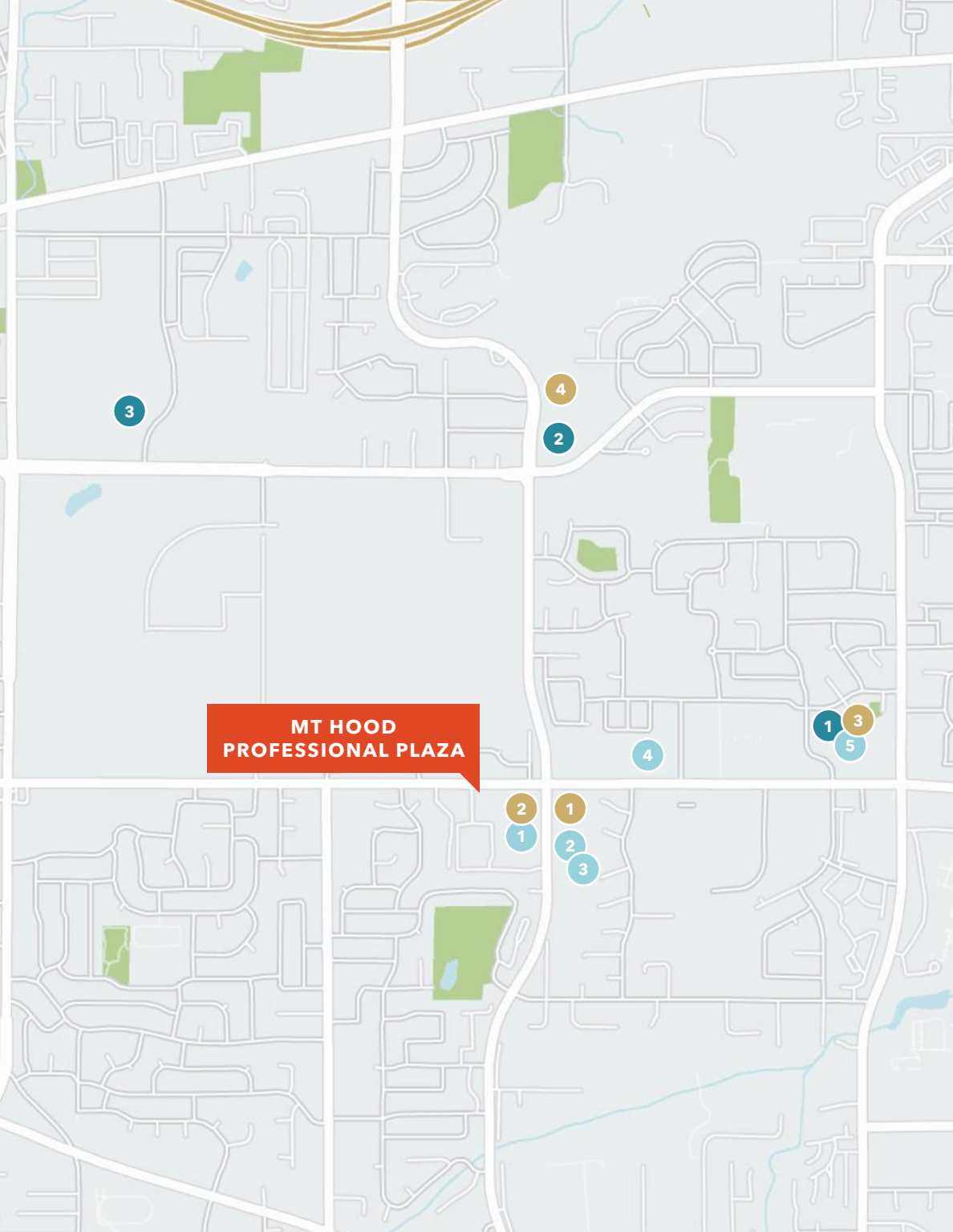




AMENITIES



RESTAURANTS

- 1 BURGerville
- 2 TAMALE FACTORY
- 3 SOY GRILL TERIYAKI
- 4 THAI CARNATION
- 5 STARBUCKS



GROCERY STORES

- 1 ALBERTSONS
- 2 SAFEWAY
- 3 FRED MEYER



BANKS

- 1 CHASE BANK
- 2 BANK OF AMERICA ATM
- 3 U.S. BANK BRANCH
- 4 WELLS FARGO BANK

MT HOOD PROFESSIONAL PLAZA

Medical Office Space for Lease



For more information, contact

MARK FRASER
503.221.2283
mark.fraser@kidder.com

SEAN BRENNECKE
503.221.2281
sean.brennecke@kidder.com

KIDDER.COM

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24076 SE STARK ST, GRESHAM, OR 97030



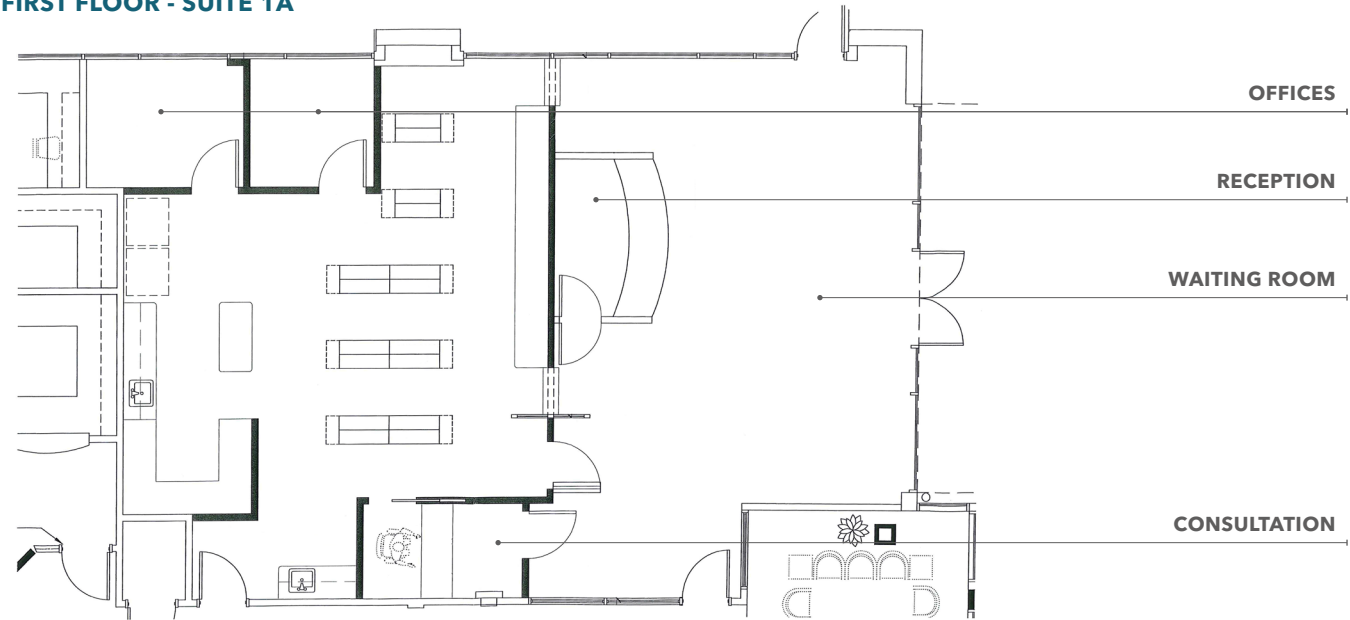
BUILDING DESCRIPTION

Rental Rate	\$39.00/RSF/YR, NNN
Address	24076 SE Stark St Gresham, OR 97030
Building SF	±22,000 RSF
Year Built	2006
Parking Ratio	4.55/1,000 (100 parking spaces)

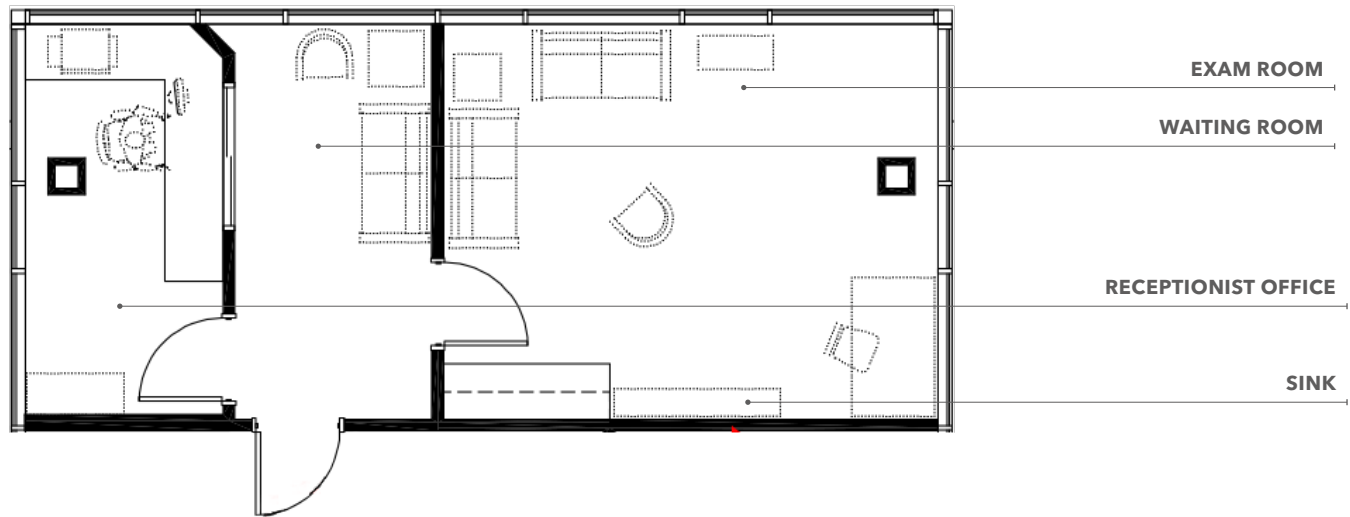


FLOOR PLANS

FIRST FLOOR - SUITE 1A



THIRD FLOOR



MEDICAL / DENTAL
PRACTICE OPPORTUNITY



TURNKEY BUILD-OUT FOR
LONG-TERM MEDICAL USER



91-96% HEALTH
INSURANCE COVERAGE



BUILDING EQUITY
OPPORTUNITY



SIGNAGE
OPPORTUNITIES



WALKING DISTANCE TO
RESTAURANTS & SHOPPING



5 MINUTES
TO I-84



CLOSE PROXIMITY
TO MAJOR HOSPITALS

FIRST FLOOR - SUITE 1A

1,778 RSF

Second generation medical
build-out (former pharmacy)

2 offices

Consultation & waiting room

THIRD FLOOR

510 RSF

Second generation medical build-out

Waiting room

Excellent window line with views
of Mt. Hood

Receptionist office

Large exam room with sink