



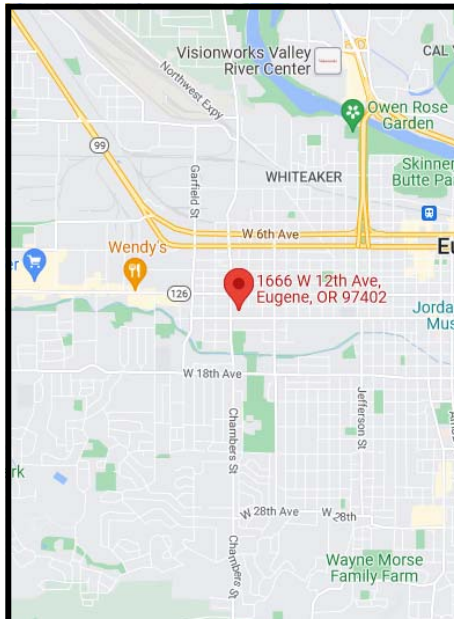
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Contact

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Licensed in the State of Oregon



For Lease | Office Space | \$.75/SF NNN

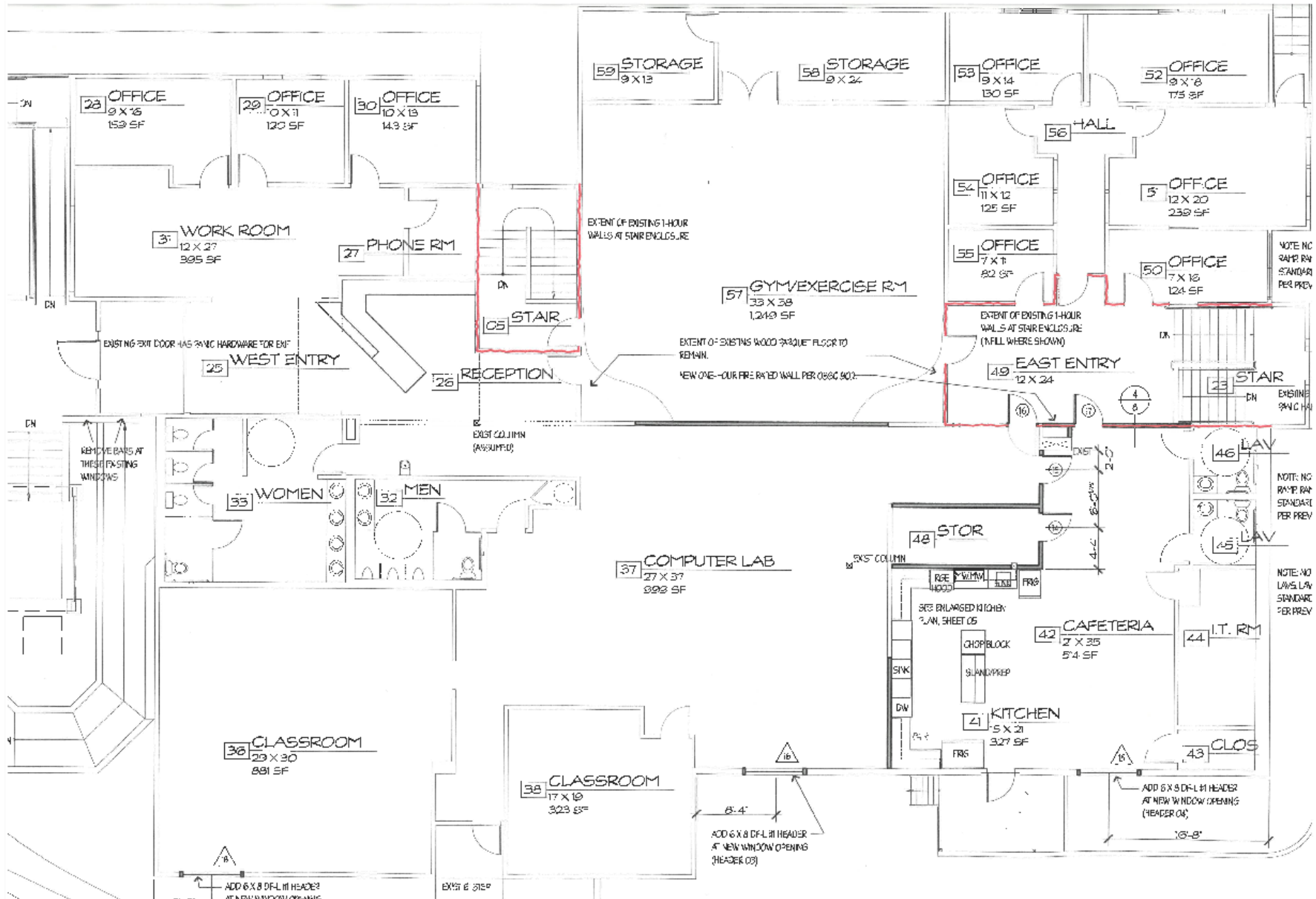
1666 W 12th Ave., Eugene, OR 97402

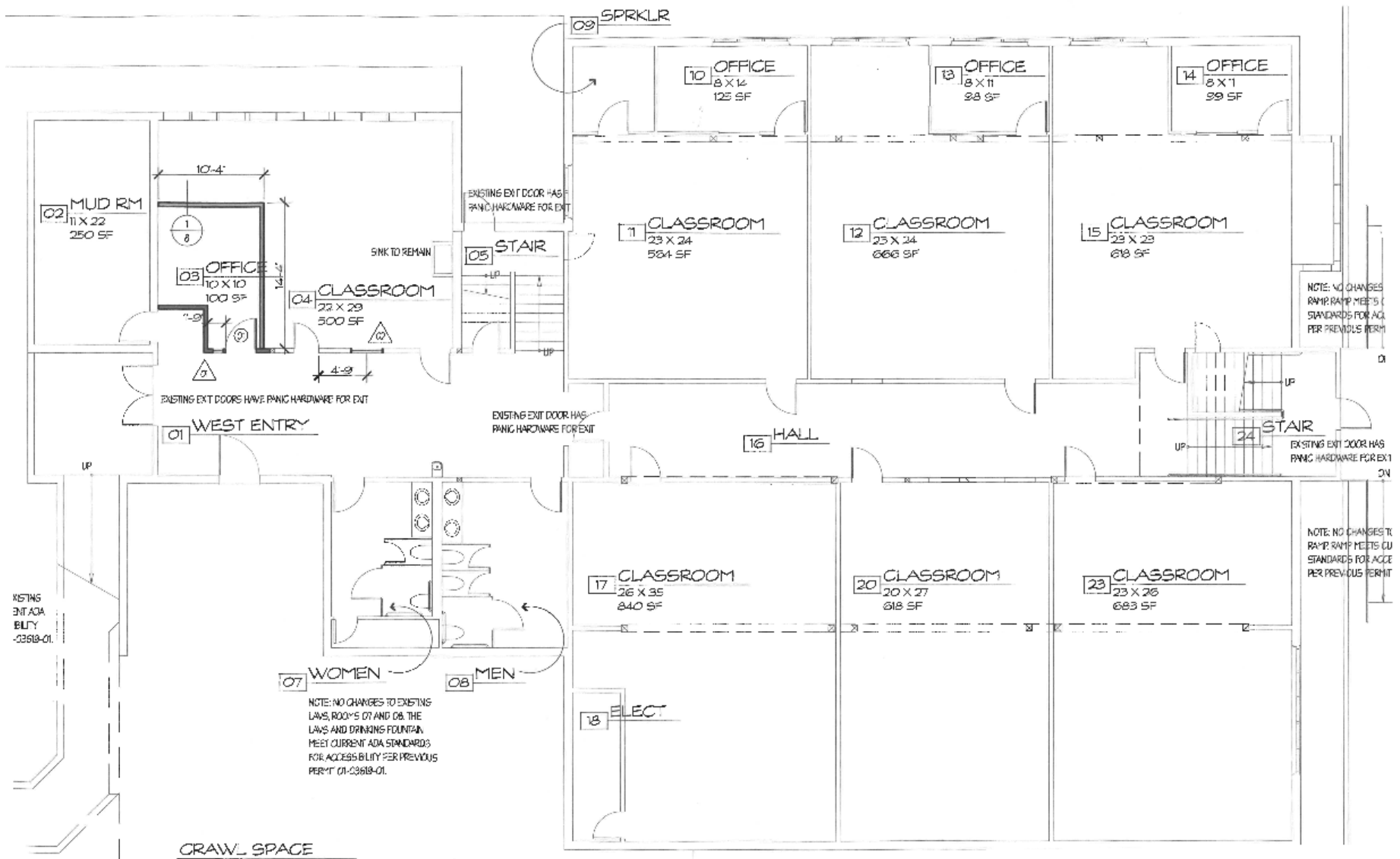


Large office building with 13 Offices, 9 Classrooms, a Kitchen, a Gym and is currently used as a school.

- | | | |
|------------------------------|---------------------|---|
| • Total Usable Space: | 17,387 SF | • Available August 2022 |
| • Main Floor: | 9,630 SF | • At least 53 Parking Spaces |
| • Basement: | 7,757 SF | • ADA Access to both floors |
| • Rental Rate: | \$.75/SF | • 9 Main Floor and 4 Basement Floor Offices |
| • Lease Type: | Triple Net | • 2 Main Floor and 7 Basement Floor Classrooms |
| • Lease Term: | 3 - 10 Years | |
| • Zoning: | C-2 | |

Main Floor Plan





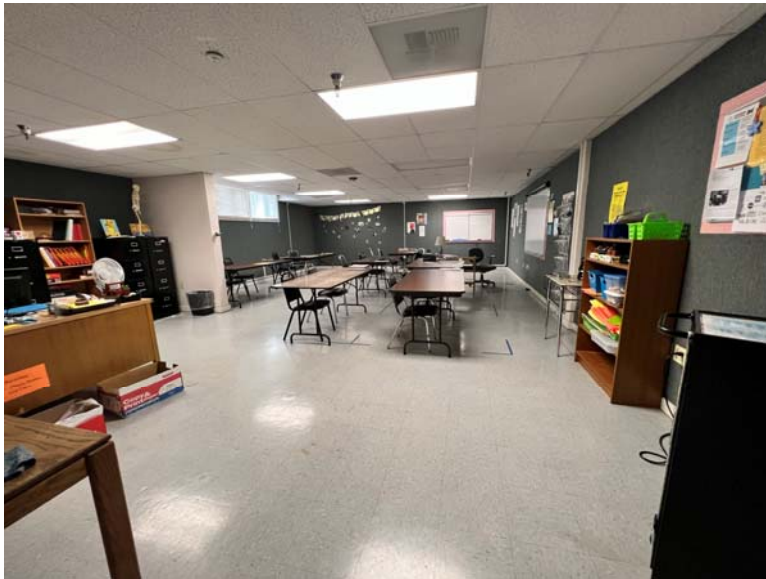
Main Floor Photos



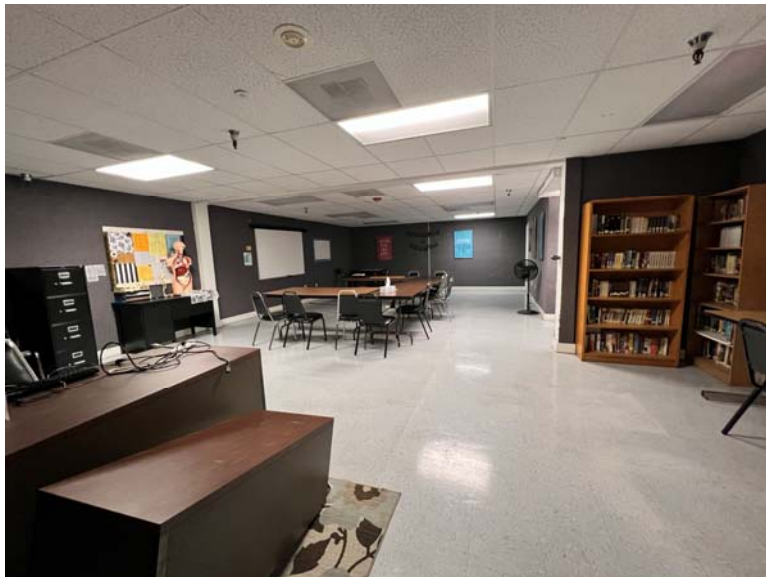
Main Floor Office Photos



Basement Floor Photos



Basement Floor Photos



Exterior Photos

