

FOR LEASE

CASCADE SQUARE

8625 SW Cascade Ave
Beaverton, Oregon



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PROPERTY HIGHLIGHTS

CLASS A EXCELLENCE IN A VIBRANT NEIGHBORHOOD

- › Close to Washington Square Mall, Cascade Plaza, and various other retail and restaurant amenities
- › Remodeled lobby and building conference room
- › Local, highly responsive property management
- › Surface & covered parking available
- › Easy access to Highway 217
- › 1 block from WES Commuter Rail stop and numerous bus stops
- › Walking distance to Koll Center Wetlands Park & Fanno Creek Trail
- › Reservable conference room



AVAILABILITIES

SUITE	SQUARE FOOTAGE	AVAILABLE	FLOORPLAN
220	2,865	Now	Suite 220 Floorplan
300B	2,600	Now	Suite 300B Floorplan
305	3,323	Now	Suite 305 Floorplan
360	1,877	Now	Suite 360 Floorplan
405	2,309	Now	Suite 405 Floorplan
420	5,105	Now	Suite 420 Floorplan
500	5,000 - 10,348	Now	Suite 500 Floorplan

RATE: \$28/SF FULL SERVICE (Includes property taxes, property insurance, common area maintenance & utilities)

AMENITIES



Easy access to
Highway 217



Surface &
covered parking



Immediate
access to public
transit



Building signage
available



Walk to retail
shops & nature
trails



Turnkey, recently
remodeled suites

UPDATED COMMON AREAS

Colliers



Complementary Building Wifi & Reservable Conference Room



NEARBY AMENITIES

CASCADE SQUARE

8625 SW CASCADE AVE

1

CASCADE PLAZA

- Crunch Fitness
- Scrubs & Beyond
- Old Navy
- Ross Dress for Less
- PetSmart
- Best Buy
- Burlington Coat Factory
- Nordstrom Rack
- Benihana

2

WASHINGTON SQUARE

- Target
- Macy's
- Apple Store
- Cheesecake Factory
- Red Robin
- Panera Bread
- JC Penney
- Entire mall directory [here](#)

3

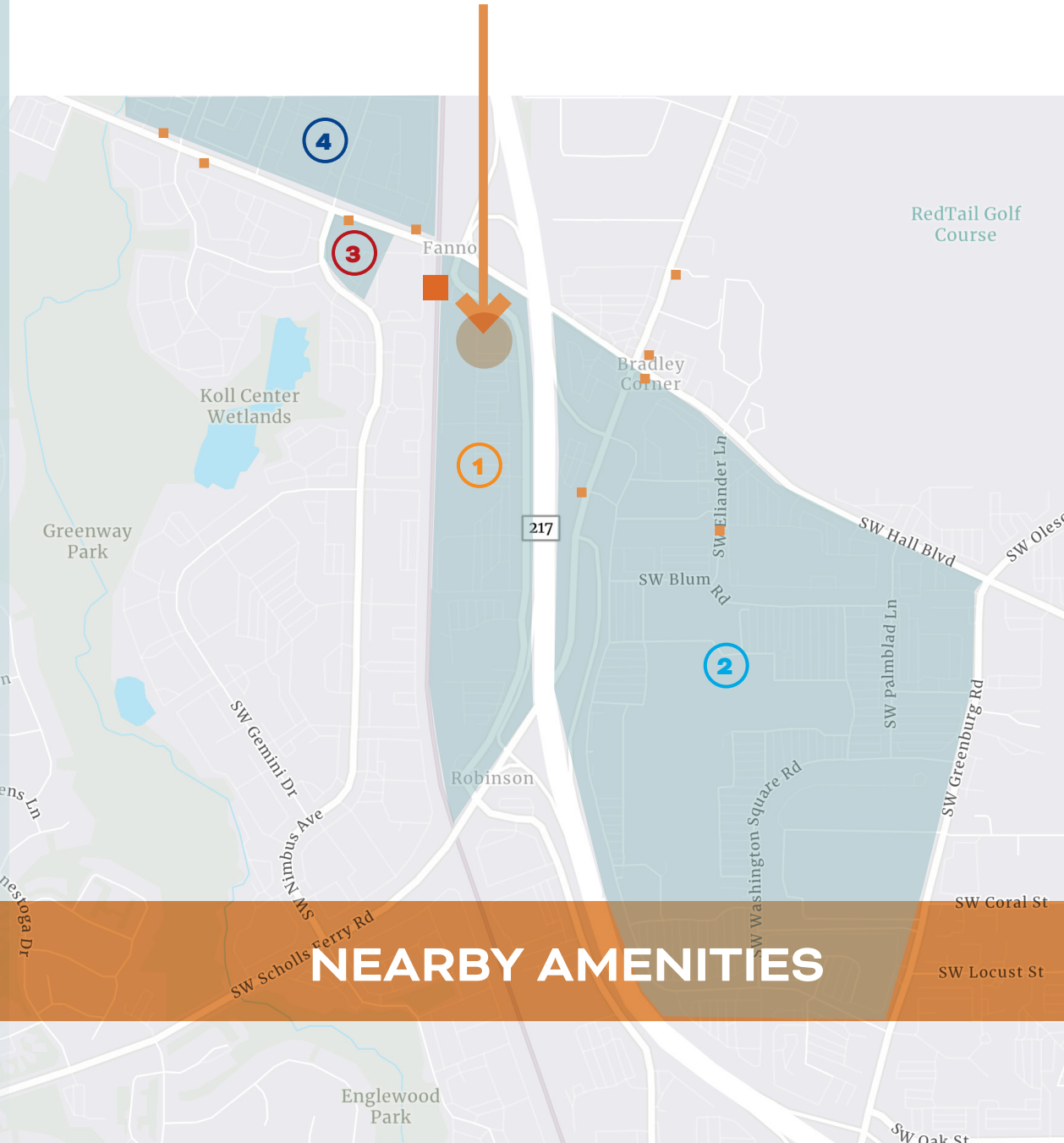
- Starbucks
- Einstein Bros Bagels
- Muchas Gracias
- Panda Express
- Falafel Express
- FedEx Office
- Society Pie

4

- 7-Eleven
- La Imperial Bakery
- Si Señor
- The Fireside Grill
- Banya Japanese
- Oregon Fitness Studio
- SWB Fitness

■ WES train station

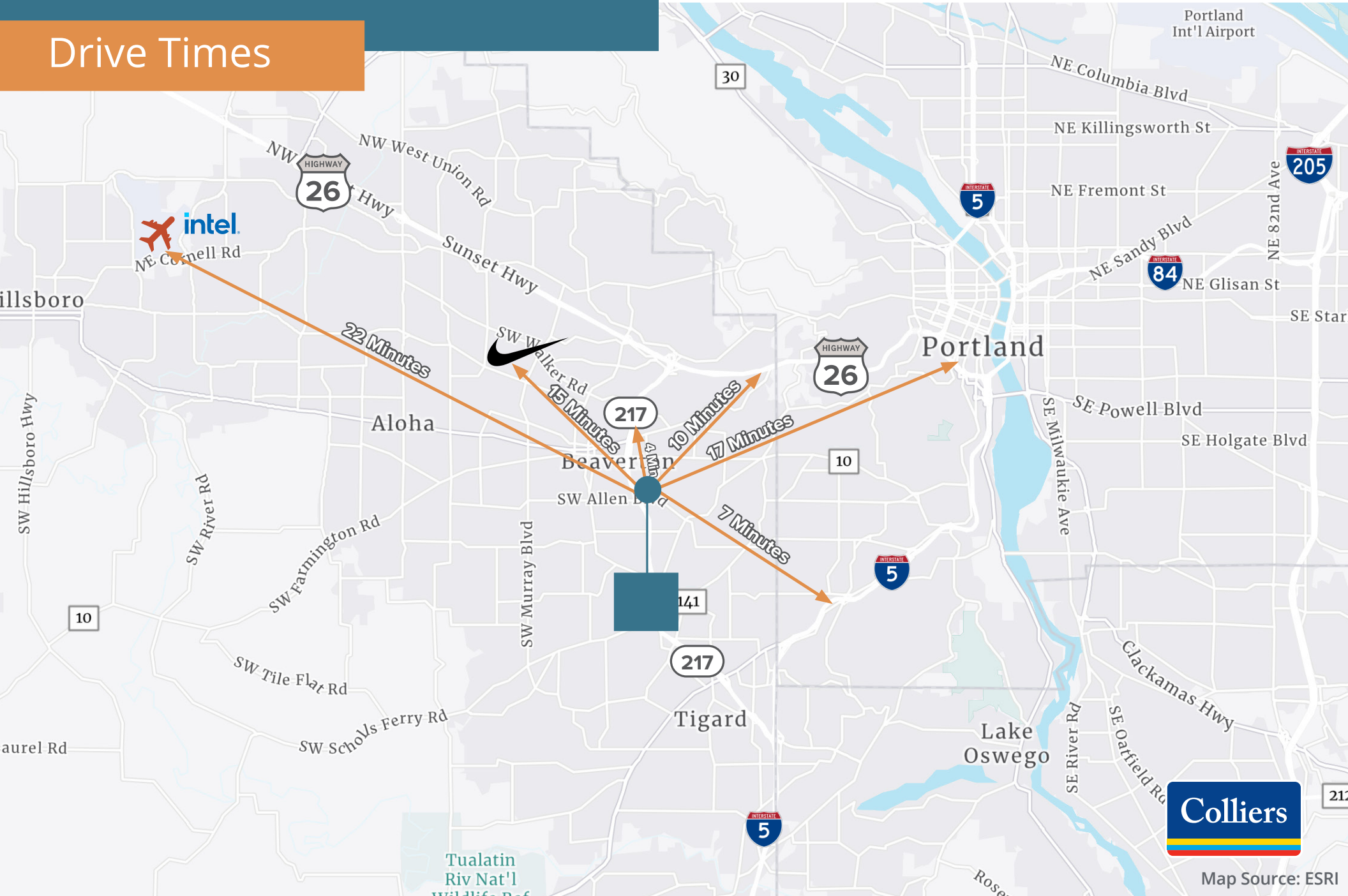
■ Bus stop



NEARBY AMENITIES

CASCADE SQUARE

Drive Times



Map Source: ESRI

CASCADE SQUARE

8625 SW CASCADE AVE,
BEAVERTON, OREGON



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