

FOR SUBLEASE

# KRUSE WOODS

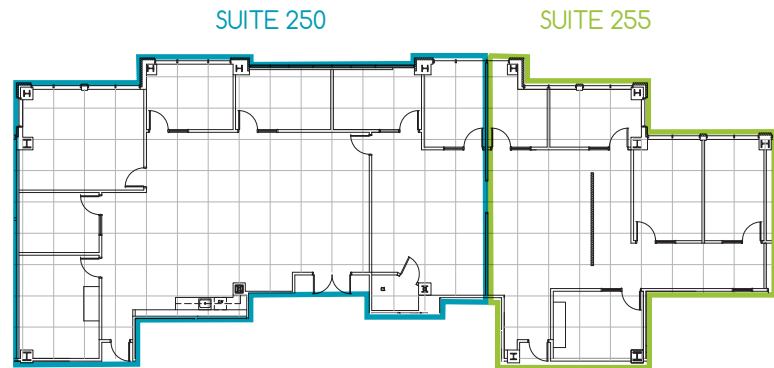
4949 MEADOWS ROAD  
LAKE OSWEGO, OR 97035



## SUBLEASE OPPORTUNITY

- Suite 250: ± 3,379 RSF
- Suite 255: ± 1,855 RSF
- Sublease Rate: \$28.00 / RSF, Full Service
- Plug and Play opportunity
- Open and spacious bullpen work areas
- Privates offices with glass interior window lines allowing for abundant natural light throughout
- Class A office building with high end finishes
- Shared ADA restrooms
- Building has a main lobby and waiting area
- Beautiful landscaping throughout the parkv
- Sublease expires September 30, 2021

Contiguous ± 5,234 RSF



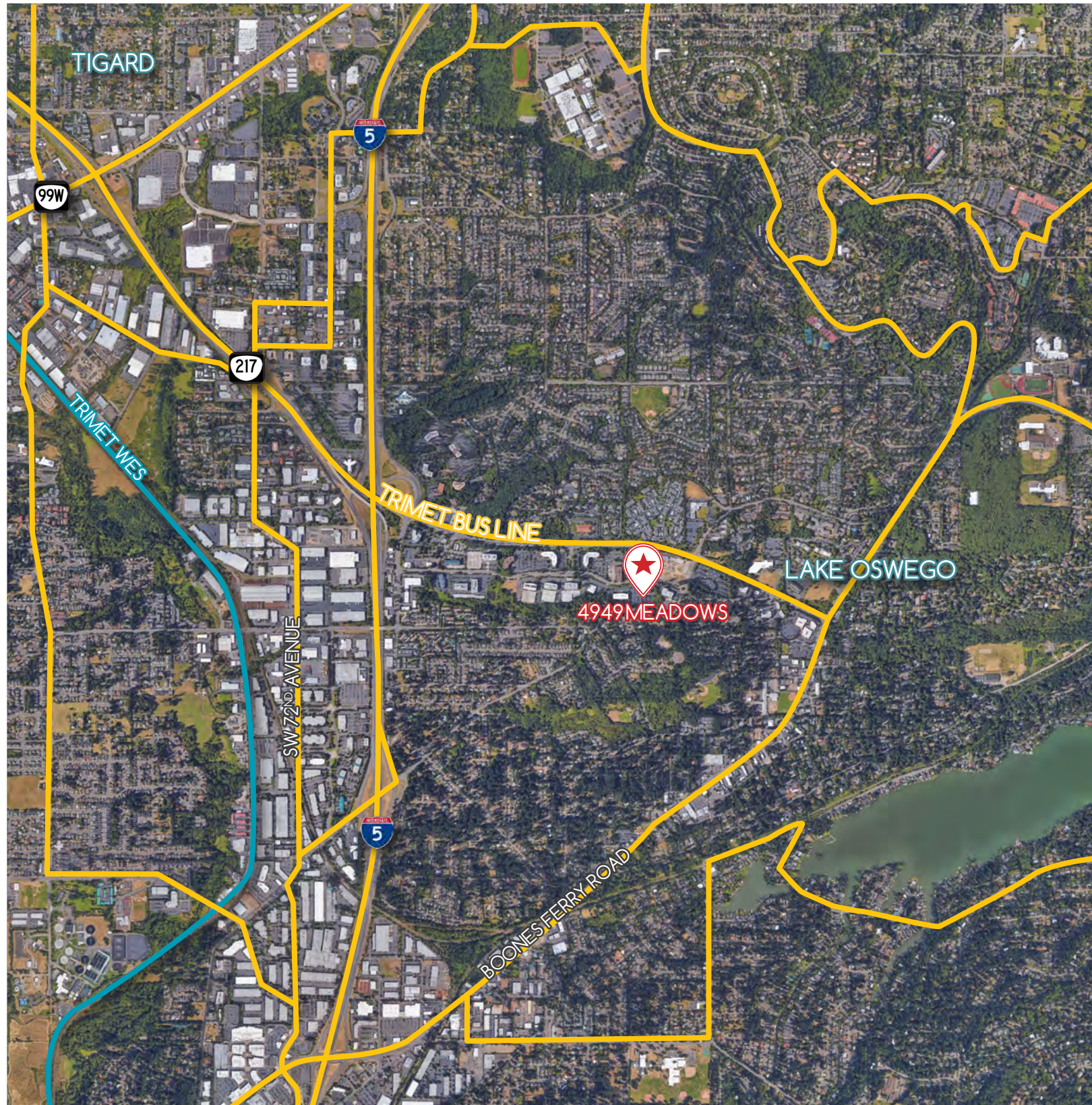
2<sup>ND</sup> FLOOR





## GREAT LOCATION

4949 Meadows is located within Kruse Woods Corporate Park, one of the metropolitan's most popular business sectors. The park has numerous on-site conference facilities with high tech audio/visual, fitness centers, security services, numerous restaurants and countless other amenities. Kruse Way, Boones Ferry Road, I-5 and Hwy 217 are just minutes away, allowing immediate access for employees and visitors from all over the Portland area.



No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing condition imposed by our principals.