



ATTENTION BROKERS

FOR LEASE

Plaza 975

975 SE SANDY BLVD
PORTLAND, OR 97214

**Industrial District
Office Suites**
Close-In East Side Portland

Plaza975.com



Plaza 975

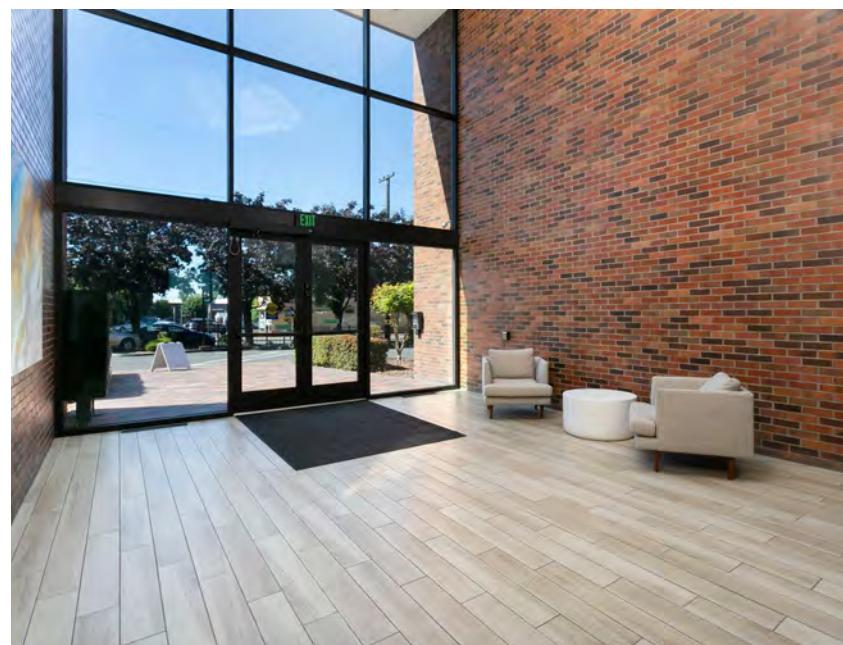
975 SE SANDY BLVD
PORTLAND, OR 92714

PROPERTY FEATURES

- Fully Renovated
- Conference Room
- Air Conditioning
- Elevator Served
- New Roof
- New Windows
- Central Heating
- LED Lighting
- Close to Shops
- Coded building entry
- On-site dedicated parking
- Customizable interior upgrades!

Convenient, Close-In East Side

Plaza 975 boasts a bike score of 98, a walk score of 97, and a transit score of 72!



1,385 RSF Office Suite with 5 Private Offices, Conference Room, and Abundant Parking

1,385
SQUARE FEET

\$32.50 /yr
RENT / SF

\$3,597.15
RENT

(503) 406-2706
www.Plaaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 120
Portland, OR 97214

COMMERCIAL TYPE: Office LEASE TYPE: NNN
AVAILABLE: Now

DESCRIPTION

Click here to apply: <https://tinyurl.com/GridCommercialApp>

Suite 120 is in a code-access secured two-story office building in the center of the close-in Eastside Industrial District of Portland.

Plaza 975 has quick access to both SE Grand Ave, SE Martin Luther King Jr Blvd, SE Sandy, I-5, and I-84. This location is ideal for businesses looking for close-in office space.

Suite 120 is 1,385 rentable square feet of modern office space with an entry/reception area, conference room, and five private offices inside the suite. Suite 120 also has access to a shared conference room, shared cafe with bistro tables and kitchen, shared gym with showers, bike storage in a secure basement area, and beautiful entry lobby.

Lease Highlights

- Base Rent: \$20.00/SF/year or \$2,308.33/month
- NNN Charges: \$14.50/SF/year or \$1,673.54/month
- All-In Rent: \$3,981.88/month
- Annual Increase: 3% Increase in Base Rent

Move-In Special Details:

- Sign a lease for at least 24 Months
- Get FREE base rent for months 4 and 8 (save \$4,616.66)
- Effective All-In Rent for Year 1 is \$3,597.15/month after we apply the FREE month of base rent
- This is a limited time offer for new tenants only and may end at any time.
- Tenants will still pay the standard all-in rent of \$3,981.88/month in all months except 4 and 8, when base rent is waived. The savings in those two months reduce your total annual cost resulting in an average or effective monthly rent of \$3,597.15 in Year 1.

There are no additional costs to the Tenant under this lease other than Tenant-selected internet and phone service.

Five days per week janitorial. No pets are allowed in the building.

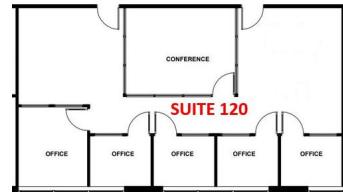
Serious inquiries only. Courtesy to brokers.

AMENITIES

- Off Street Parking
- Shared Bathrooms
- Gym
- Conference Room
- Private Office
- Kitchen
- Reception Area
- Shower
- Janitorial

RENTAL TERMS

Rent	\$3,597.15
Security Deposit	\$4,500.00
Application Fee	\$0.00



View this listing online:



1,270 RSF Office Suite with 4 Private Offices

1,270
SQUARE FEET

\$30.33 /yr
RENT / SF

\$3,298.47
RENT

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 201 Portland,
OR 97214

COMMERCIAL TYPE: Office LEASE TYPE: NNN
AVAILABLE: 12/09/2025

DESCRIPTION

Click here to apply: <https://tinyurl.com/GridCommercialApp>

Suite 201 is in a code-access secured two-story office building in the center of the close-in Eastside Industrial District of Portland.

Plaza 975 has quick access to both SE Grand Ave, SE Martin Luther King Jr Blvd, SE Sandy, I-5, and I-84. This location is ideal for businesses looking for close-in office space.

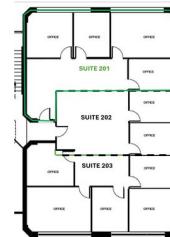
Suite 201 is 1,270 rentable square feet of modern office space with an entry/reception area, and four private office inside the suite. Suite 201 also has access to a shared conference room, shared cafe with bistro tables and kitchen, shared gym with showers, bike storage in a secure basement area, and beautiful entry lobby.

Lease Highlights

- Base Rent: \$20.00/SF/year or \$2,116.67/month
- NNN Charges: \$14.50/SF/year or \$1,534.58/month
- All-In Rent: \$3,651.25/month
- Annual Increase: 3% Increase in Base Rent Move-In Special Details:
 - Sign a lease for at least 24 Months
 - Get FREE base rent for months 4 and 8 (save \$4,233.34)
 - Effective All-In Rent for Year 1 is \$3,298.47/month after we apply the FREE month of base rent
 - This is a limited time offer for new tenants only and may end at any time.
 - Tenants will still pay the standard all-in rent of \$3,651.25/month in all months except 4 and 8, when base rent is waived. The savings in those two months reduce your total annual cost resulting in an average or effective monthly rent of \$3,298.47 in Year 1.

Five days per week janitorial. No pets are allowed in the building.

Serious inquiries only. Courtesy to brokers.



AMENITIES

- Shared Bathrooms
- reception area
- Gym
- Conference Room
- Private Office
- Kitchen
- janitorial

RENTAL TERMS

Rent	\$3,298.47
Security Deposit	\$0.00
Application Fee	--

View this listing online:



1,210 RSF Office Suite with 4 Private Offices

1,210 **SQUARE FEET** | \$31.17 /yr **RENT / SF** | \$3,142.64 **RENT**

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 203 Portland, OR 97214

COMMERCIAL TYPE: Office LEASE TYPE: NNN
AVAILABLE: 12/09/2025

DESCRIPTION

Click here to apply: <https://tinyurl.com/GridCommercialApp>

Suite 203 is in a code-access secured two-story office building in the center of the close-in Eastside Industrial District of Portland.

Plaza 975 has quick access to both SE Grand Ave, SE Martin Luther King Jr Blvd, SE Sandy, I-5, and I-84. This location is ideal for businesses looking for close-in office space.

Suite 203 is 1,210 rentable square feet of modern office space with an entry/reception area, and four private offices inside the suite. Suite 203 also has access to a shared conference room, shared cafe with bistro tables and kitchen, shared gym with showers, bike storage in a secure basement area, and beautiful entry lobby.

Lease Highlights

Lease Highlights

- Base Rent: \$20.00/SF/year or \$2,016.67/month
- NNN Charges: \$14.50/SF/year or \$1,462.08/month
- All-In Rent: \$3,478.75/month
- Annual Increase: 3% Increase in Base Rent

Move-In Special Details:

- Sign a lease for at least 24 Months
- Get FREE base rent for months 4 and 8 (save \$4,033.34)
- Effective All-In Rent for Year 1 is \$3,142.64/month after we apply the FREE month of base rent
- This is a limited time offer for new tenants only and may end at any time.
- Tenants will still pay the standard all-in rent of \$3,478.75/month in all months except 4 and 8, when base rent is waived. The savings in those two months reduce your total annual cost-resulting in an average or effective monthly rent of \$3,142.64 in Year 1.

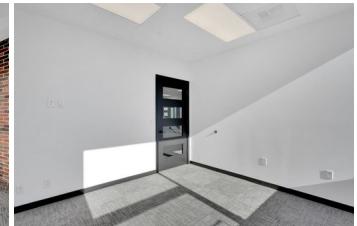
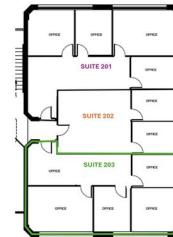
There are no additional costs to the Tenant under this lease other than Tenant-selected internet and phone service.

Five days per week janitorial. No pets are allowed in the building.

Serious inquiries only. Courtesy to brokers.

RENTAL TERMS

Rent	\$3,142.64
Security Deposit	\$0.00
Application Fee	\$0.00



View this listing online:



2,346 RSF Office Suite with 9 Private Offices and Abundant Parking

2,346
SQUARE FEET

\$31.50 /yr
RENT / SF

\$5,930.17
RENT

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PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 220
Portland, OR 97214

LEASE TYPE: NNN AVAILABLE: Now

DESCRIPTION

Click here to apply: <https://tinyurl.com/GridCommercialApp>

Suite 220 is in a code-access secured two-story office building in the center of the close-in Eastside Industrial District of Portland.

Plaza 975 has quick access to both SE Grand Ave, SE Martin Luther King Jr Blvd, SE Sandy, I-5, and I-84. This location is ideal for businesses looking for close-in office space.

Suite 220 is 2,346 rentable square feet of modern office space with an entry/reception area and nine private offices inside the suite (there is also an additional IT closet and one of the private offices could serve as a conference room). Suite 220 also has access to a shared conference room, shared cafe with bistro tables and kitchen, shared gym with showers, bike storage in a secure basement area, and beautiful entry lobby.

Lease Highlights

- Base Rent: \$19.00/SF/year or \$3,714.50/month
- NNN Charges: \$14.50/SF/year or \$2,834.75/month
- All-In Rent: \$6,549.25/month
- Annual Increase: 3% Increase in Base Rent

Move-In Special Details:

- Sign a lease for at least 24 Months
- Get FREE base rent for months 4 and 8 (save \$7,429.00)
- Effective All-In Rent for Year 1 is \$5,930.17/month after we apply the FREE month of base rent
- This is a limited time offer for new tenants only and may end at any time.
- Tenants will still pay the standard all-in rent of \$6,549.25/month in all months except 4 and 8, when base rent is waived. The savings in those two months reduce your total annual cost-resulting in an average or effective monthly rent of \$5,930.17 in Year 1.

Five days per week janitorial. No pets are allowed in the building.

There are no additional costs to the Tenant under this lease other than the Tenant-selected internet and phone service.

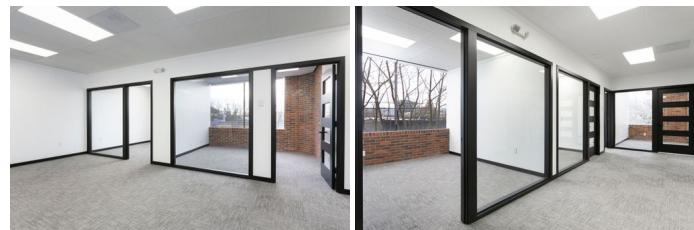
Serious inquiries only. Courtesy to brokers.

AMENITIES

- Shared Bathrooms
- Ample Parking
- Gym
- Private Office
- Kitchen
- Reception Area
- Janitorial

RENTAL TERMS

Rent	\$5,930.17
Security Deposit	\$7,000.00
Application Fee	\$0.00



View this listing online:



Plaza 975

975 SE SANDY BLVD
PORTLAND, OR 92714

INDUSTRIAL DISTRICT OFFICE & SUITES



**Is your client the perfect fit?
Let's talk today.**

LeasingTeam@GridPropertyManagement.com
503-406-2706

Individual suite information is available at
Plaza975.com



Grid Property Management is a property management firm that specializes in the management of commercial and industrial properties.