



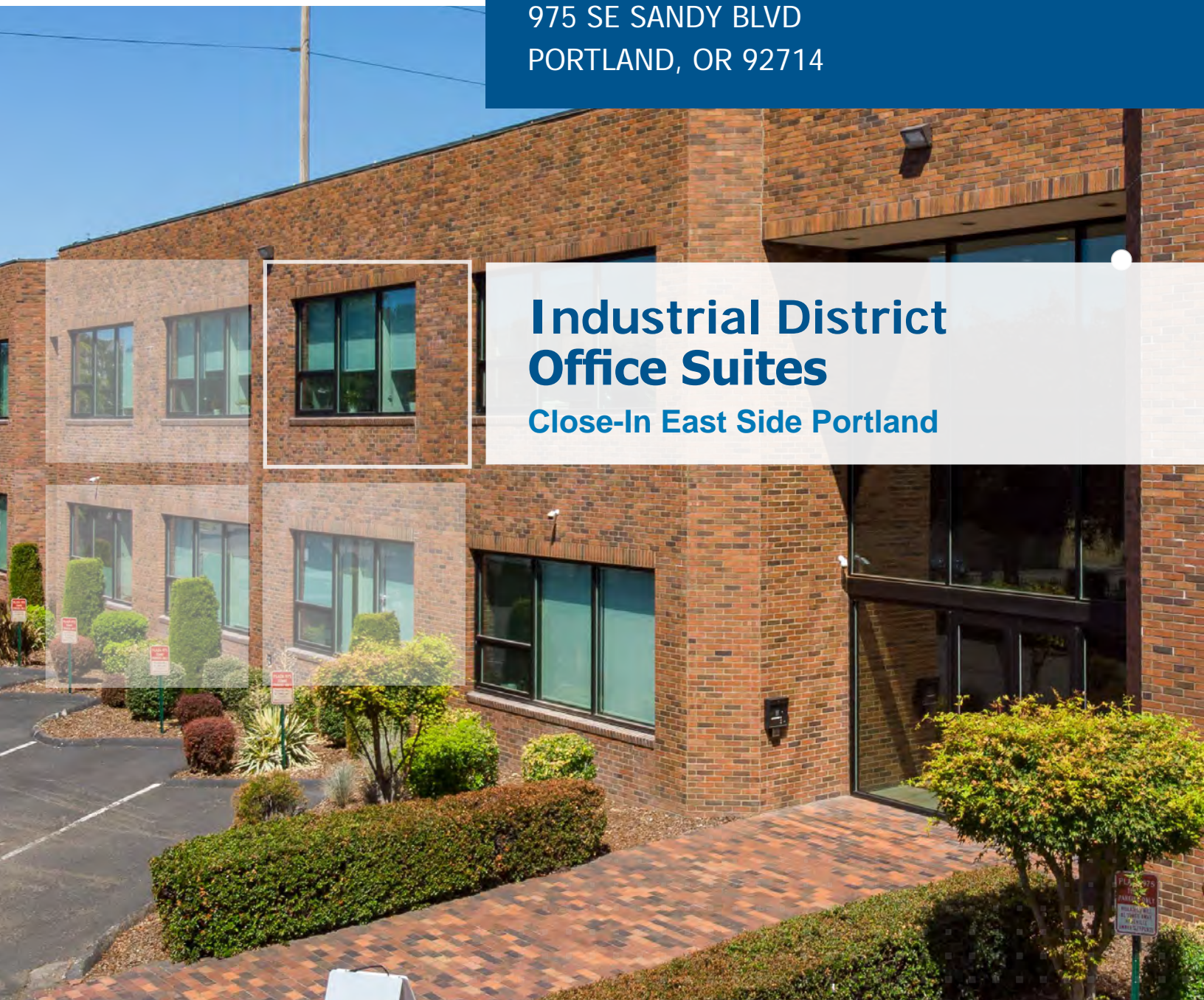
ATTENTION BROKERS
FOR LEASE

Plaza 975

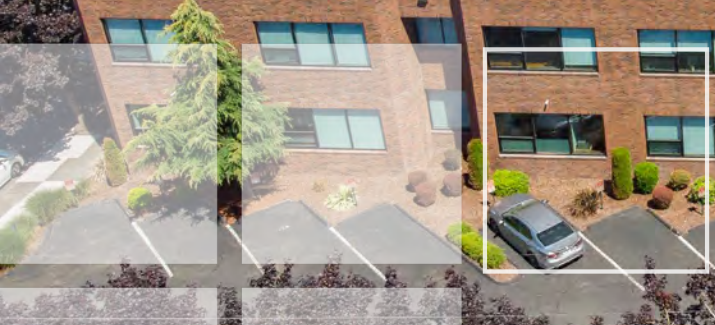
975 SE SANDY BLVD
PORTLAND, OR 97214

Industrial District Office Suites

Close-In East Side Portland



Plaza975.com



Plaza 975

975 SE SANDY BLVD
PORTLAND, OR 97214

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!



Plaza975.com

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

1,385
SQUARE FEET

\$23.00 /yr
RENT / SF

\$3,924.17
RENT

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 120
Portland, OR 97214

COMMERCIAL TYPE: **Office** LEASE TYPE: **NNN**
AVAILABLE: **Now**

DESCRIPTION

Please visit our website for full marketing information:
<https://Plaza975.com/>

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.

Suite 220 is 2,766 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.

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

One-year minimum lease. Extensions beyond one year are available.

The first-year base rent rate is \$23.00 per year per rentable square foot (\$2,654.58 per month) plus \$11.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$1,269.58 per month), resulting in all-in lease costs of \$3,924.17 per month for year 1 with 3% annual increases to base rent for each year thereafter.

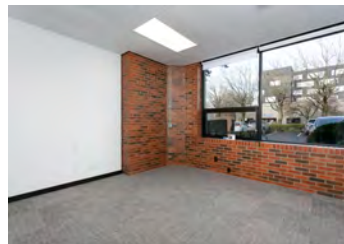
There are no additional costs to the Tenant under this lease other than Tenant-selected internet and phone service.

AMENITIES

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

RENTAL TERMS

Rent	\$3,924.17
Application Fee	\$0.00



View this listing online:



2,990 RSF - 10 Private Offices | Storage Room | IT Room | Abundant Parking

2,990
SQUARE FEET

\$21.00 /yr
RENT / SF

\$7,973.33
RENT

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 200
Portland, OR 97214

COMMERCIAL TYPE: **Office** LEASE TYPE: **NNN**
AVAILABLE: **1/1/25**

DESCRIPTION

Please visit our website for full marketing information:
<https://www.Plaza975.com/>

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

Suite 200 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 200 is 2,990 rentable square feet of modern office space with an entry/reception area and 10 private offices, a storage room, and an IT room inside the suite. Suite 200 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 a beautiful entry lobby.

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

One-year minimum lease. Extensions are available.

The first-year base rent rate is \$21.00 per year per rentable square foot (\$5,232.50 per month) plus \$11.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$2,740.83 per month), resulting in all-in lease costs of \$7,973.33 per month for year 1 with 3% annual increases to base rent for each year thereafter.

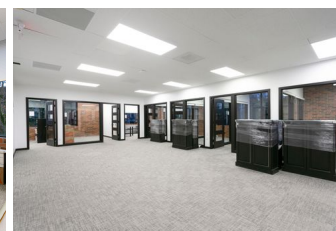
There are no additional costs to the Tenant under this lease other than the Tenant-selected internet and phone service.

AMENITIES

- Shared Restrooms
- Kitchen
- Gym
- Reception Area
- Private Office
- Conference Room

RENTAL TERMS

Rent	\$7,973.33
Application Fee	\$0.00



View this listing online:



2,766 RSF Office Suite with 9 Private Offices and Abundant Parking

2,766
SQUARE FEET

\$21.00 /yr
RENT / SF

\$7,376
RENT

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 220
Portland, OR 97214

LEASE TYPE: **NNN** AVAILABLE: **Now**

DESCRIPTION

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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 2,766 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.

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

Three-year minimum lease. Extensions are available.

The first-year base rent rate is \$21.00 per year per rentable square foot (\$4,840.50 per month) plus \$11.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$2,535.50 per month), resulting in all-in lease costs of \$7,376.00 per month for year 1 with 3% annual increases to base rent for each year thereafter.

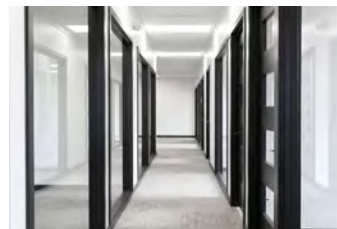
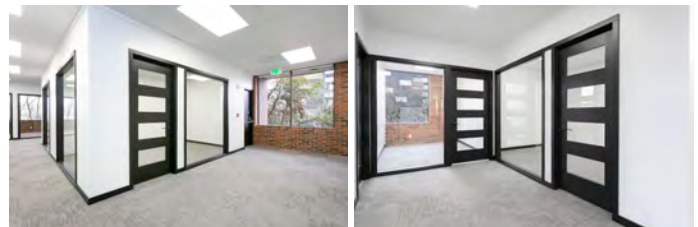
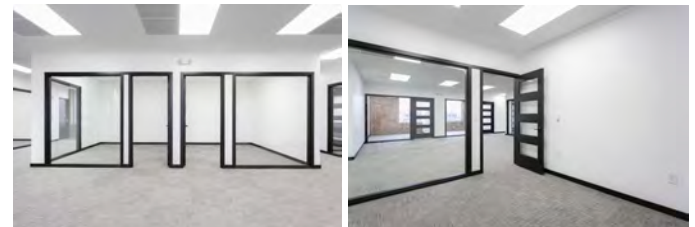
There are no additional costs to the Tenant under this lease other than the Tenant-selected internet and phone service.

AMENITIES

- Shared Bathrooms
- Reception Area
- Private Office
- Gym
- Kitchen

RENTAL TERMS

Rent	\$7,376
Application Fee	\$0.00



View this listing online:



5,870 RSF Office Suite with 14 Private Offices, Conference Room, Break Room, and Abundant Parking

5,870
SQUARE FEET

\$19.00 /yr
RENT / SF

\$14,675
RENT

(503) 406-2706
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PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 220/230
Portland, OR 97214

LEASE TYPE: **NNN** AVAILABLE: **Now**

DESCRIPTION

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Suite 220/230 is in a code-access secured two-story office building in the center of the close-in Eastside Industrial District of Portland.

Suite 220/230 is 5,870 rentable square feet of modern office space with an entry or reception area, fourteen private offices, a double conference room, two entrances, and a break room inside the suite.

Suite 220/230 has its own direct exterior access through a stairwell at the NW corner of the building in addition to access through the main entrance to the building.

Suite 220/230 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.

The first-year base rent rate is \$19.00 per year per rentable square foot (\$9,294.17 per month) plus \$11.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$5,380.83 per month), resulting in all-in lease costs of \$14,675.00 per month for year 1 with 3% annual increases to base rent for each year thereafter.

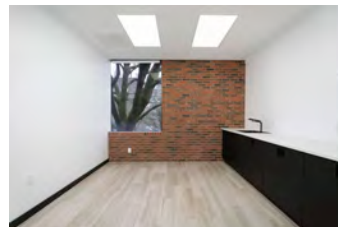
There are no additional costs to the Tenant under this lease other than the Tenant-selected internet and phone service.

AMENITIES

- Assigned Outdoor Parking
- Private Offices
- Conference Room
- Kitchen
- Shared Bathrooms
- Additional Storage
- Private Entry

RENTAL TERMS

Rent	\$14,675
Application Fee	\$0



View this listing online:



3,103 RSF Office Suite with 7 Private Offices, Break Room, and Abundant Parking

3,103
SQUARE FEET

\$21.00 /yr
RENT / SF

\$8,274.67
RENT

(503) 406-2706
www.Plaza975.com



PROPERTY ADDRESS

975 SE Sandy Boulevard - Suite 230
Portland, OR 97214

LEASE TYPE: **NNN** AVAILABLE: **Now**

DESCRIPTION

Please visit our website for full marketing information:
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Suite 230 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 230 is 3,103 rentable square feet of modern office space with an entry/reception area, seven private offices, and a break room inside the suite. Suite 230 has its own direct exterior access through a stairwell at the NW corner of the building. Suite 230 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.

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

Three-year minimum lease. Extensions are available.

The first-year base rent rate is \$21.00 per year per rentable square foot (\$5,430.25 per month) plus \$11.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$2,844.42 per month), resulting in all-in lease costs of \$8,274.67 per month for year 1 with 3% annual increases to base rent for each year thereafter.

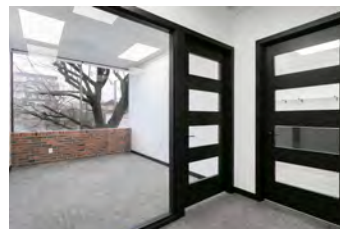
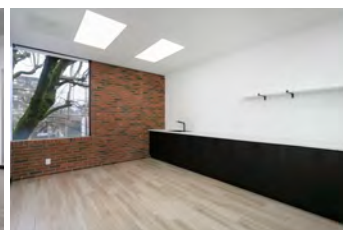
There are no additional costs to the Tenant under this lease other than the Tenant-selected internet and phone service.

AMENITIES

- Assigned Outdoor Parking
- Private Offices
- Conference Room
- Kitchen
- Shared Bathrooms
- Additional Storage
- Private Entry
- Gym
- Bike Storage
- Secured Access

RENTAL TERMS

Rent	\$8,274.67
Application Fee	\$0.00



View this listing online:



Plaza 975

975 SE SANDY BLVD
PORTLAND, OR 97214

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.